

# OFFICE SPACE FOR LEASE

\$1,688/mo – 3111 SANTIAM HWY SE, SUITE F | ALBANY



## PROPERTY SUMMARY

- Santiam Hwy is a great location for your business! Some of the highest traffic counts in Albany!
- 1,350 SF Suite with separate entrances for staff and clients/customers.
- Very nicely remodeled Suite F in Linn Plaza has a reception area, currently 2 private offices but large conference room could be divided into private spaces, a kitchenette, 1 restroom (potential for 2) and a large warehouse storage room.
- Multiple signs and a pylon available for tenant business name.
- Landlord pays water, sewer, garbage, parking lot maintenance, property taxes and building insurance.
- Tenant responsible for separately metered electric.



CONTACT

**Shelley Henderson**  
Principal Broker  
Licensed in the State of Oregon

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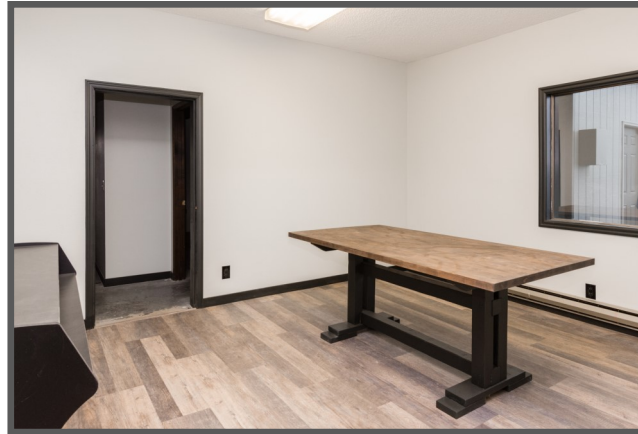


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