

FOR LEASE



MELVIN MARK

EST. 1945



UNION BANK BUILDING

707 SW Washington Portland, Oregon 97205

Office Space Available
from 640 to 10,820 RSF

\$29.00-\$32.00 Full Service

1.5/1000 PER
SF PARKING

PAUL ANDREWS

503.546.4542
pmandrews@melvinmark.com
Licensed in OR

TOM BECIC

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Licensed in OR

Melvin Mark Brokerage Co.
111 Southwest Columbia
Portland, Oregon 97201
P: 503.223.9203 | melvinmark.com

UNION BANK BUILDING FOR LEASE

At the epicenter of Portland's business and financial districts, the 15-story, Class A building sets the standard of excellence in high performance work environments.



UNION BANK AVAILABILITY

Up to 33,258 RSF

Suite	RSF	FS Rate/RSF
1510	2,067	\$32.00
1415	1,003	\$32.00
1100	10,820	\$29.00
1040	640	\$32.00
1000	3,611	\$32.00
934	819	\$32.00
933	375	\$32.00
927*	1,041	\$32.00
925*	815	\$32.00
900	3,998	\$32.00
800	7,098	\$32.00
625	5,952	\$32.00
600	3,732	\$32.00
100 (Lobby)	28,915-33,258	\$35.00-\$39.00

*Can be combined

BUILDING HIGHLIGHTS

- Portland-based property owner/manager
- Picturesque views of the city, mountains and river
- Wired Certified Platinum with best-in-class connectivity
- 35-Foot high lobby ceiling with slate & teak features
- New building exercise facility, showers & lockers
- Strategically positioned in Portland's business & financial district with access to bridges, airport & transit
- 24/7 Secured Building



CREATIVE
WORK SPACE
AVAILABLE



CLASS
A SPACE
AVAILABLE



PROFESSIONAL
SERVICES



RETAIL SPACE
AVAILABLE



SUSTAINABLE
PRACTICES



BIKE
ACCESSIBILITY



COFFEESHOP(S)
NEARBY



DINING
NEARBY



MANAGED BY
MELVIN MARK

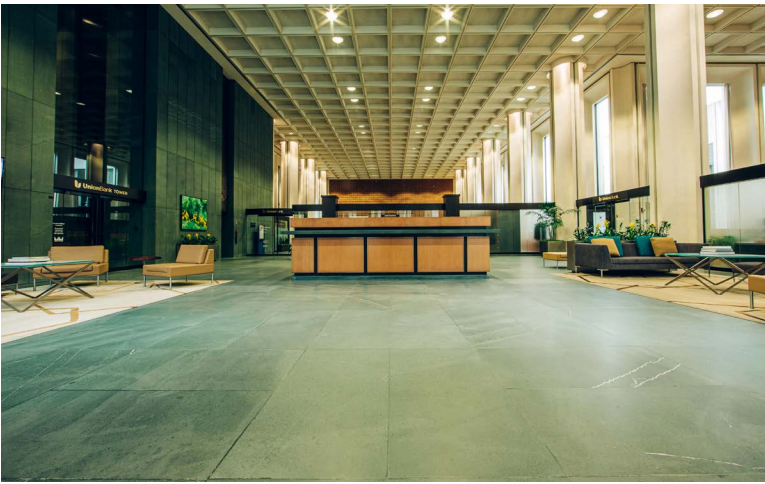
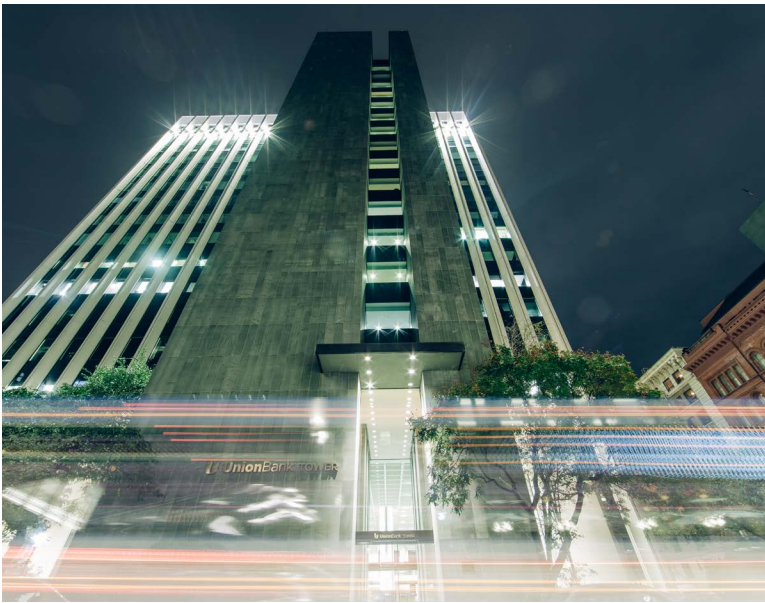


