



308 SW Second Ave,
Portland OR 97204



Office and Retail
Space for Lease

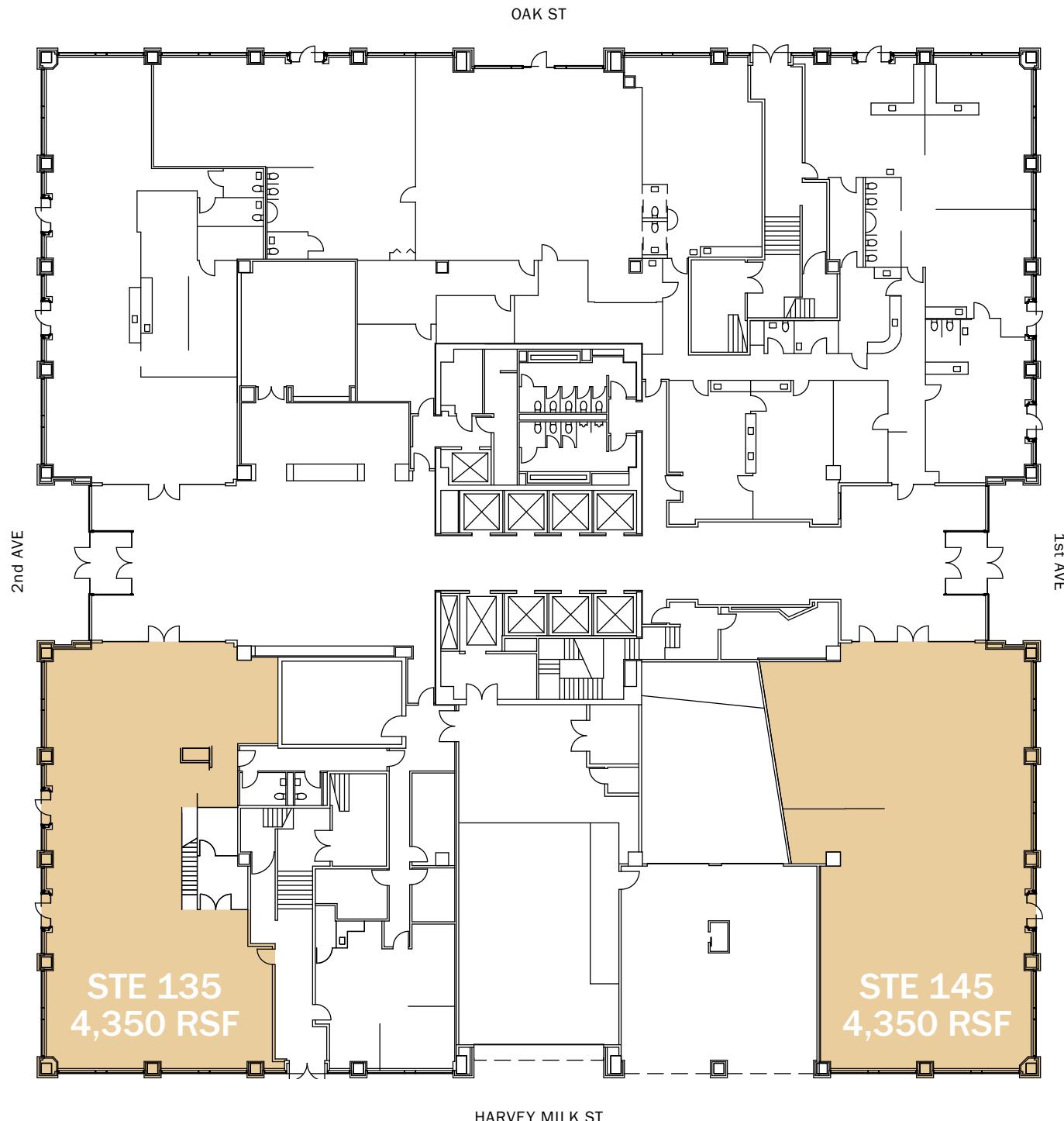
CBRE | PGIM

Ground Floor Retail

Prime Corner
Opportunity

Key Features

- Suite 135: 4,350 RSF
- Suite 145: 4,350 RSF
- Located on MAX Line.
- Excellent proximity to all major highways.
- Located adjacent to the Morrison Bridge, allowing for quick access to and from the inner SE Portland markets.

