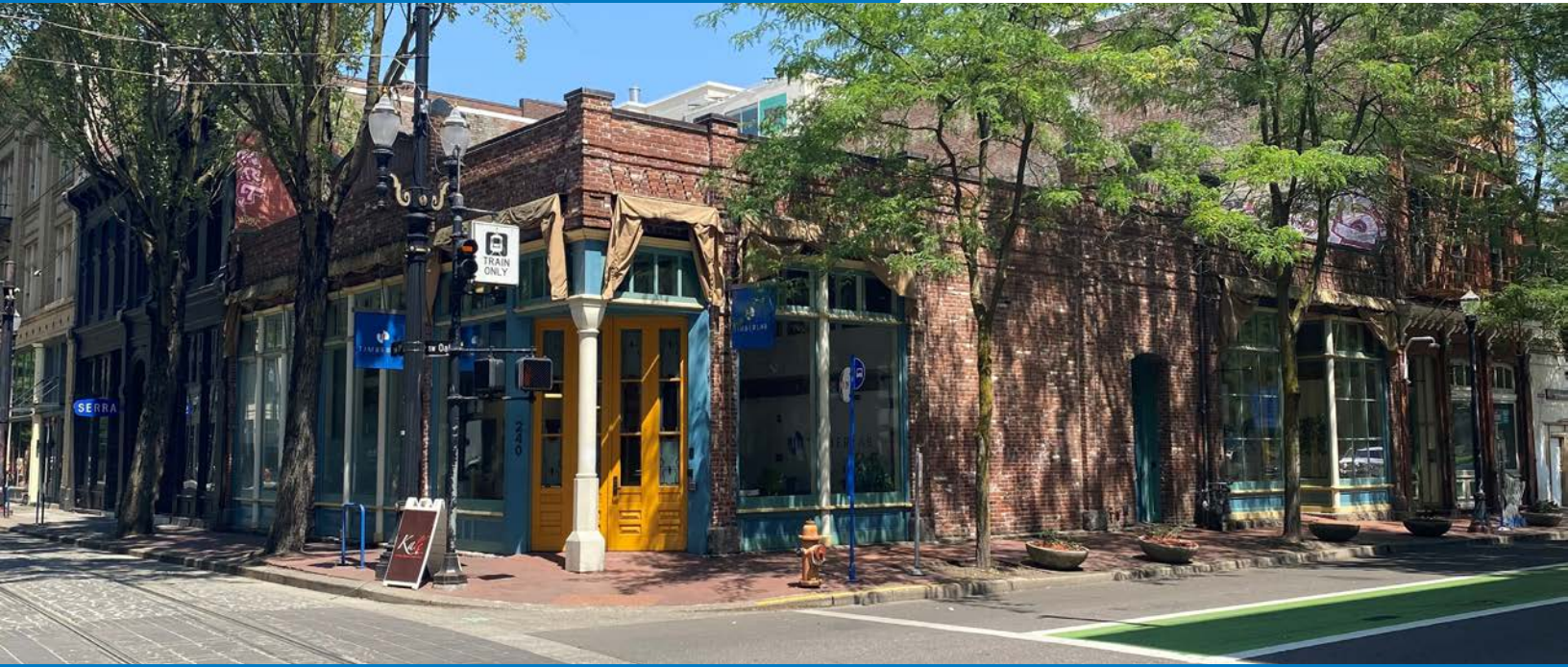


FREIMANN BUILDING

240 SW FIRST AVE | PORTLAND, OR 97204

FOR SALE OR LEASE



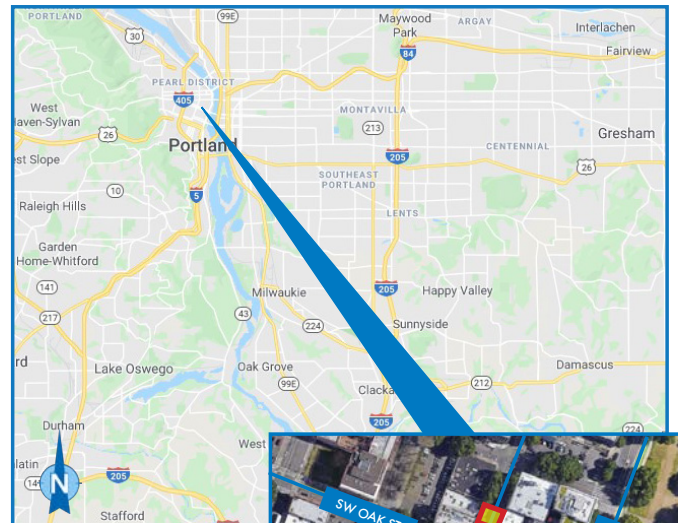
STAND ALONE OFFICE FOR SALE OR LEASE

DETAILS

- Price: \$1,200,000
- Lease Rate: \$15.00 PSF, FS
- Building Size: ± 7,885 SF
Office/Mezz.: ± 4,910 SF
Basement: ± 2,975 SF
- Land area: ± 2,500 SF
- Year built: 2003 replication
- Zoning: CXD (Central Commercial)

FEATURES

- **Move-in ready! Perfect owner/user opportunity**
- Professionally managed – building superintendent only works area buildings
- On-site early morning cleanup
- Secure entries