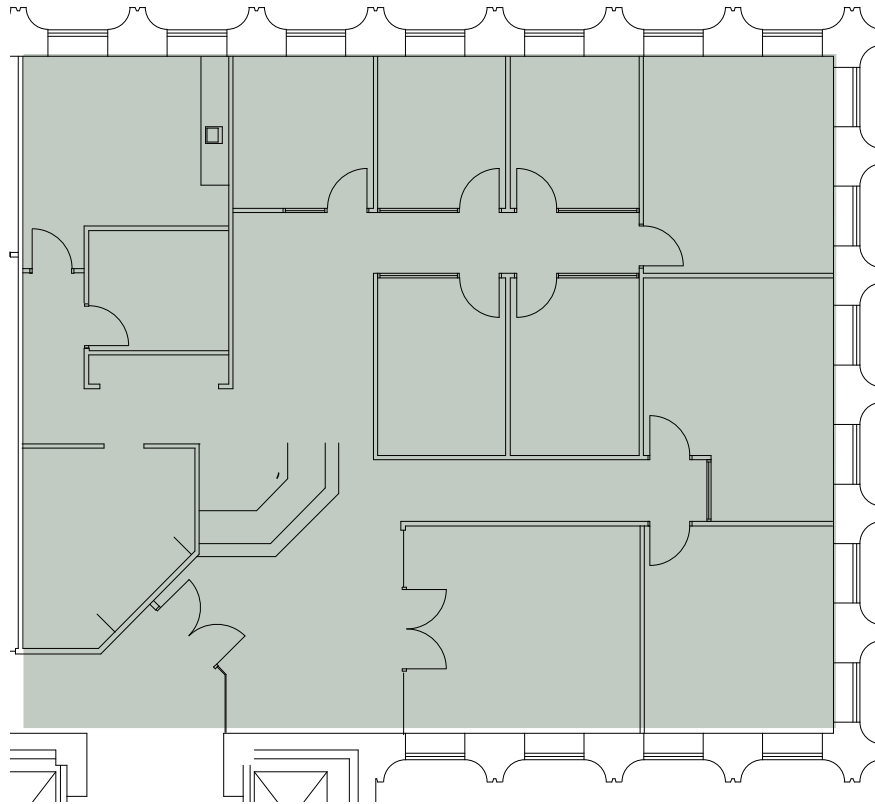
CENTRAL
LOCATION



PARKING
AVAILABLE







SUITE 600 3,732 RSF (approx.)

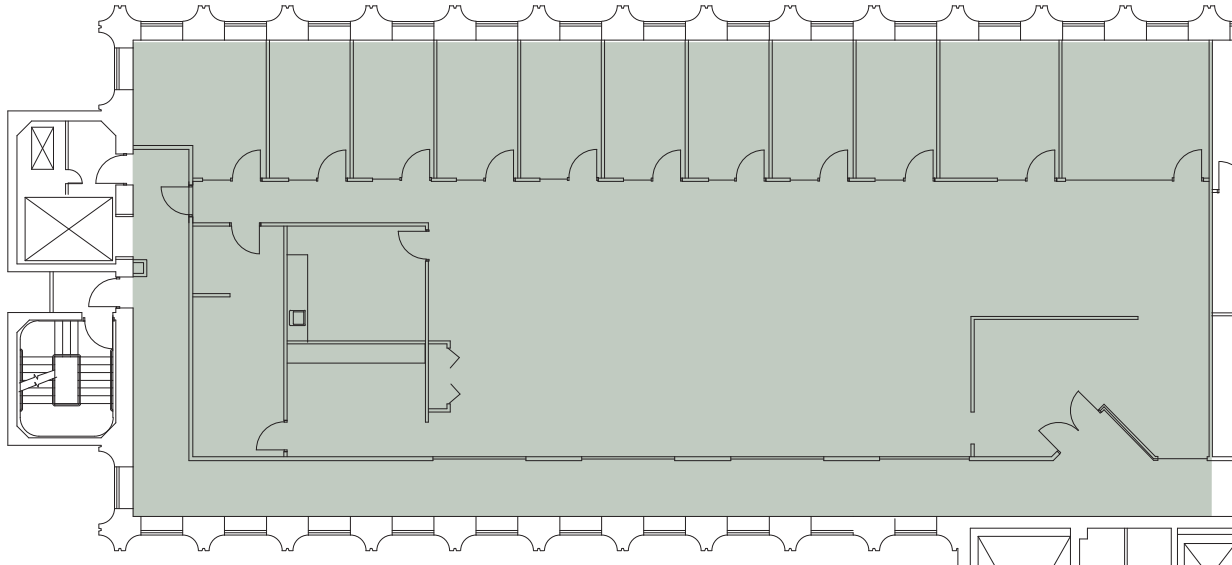
Available March 1st, 2024

\$32.00 Full Service

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SUITE 625 5,952 RSF (approx.)

\$32.00 Full Service

EXPLORE THE SPACE
WITH A VIRTUAL TOUR ▶

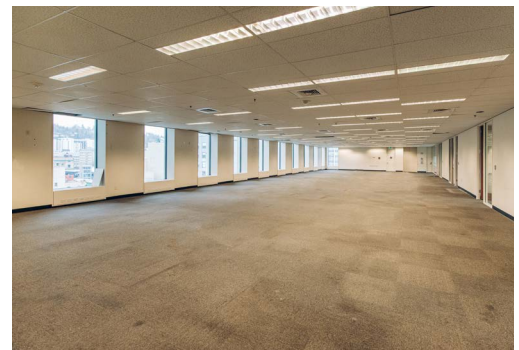
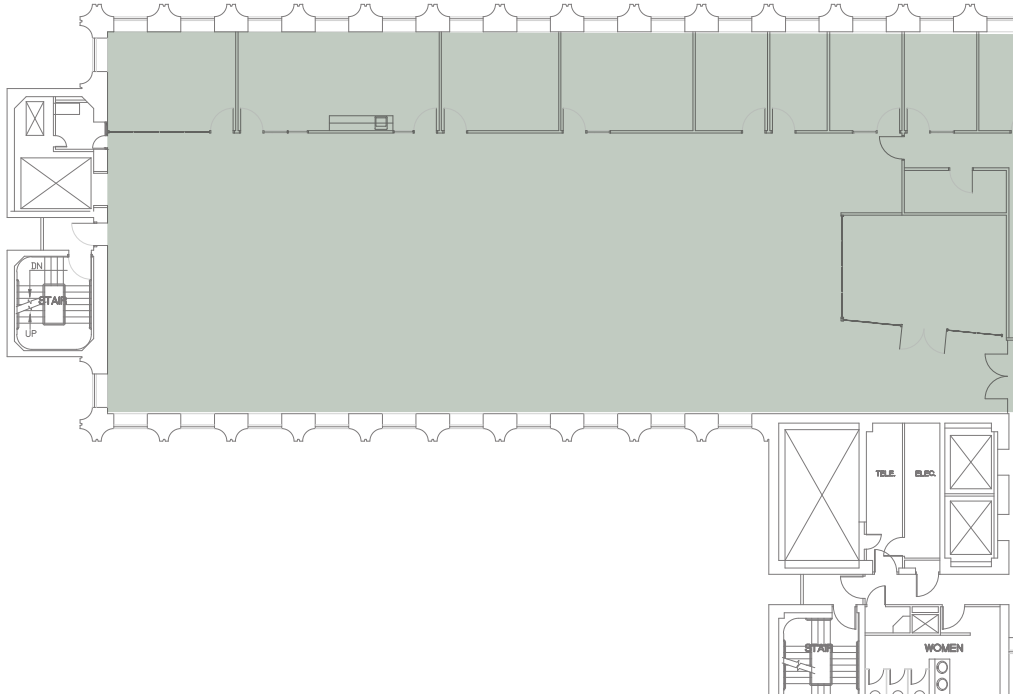
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UNION BANK BUILDING AVAILABILITY