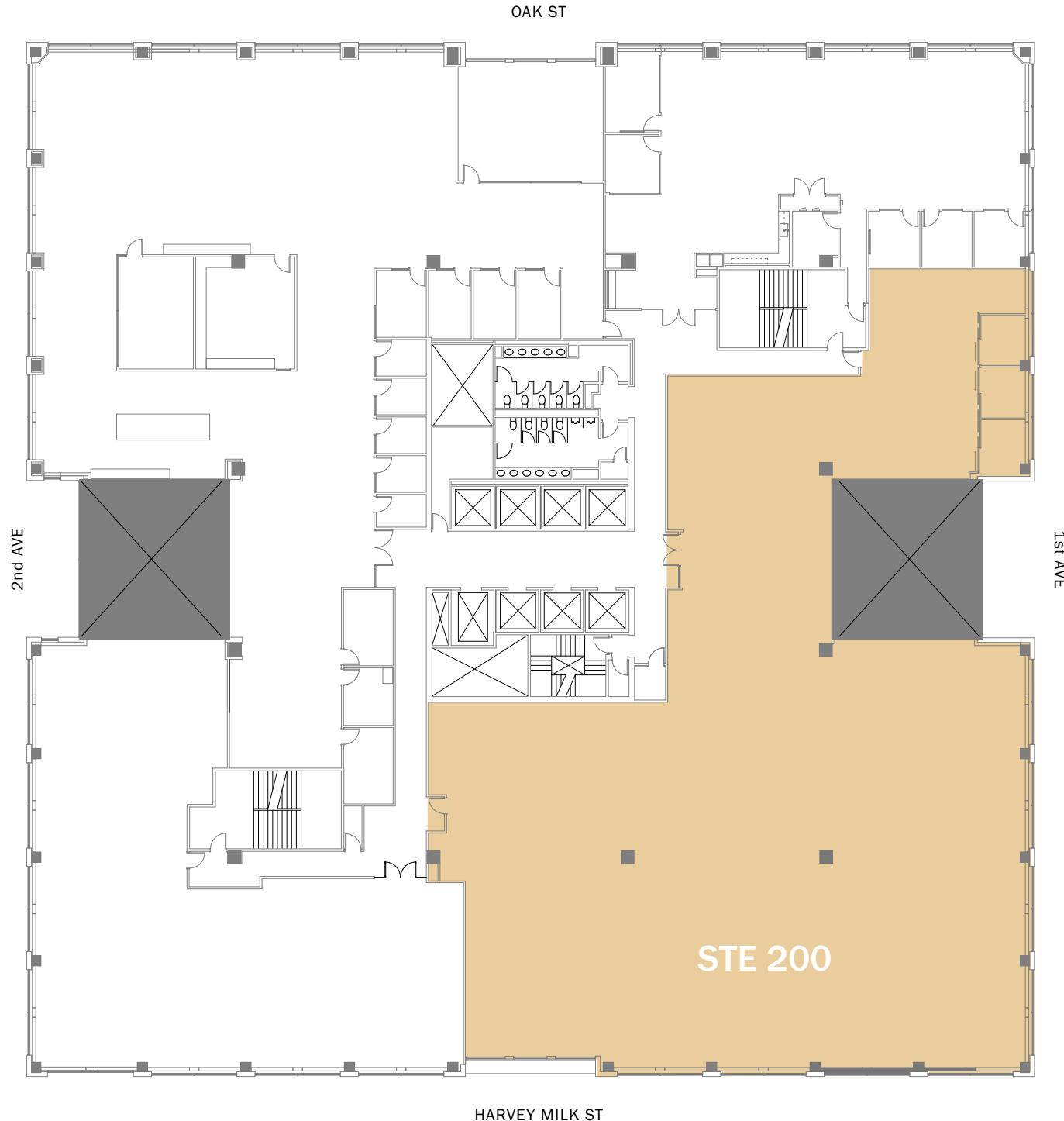


Suite 200 14,143 RSF

Can be combined with Suites 210 and 215 for a total of 24,105 RSF.

