

1 | 5 | 0 | 0

1500 NE Irving Street • Portland, OR 97232



NOW AVAILABLE

- Spaces ranging from 2,219 RSF to 14,653 RSF full floor
- \$27.50 - \$29.50 NNN

SUITE 100 • 4,527 RSF

SUITE 200 • 4,687 RSF*

SUITE 210 • 2,630 RSF*

SUITE 220 • 4,346 RSF*

SUITE 230 • 2,991 RSF*

SUITE 380 • 3,078 RSF

SUITE 430 • 2,964 RSF

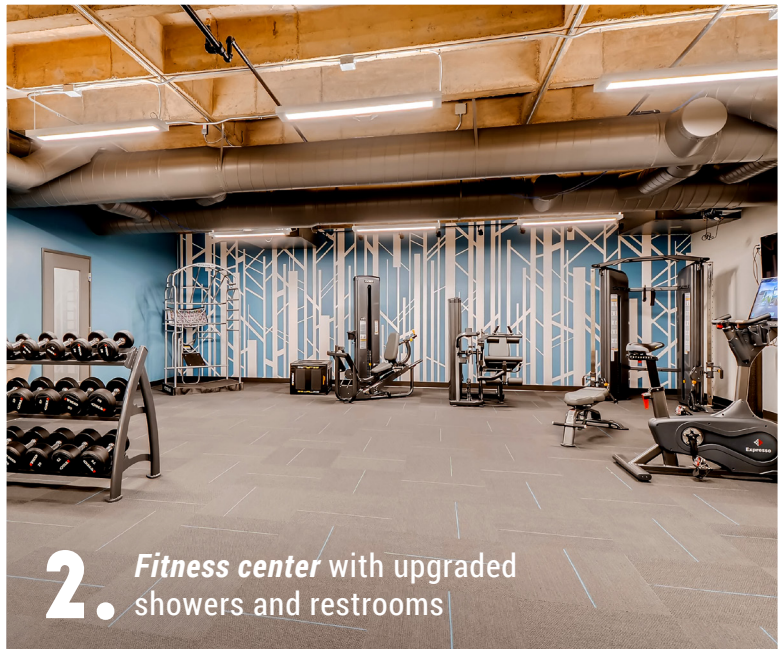
SUITE 525 • 2,219 RSF

*can be combined for 14,655 RSF

■ spec suite

1500 IN 15 FACTS

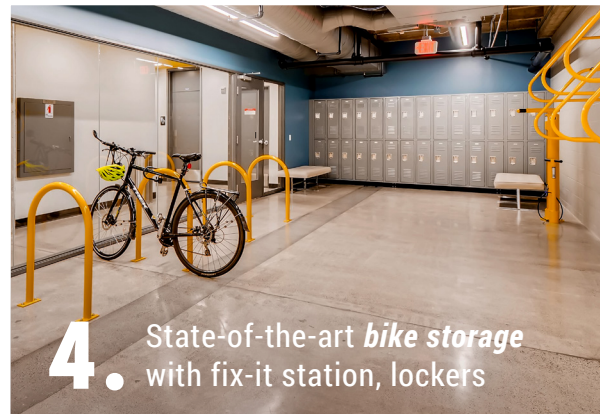
1. Building modernization completed in 2019



2. Fitness center with upgraded showers and restrooms



3. Upgraded lobby, elevators, common areas



4. State-of-the-art bike storage with fix-it station, lockers



5. Client-ready conference facility



6. Premier tenant lounge

7. Easy access to I-84 and I-5

8. *5-minute walk* to the MAX Station

9. The Best of *Close-In Eastside* and the *The Lloyd District*

10.
New mechanical systems throughout

11. Fresh exterior paint and lush landscaping



12. *Enhanced security* with phone-based key card system

13. *1.5/1,000 parking ratio* available at below market rate



14. Large window lines offer *abundant* natural light

15. Mix of open and private spaces apt for various tenant types

EXPLORE THE AREA

1. Lloyd Center
2. Franks Noodle House
3. Blossoming Lotus
4. McMenamins Broadway Pub
5. Cadillac Café
6. Swift Lounge
7. Taco Pedaler
8. Sandy Hut
9. Voodoo Doughnut
10. Henry Higgins Bagels
11. Pho Gia
12. Culmination Brewing
13. Tails & Trotters
14. Church
15. The Zipper



ANNALORE RODMAN
 Licensed in OR
 +1 503 546 3671
 annalore.rodman@am.jll.com