707 SW Washington
Portland, OR 97205



SUITE 800 7,098 RSF (approx.)

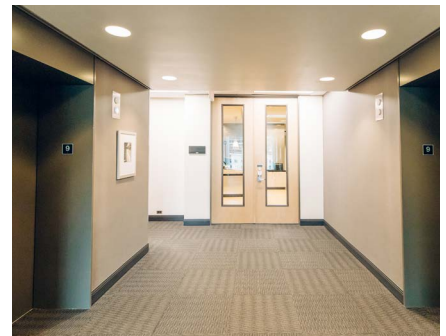
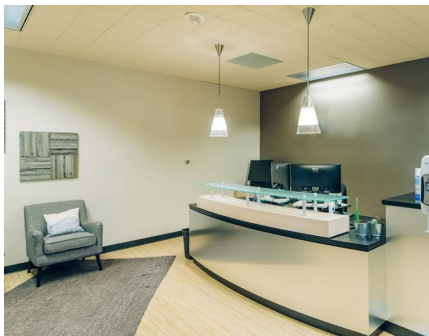
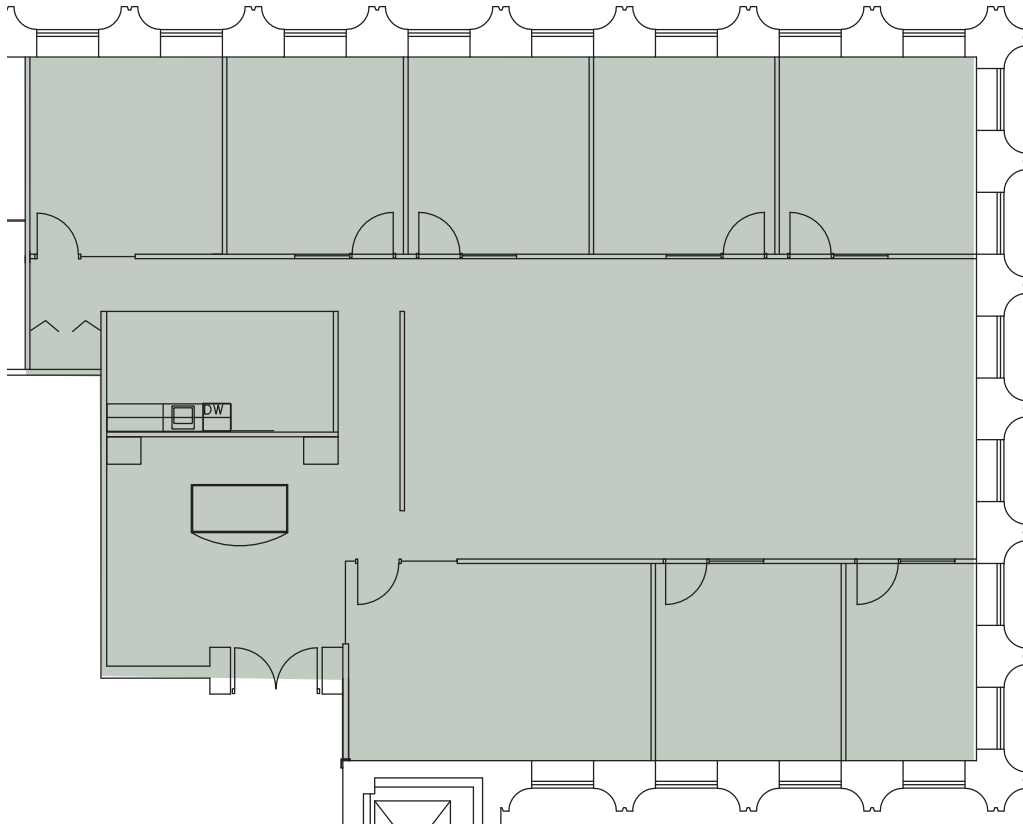
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SUITE 900 3,998 RSF (approx.)