Key Features

- Elevator lobby exposure.
- Large and small conference rooms.
- Reception with open kitchen.

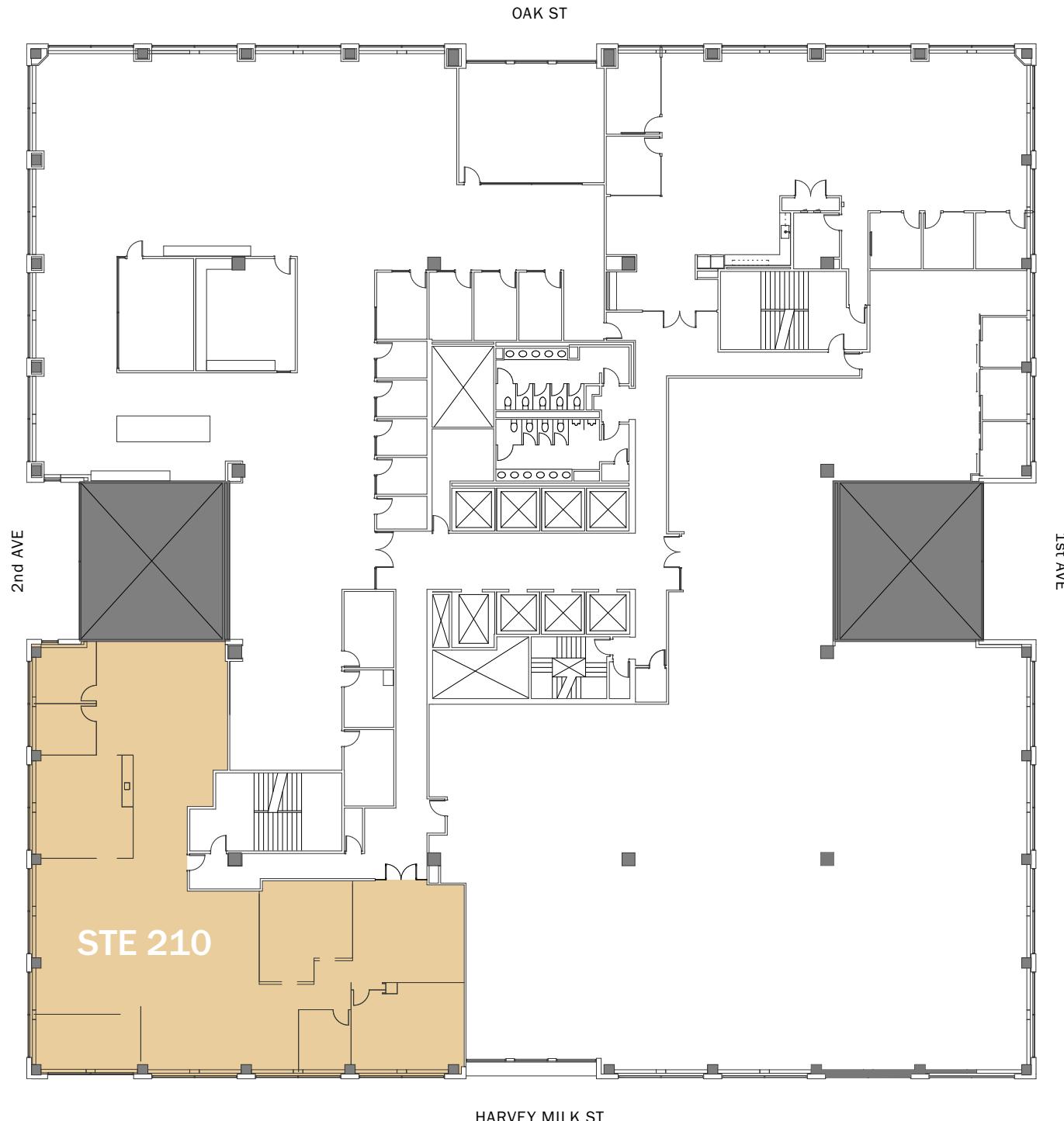


Suite 210 5,664 RSF

Can be combined with Suites 200 and 215 for a total of 24,105 RSF.

Key Features

- Corner suite with large conference rooms.
- Large kitchen with good natural light.
- Open workspace.