- Many nearby amenities including hotels, restaurants, bars, and shops
- Direct access to the Max light rail line
- Built out as “best in class” creative office
- Steel and reinforced masonry with complete seismic upgrade



01.14.2026

For more information or a property tour, please contact:

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DUANE LINK

503-225-8465

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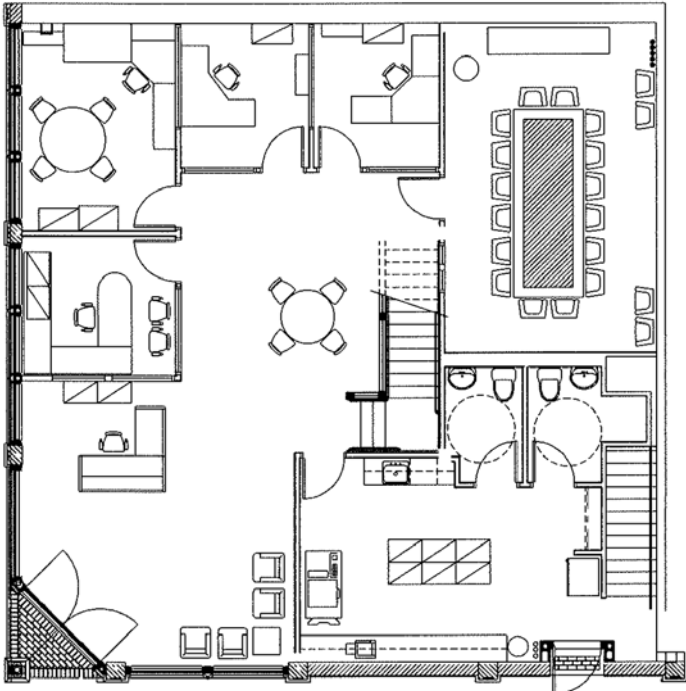
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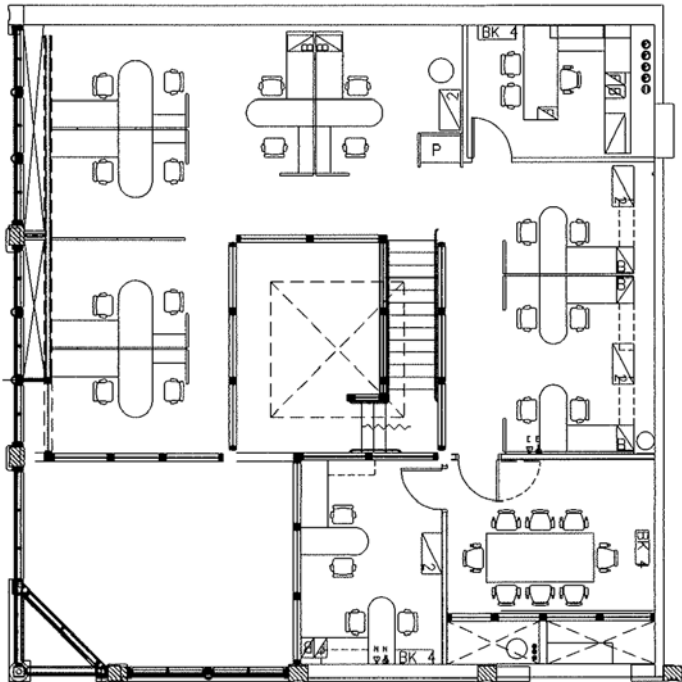
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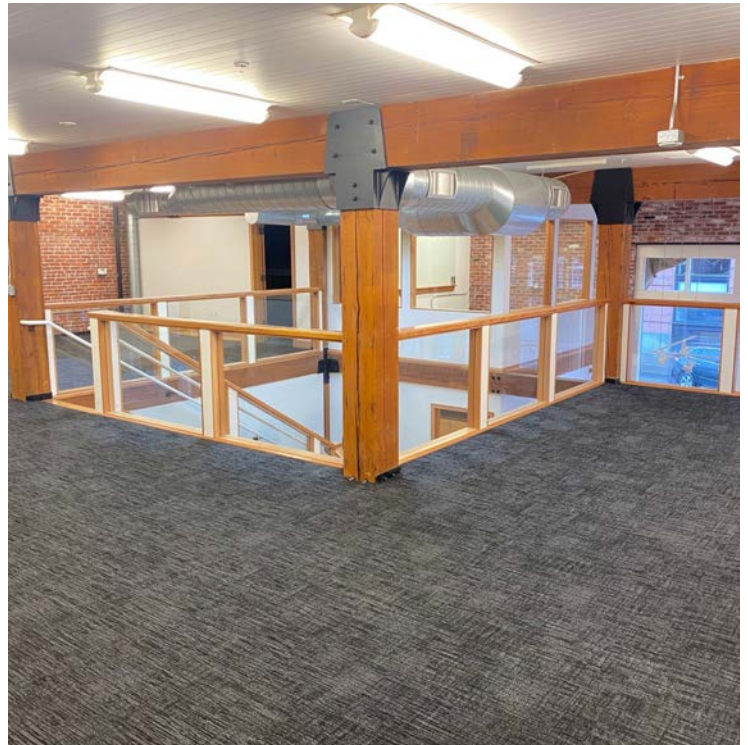
FLOOR PLANS