\$32.00 Full Service

Available May 1st, 2024

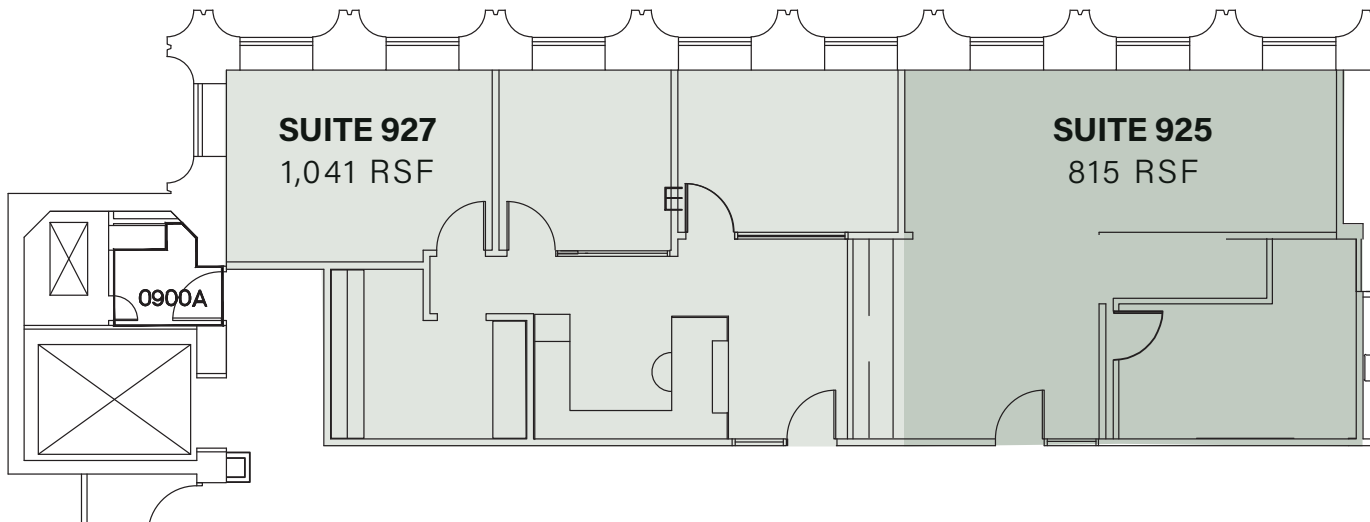
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- Can be combined with Suite 927



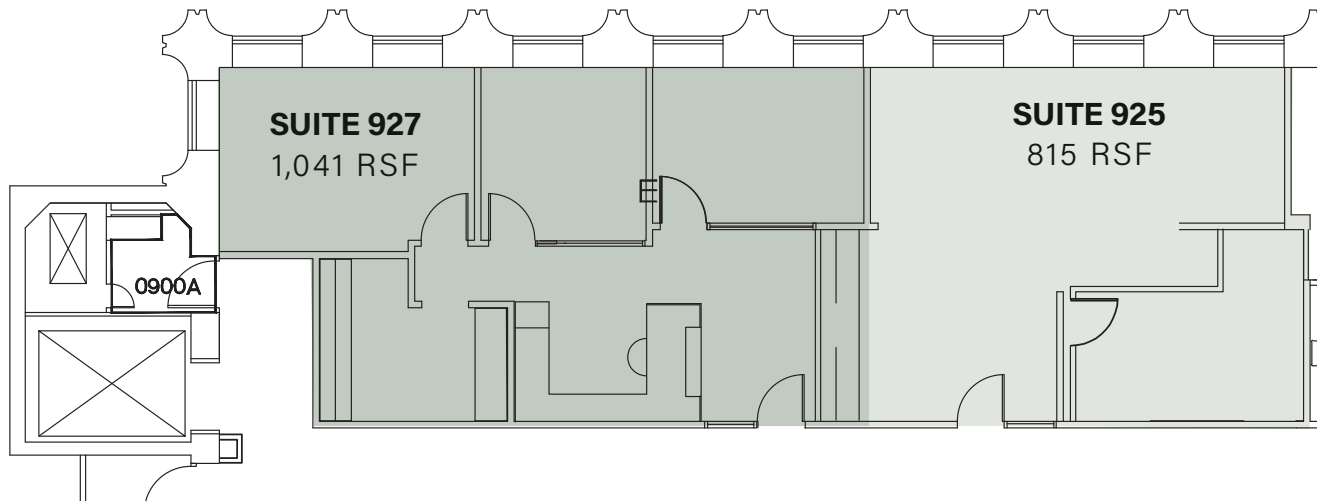
SUITE 925 815 RSF (approx.)

\$32.00 Full Service

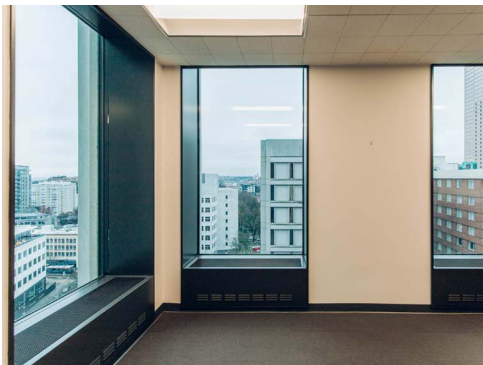
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- Can be combined with Suite 925



SUITE 927 1,041 RSF (approx.)