Suite 215 4,298 RSF

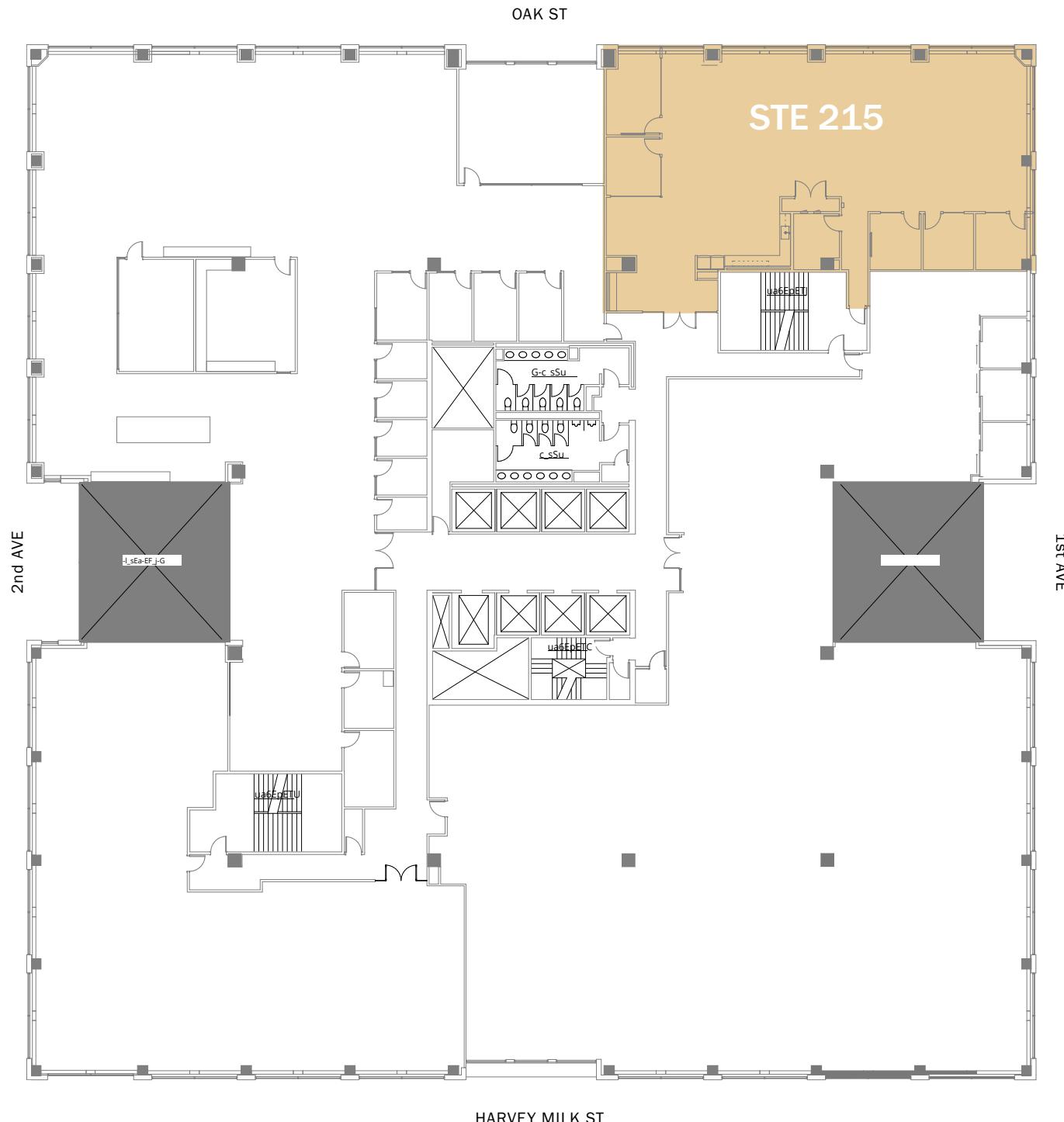
Newly Built Spec Suite

Can be combined with Suites 200 and 210 for a total of 24,105 RSF.

Key Features

- Two Conference rooms.
- Three offices.
- Well-appointed kitchen and more.