FIRST FLOOR PLAN



SECOND FLOOR PLAN



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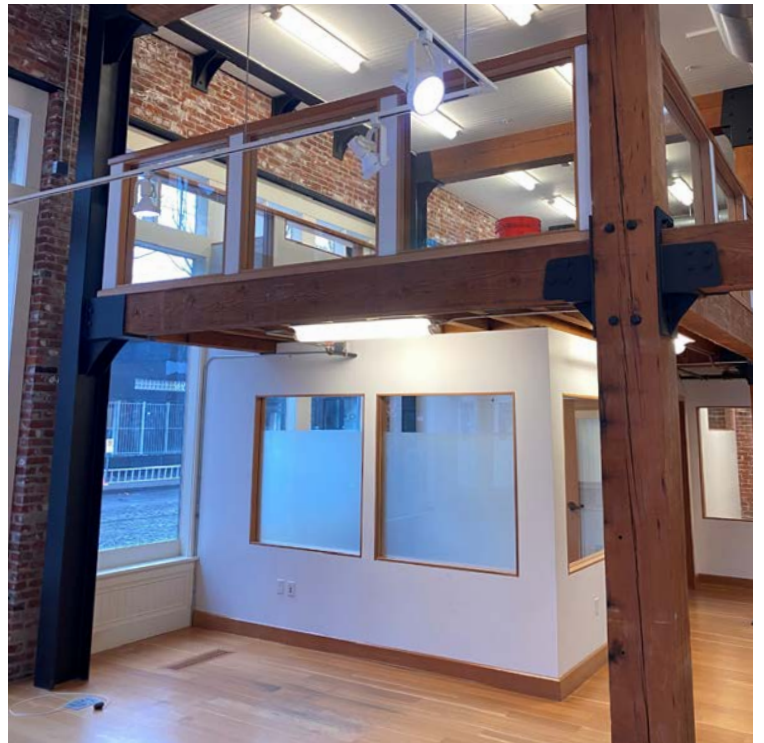
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PROPERTY PHOTOS



