

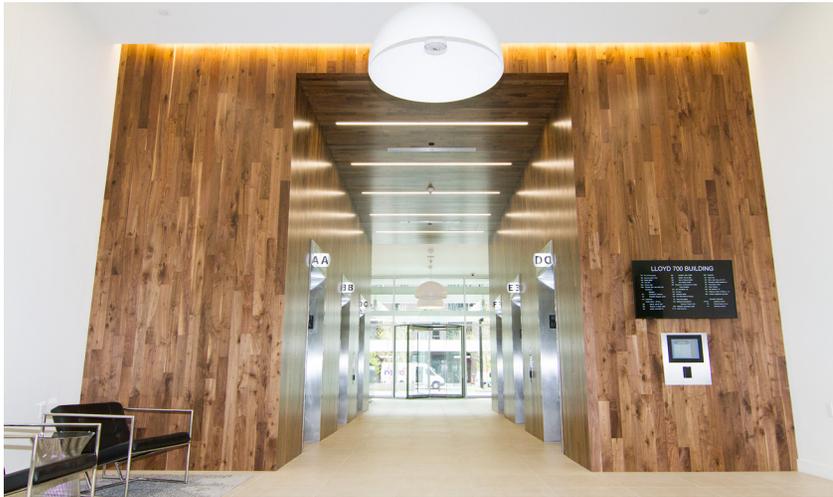
LLOYD 700 BUILDING

700 NE MULTNOMAH STREET
PORTLAND, OR 97232

AMERICAN
ASSETS
TRUST




CAPACITY
COMMERCIAL GROUP



LLOYD 700 BUILDING

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PORTLAND, OR 97232

LLOYD 700 BUILDING is located in the vibrant Lloyd Community of Portland, Oregon. This Class "A" office tower provides tenants with excellent proximity to amenities, light rail, and downtown Portland.

LLOYD 700 BUILDING is a free standing office building consisting of 244,504 RSF. Each floor offers an abundance of exterior glass allowing for natural light and panoramic views of the beautiful Oregon landscape.

The benefits of leasing in LLOYD 700 BUILDING include:

- » On-site property management and engineering staff
- » Destination dispatch elevators which minimizes wait times
- » Parking ratio of 2:1,200
- » Conference room located on the 3rd floor free to tenants
- » Lloyd Cycle Station with access to locker room and showers
- » On-site fitness center
- » On-site Cafe 700 as well as proximity to Hassalo on Eighth retail: Evergreens, Cafe Yumm, Little Big Burger, Sola Salon Studios, Block Advisors, and Orangetheory Fitness
- » One block from year-round Tuesday Lloyd Farmers Market
- » Immediate access to hotels, business services, Lloyd Center, Oregon Convention Center, Moda Center, TriMet MAX and The Portland Streetcar
- » *Call for Rates*

When you consider the many fine features combined with the project's location, amenities, access and office availability, we think you will agree that LLOYD 700 Building represents NE Portland's finest office leasing opportunity.

FOR MORE INFORMATION PLEASE CONTACT

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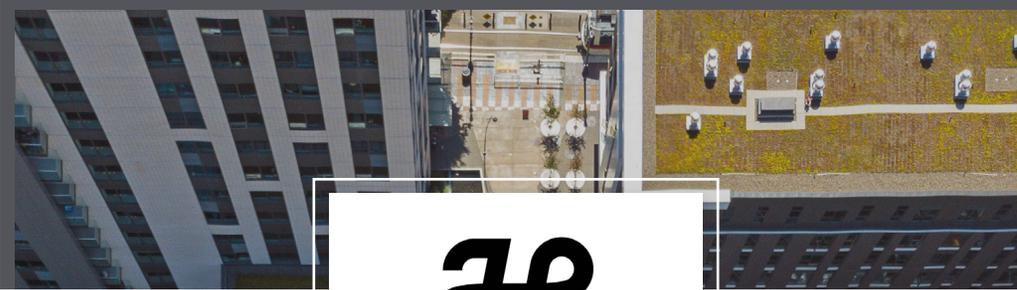
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