



# FOR LEASE

◆ *OFFICE SPACES* ◆  
688 SF & 2,597 SF

**RENT REDUCED!**  
**NOW: \$0.90/SF Full Service**



## 1144 GATEWAY LOOP

Springfield, Oregon

- Rent: Year 1: \$0.90/sf Year 2: \$1.00/sf Year 3: \$1.10/sf  
**REduced!** Full Service – excludes janitorial
- Tenant Improvements: Negotiable
- Ample Parking ● Easy access to I-5 & Beltline ● Gateway Area
- ½ mile to new RiverBend Hospital ● Elevator, high-quality spaces

**Suite 205**      **688 sf**      Large open space with one side room for storage.  
Many windows and much natural light. Corner location

**Suite 210**      **2,597 sf**      Second floor, two large offices, sink, large open area  
Lots of windows/natural light

PENNINGTON REALTY, INC.

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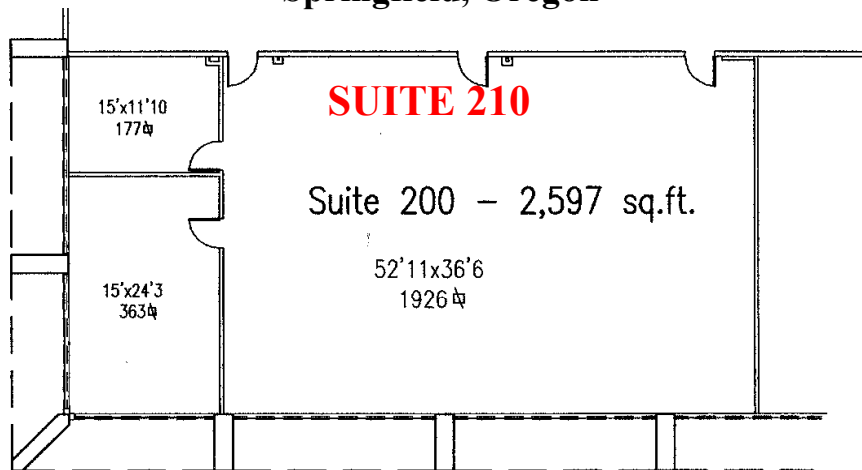
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**1144 GATEWAY LOOP**  
**Springfield, Oregon**



2  
2

AS-BUILT FLOOR PLAN  
SCALE: 1/16" = 1'-0"

SUITE 200



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**SUITE 205 (688 sq. ft.)**





**SUBJECT PROPERTY**  
**1144 GATEWAY LOOP**

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