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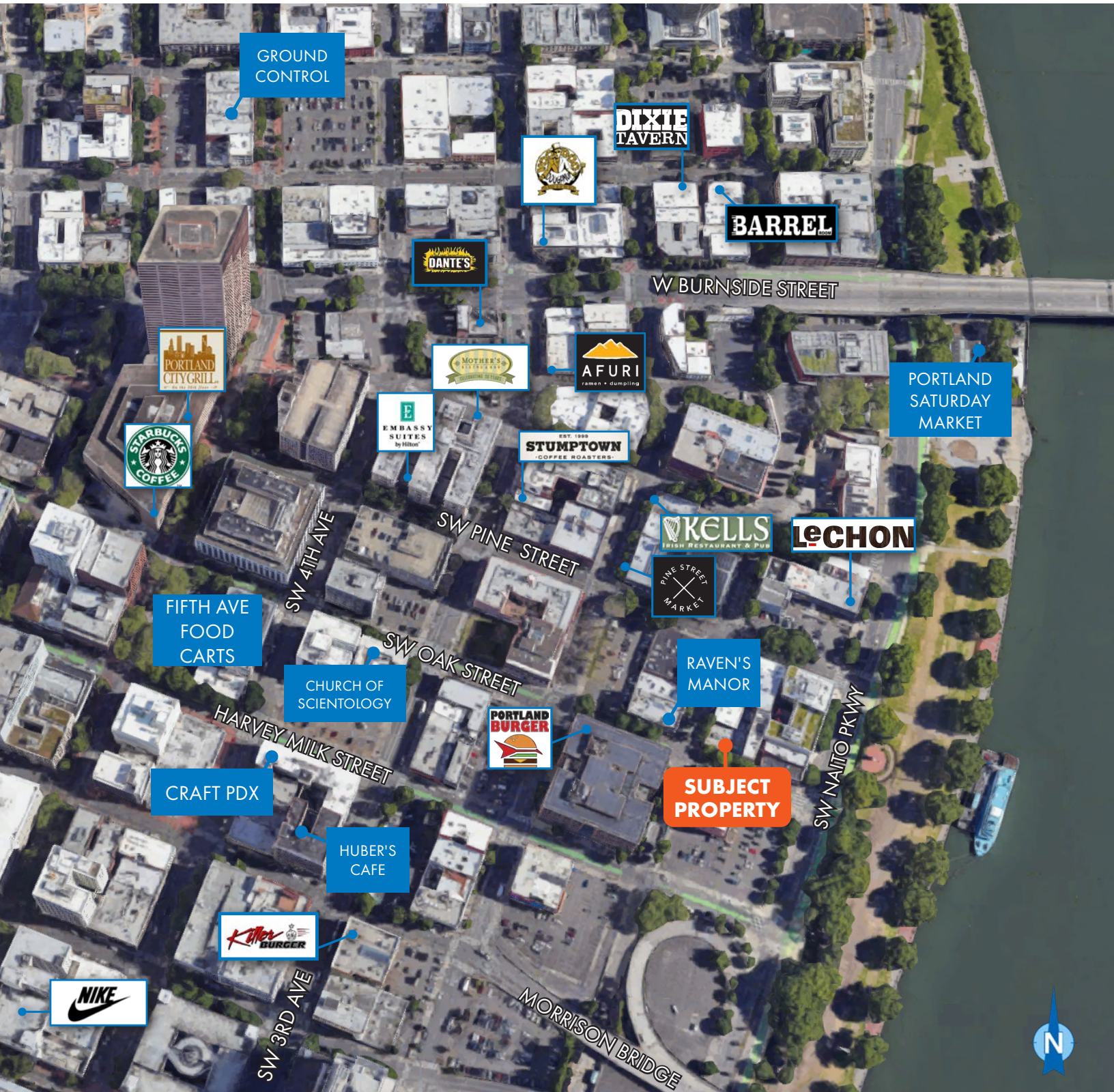
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