



FOR LEASE

Class A Office Space

3500 Chad Drive
Eugene, OR 97408

APPROXIMATELY 32,411 RSF - CAN BE DEMISED

- North Eugene, Chad Drive location provides easy access to both Eugene and Springfield as well as I-5 and Randy Papé Beltline Highway
- Excellent on-site parking
- Campus-like setting
- \$2.15/SF/Month, Fully Serviced Excluding Janitorial
- Fully sprinkled building
- Monument signage
- Flexible floor plan
- ADA accessible

**Evans
Elder
Brown &
Seubert**

COMMERCIAL REAL ESTATE

CONTACT

Stephanie Seubert
stephanie@eebcre.com

Lilly Storment
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541.345.4860

Licensed in the State of Oregon.

Floor Plan

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SECOND FLOOR

- Updated building lobby includes prominent stairs to second floor suite entry
- ADA Accessible via elevator
- Second floor includes multiple private offices, large conference/meeting spaces, as well as, large open work spaces
 - Multi-stall men's & women's restrooms in 2 locations on second floor, as well as, one private restroom
 - Large modern break area



- Two server rooms
- Large floor-to-ceiling windows and skylights provide good natural light throughout space

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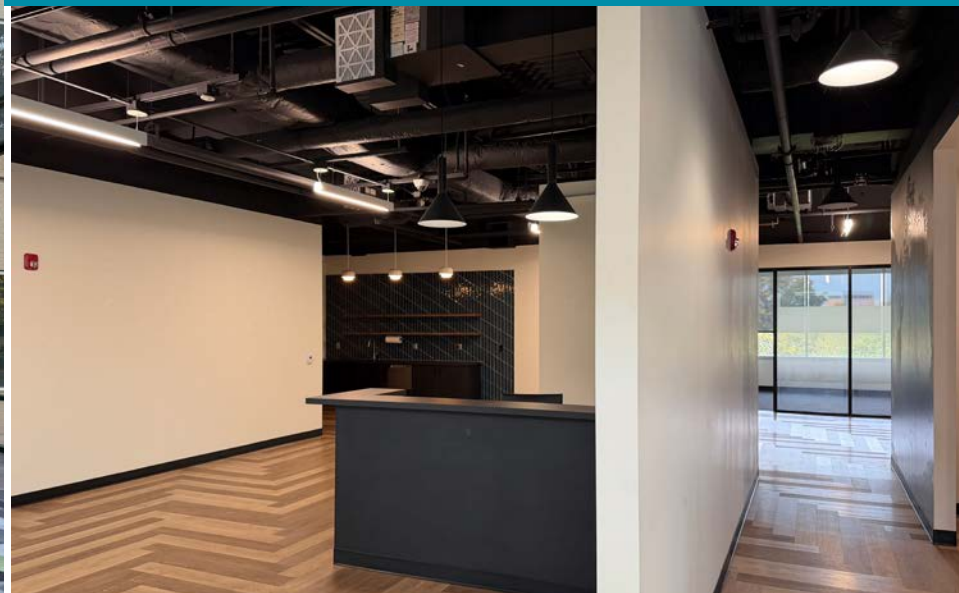
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Potential Demising Plan

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Photographs

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Aerial

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Location

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