

For Sale

## OFFICE SPACE. ALBANY



### LOCATION INFORMATION

<b>Building Name</b>	The Counseling Center
<b>Street Address</b>	938 8th Ave SW
<b>City, State, Zip Code</b>	Albany, OR 97321

### BUILDING INFORMATION

<b>Year Built</b>	1999
<b>Number of Floors</b>	2
<b>Zoning</b>	Albany ES
<b>Parking</b>	10 spaces
<b>Building Size</b>	3,208 SF
<b>Lot Size</b>	0.17 acre
<b>Price</b>	\$675,000



Nicely appointed 2-story office with onsite parking lot. Most recently used as a counseling center. Backyard is fenced, landscaped and has a patio area.

Downstairs has a reception area, billing room and private billing office, 4 additional private offices, a break room and 2 ADA restrooms.

Upstairs has a lounge landing area, 5 private offices and a locked file room.



**Shelley Henderson**  
Principal Broker / Owner  
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The information contained here in was compiled from data furnished by the property owner and/or other sources deemed reliable; however, accuracy is not guaranteed.

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Front Exterior



Lobby



Office



Office



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