CLICK
TO VIEW
VIRTUAL TOUR



Floor 2 24,105 RSF

Key Features

- Suite 200: 14,143 RSF
- Suite 210: 5,664 RSF
- Suite 215: 4,298 RSF

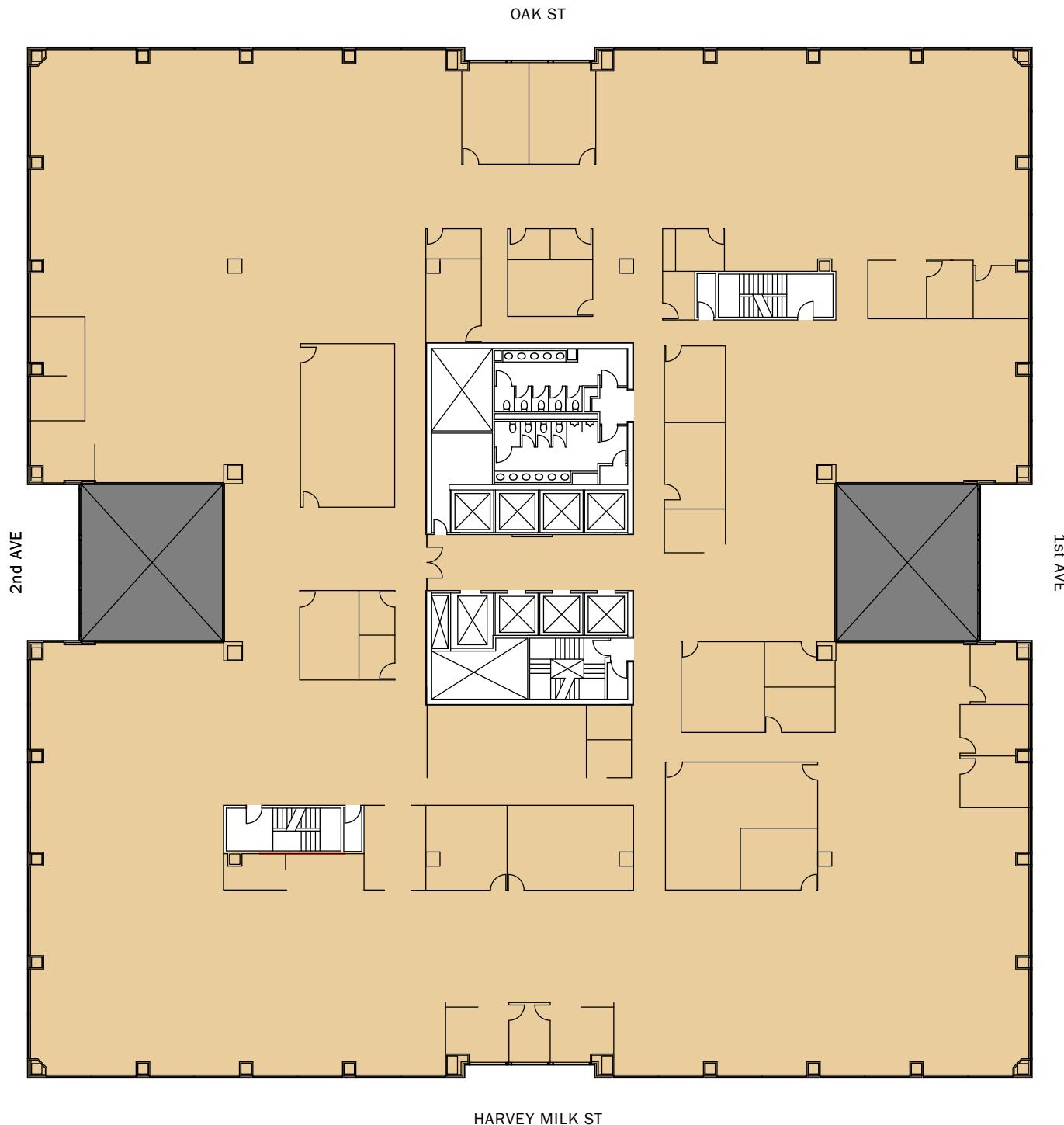
* Contiguous suites on the 2nd floor combine for 24,105 RSF.