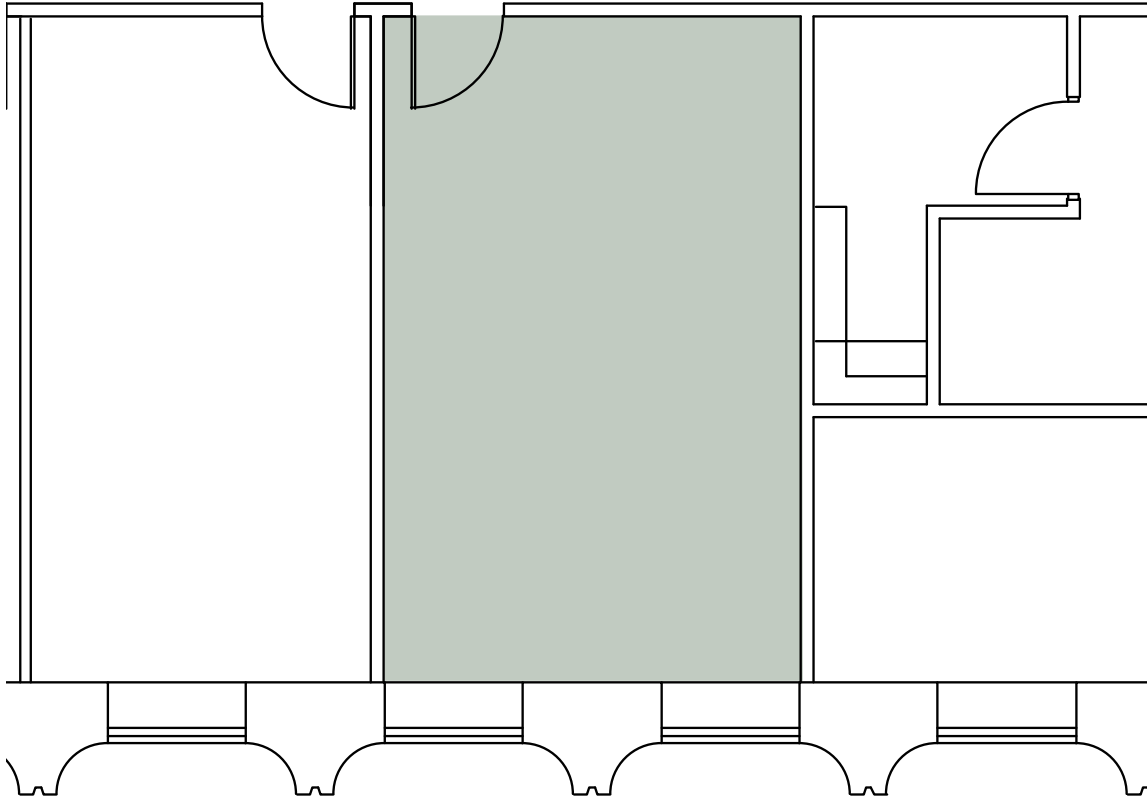
\$32.00 Full Service

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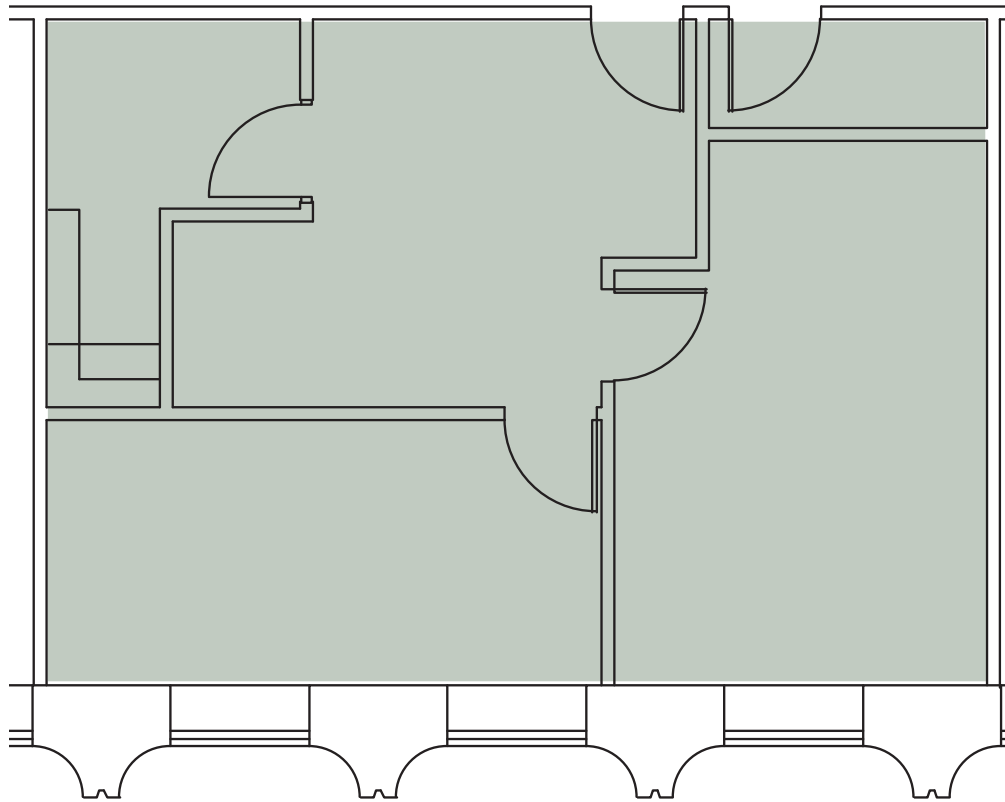
SUITE 933 375 RSF (approx.)