Floor 4

37,605 RSF

Full Floor Opportunity
Available May 2026



Floor 5

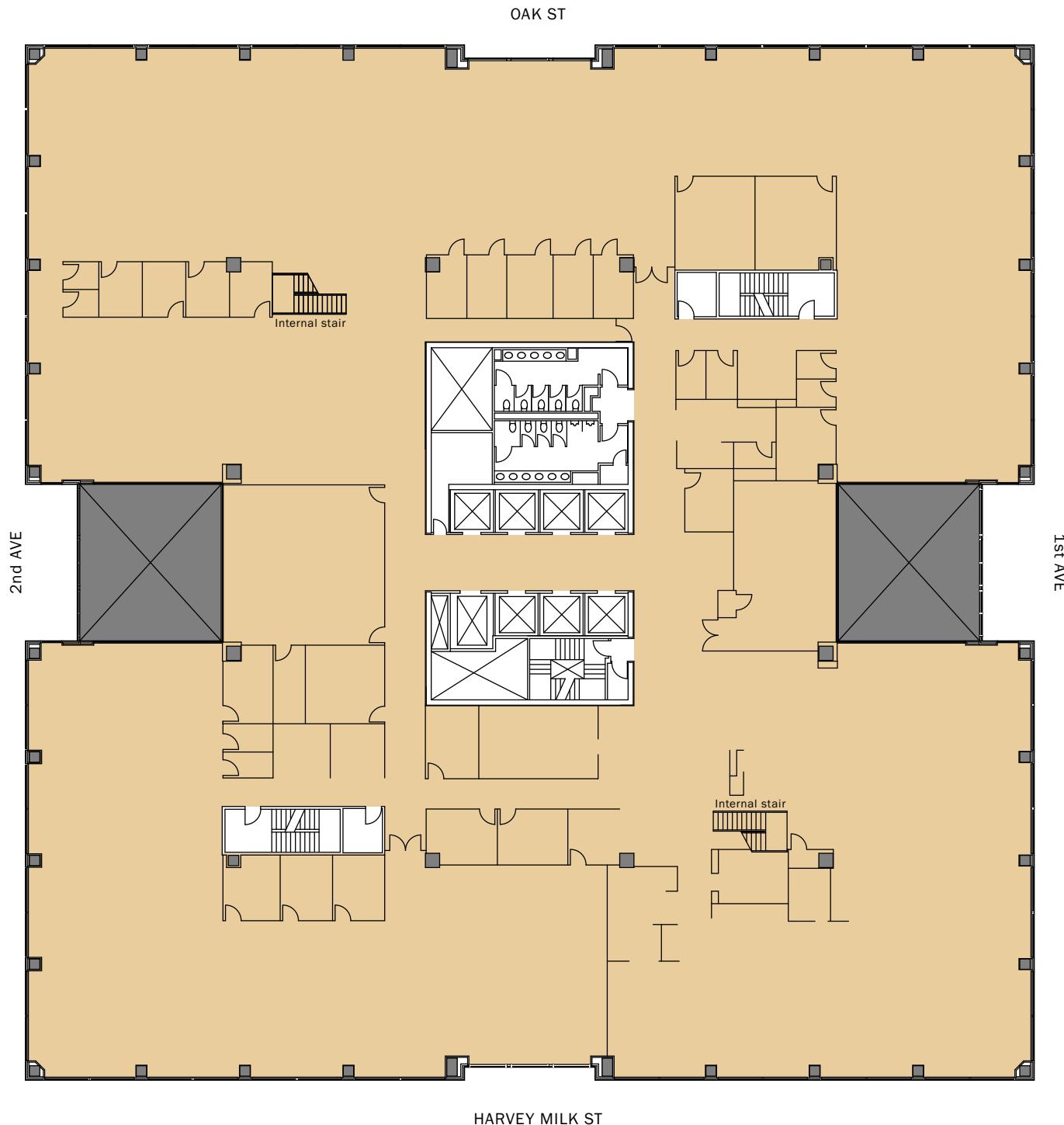
37,692 RSF

Full Floor Opportunity

Key Features

- Terrific views of the river and mountains.
- Wrap around windows with excellent natural light.
- Conference rooms and private offices throughout.