\$32.00 Full Service

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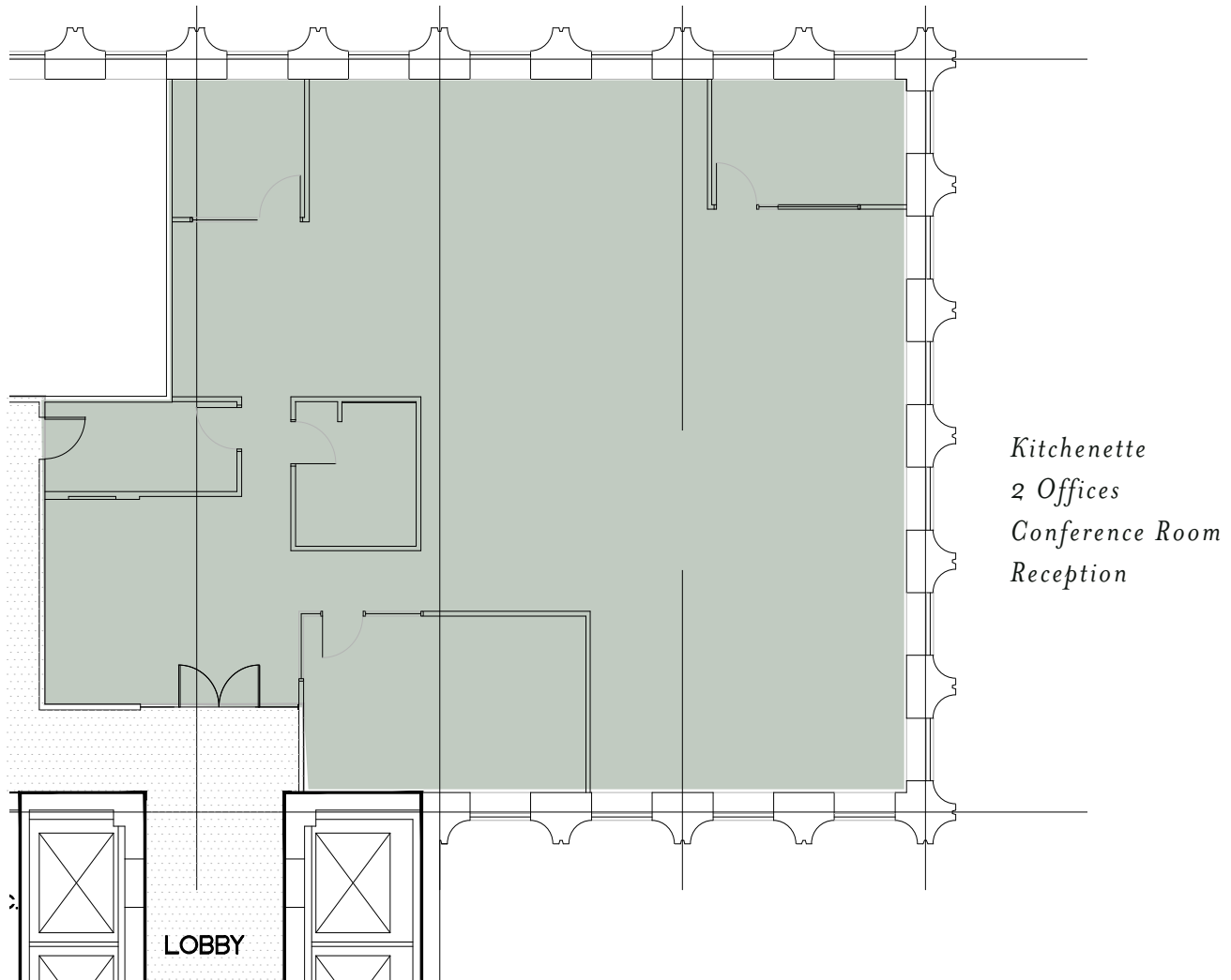
SUITE 934 819 RSF (approx.)

\$32.00 Full Service

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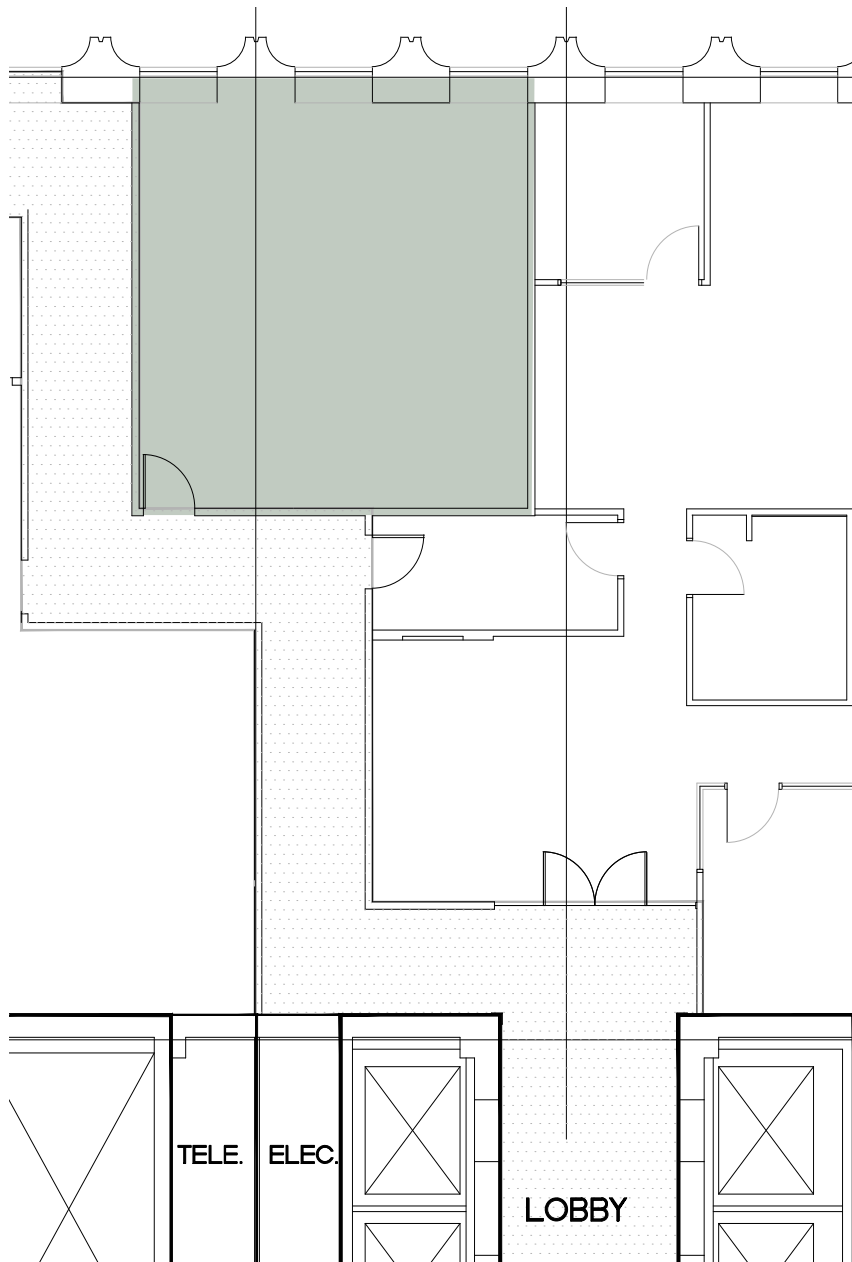


SUITE 1000 3,611 RSF (approx.)

\$32.00 Full Service

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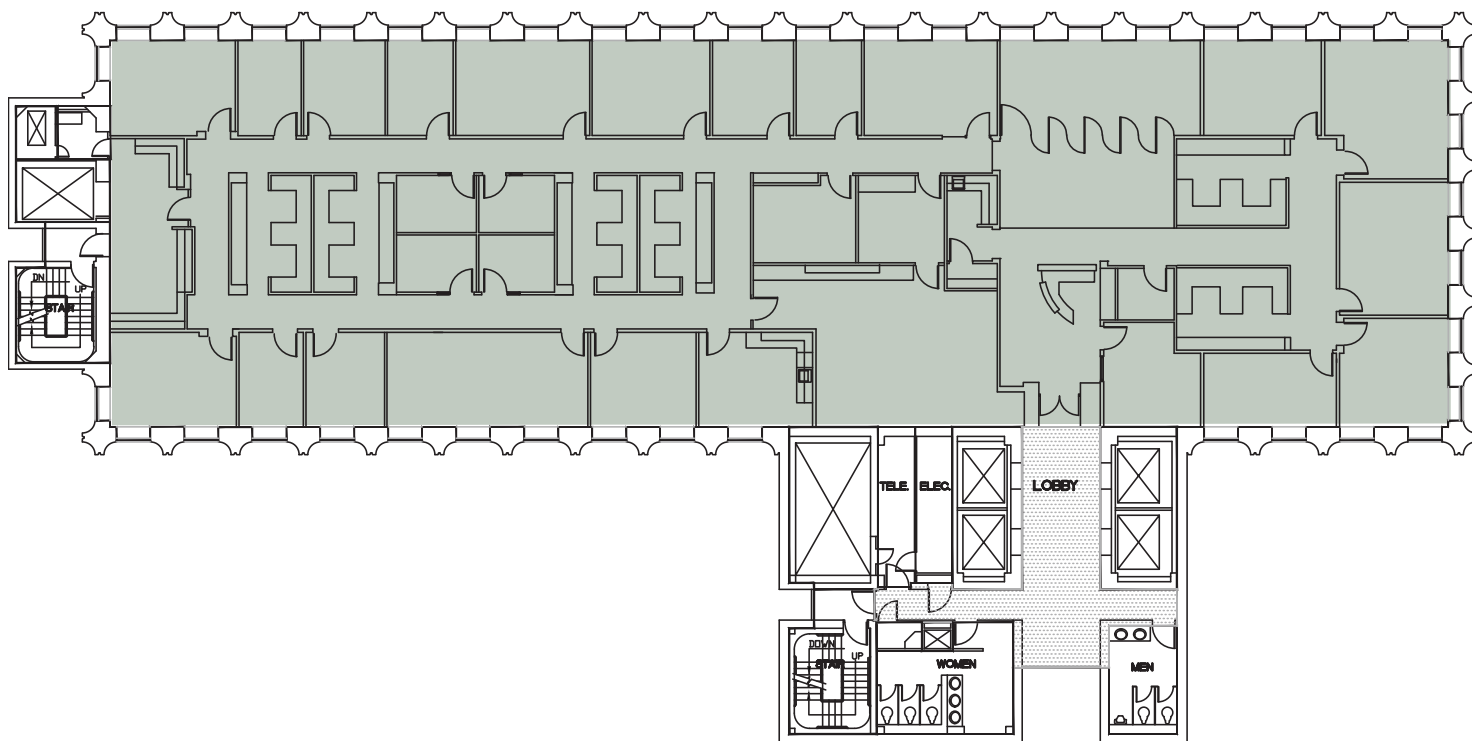
SUITE 1040 640 RSF (approx.)

\$32.00 Full Service

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SUITE 1100 10,820 RSF (approx.)

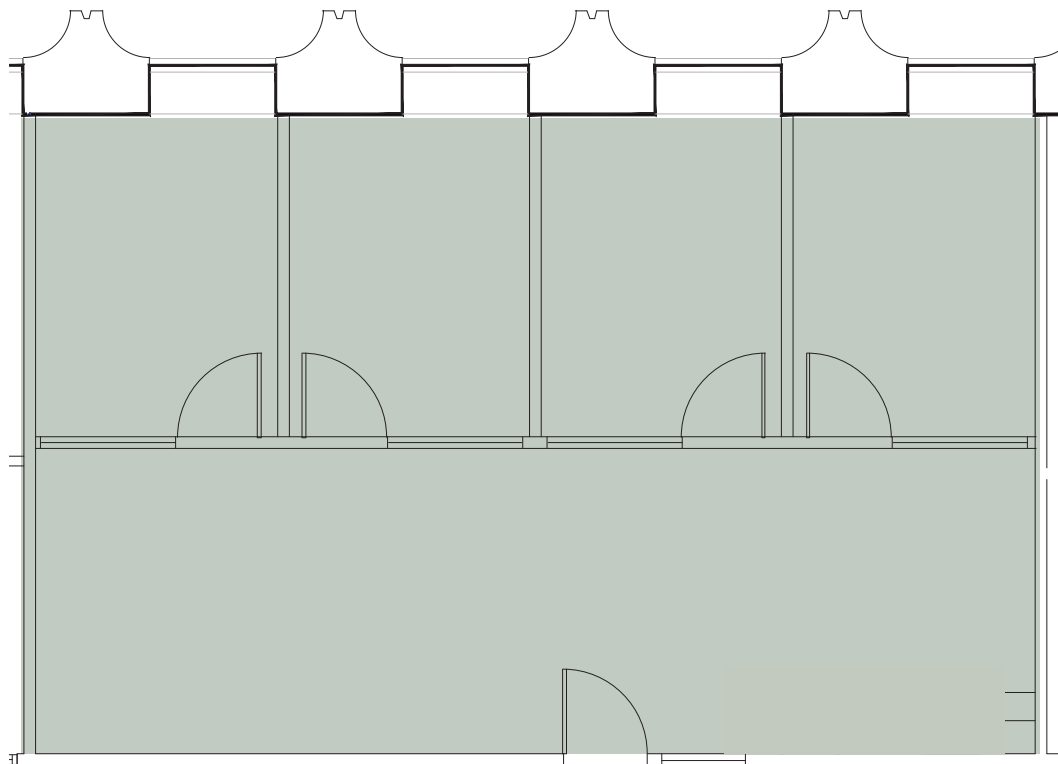
\$29.00 Full Service

Available January 1st, 2024

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4 Private Offices

SUITE 1415 1,003 RSF (approx.)

\$32.00 Full Service

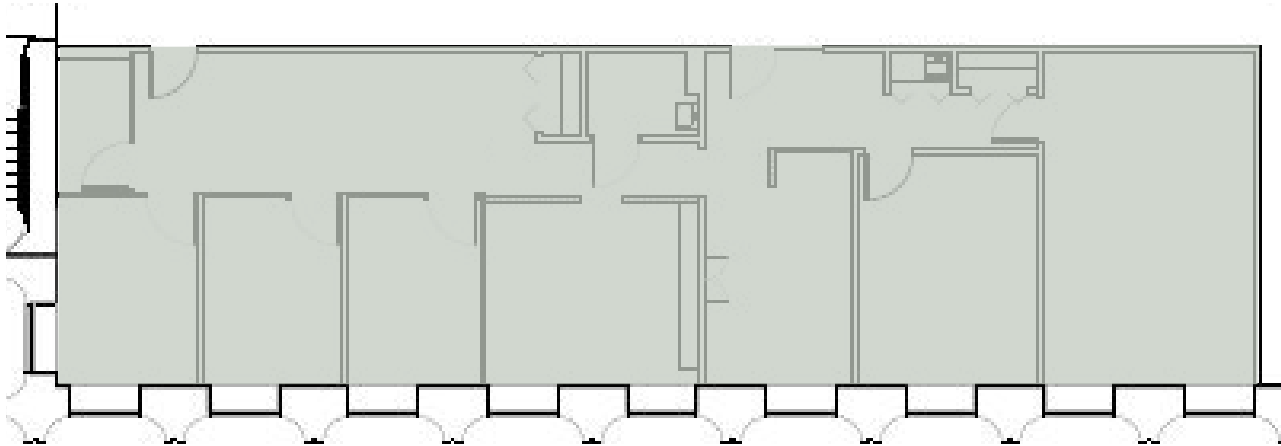
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*3 Offices
Kitchen
Conference Room*

SUITE 1510 2,067 RSF (approx.)

\$32.00 Full Service

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UNION BANK BUILDING FOR LEASE



RESTAURANTS

Bullard
 Jake's Grill
 El Gaucho
 Thai Peacock Restaurant
 Whole Foods Market
 Departure
 Grassa
 Toki
 Lardo
 AFURI Ramen + Dumpling
 Portland City Grill
 Lechon
 Screen Door Pearl

CAFES

St. Honoré Bakery
 Stumptown Coffee Roasters
 Kure Juice Bar
 Heart Coffee
 Never Coffee
 Upper Left Roasters
 Voodoo Doughnut
 Roseline
 Spella Cafe

ATTRACTIONS

Living Room Theaters
 Powell's Books
 Pioneer Courthouse Square
 Regal Cinemas Fox Tower 10
 Director Park
 Arlene Schnitzer Concert Hall

RETAIL

Wildfang
 Frances May
 Nordstrom
 Pioneer Place
 Nike
 Columbia Sportswear
 Mountain Hardwear


HOTELS

Hotel Lucia
 Woodlark
 Paramount Hotel
 Hilton Hotel (299 rooms)
 Hi-Lo Hotel
 Embassy Suites by Hilton Portland Downtown
 The Hoxton (119 rooms)
 Ritz-Carlton

NOTABLE TENANTS

New Relic
 Puppet Labs
 Survey Monkey
 Guidespark
 Airbnb
 Aruba Networks
 Sq1
 Tripwire
 University of Oregon, Portland Campus

 **100**
WALK SCORE
"Walker's Paradise"

 **97**
BIKE SCORE
"Biker's Paradise"

 **97**
TRANSIT SCORE
"Rider's Paradise"

IN GOOD COMPANY





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