* Internal stairs connect to Suite 600 for a total of 75,000 RSF.



Floor 6

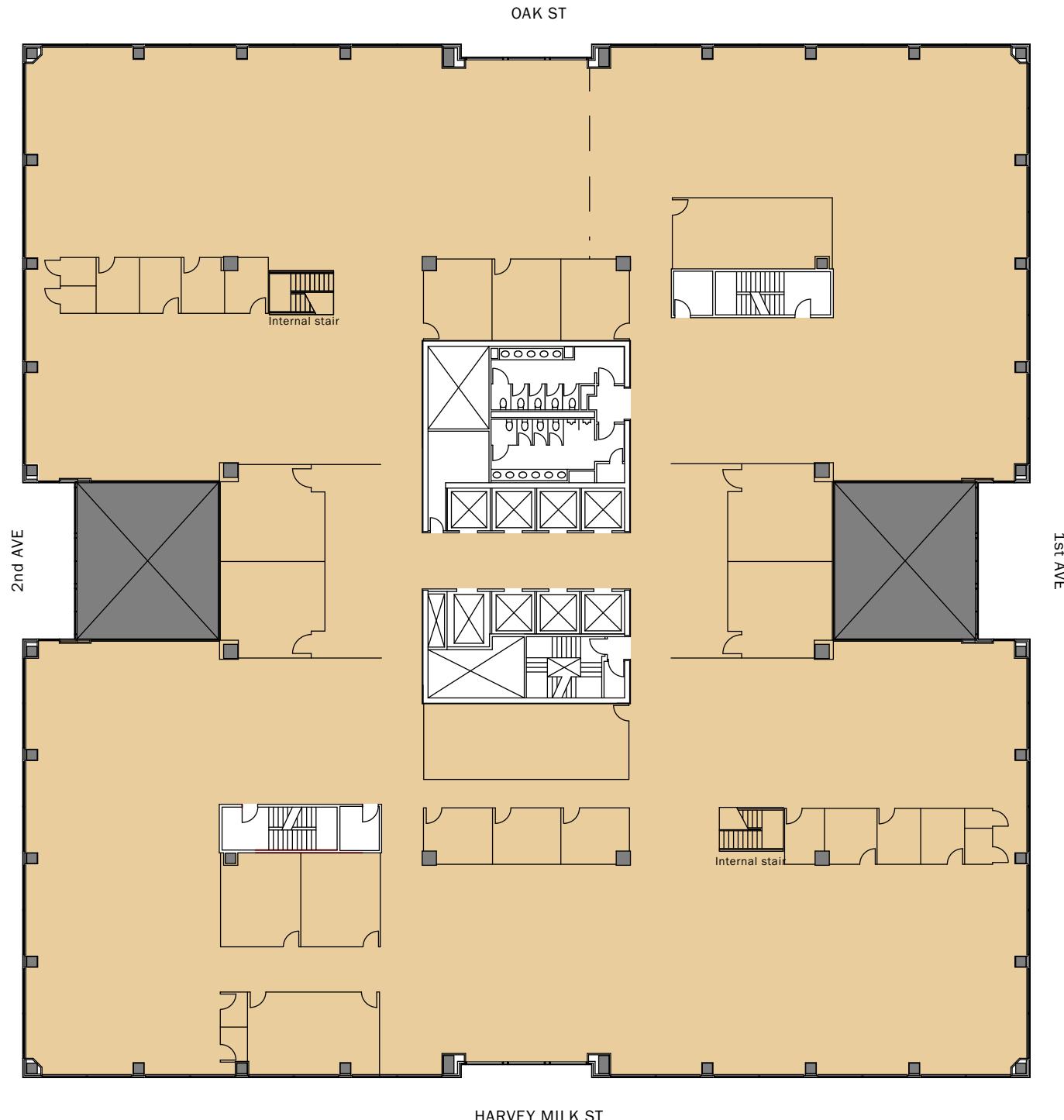
37,692 RSF

Full Floor Opportunity

Key Features

- Terrific views of the river and mountains.
- Wrap around windows with excellent natural light.
- Conference rooms and private offices throughout.

* Internal stairs connect to Suite 500 for a total of 75,000 RSF.

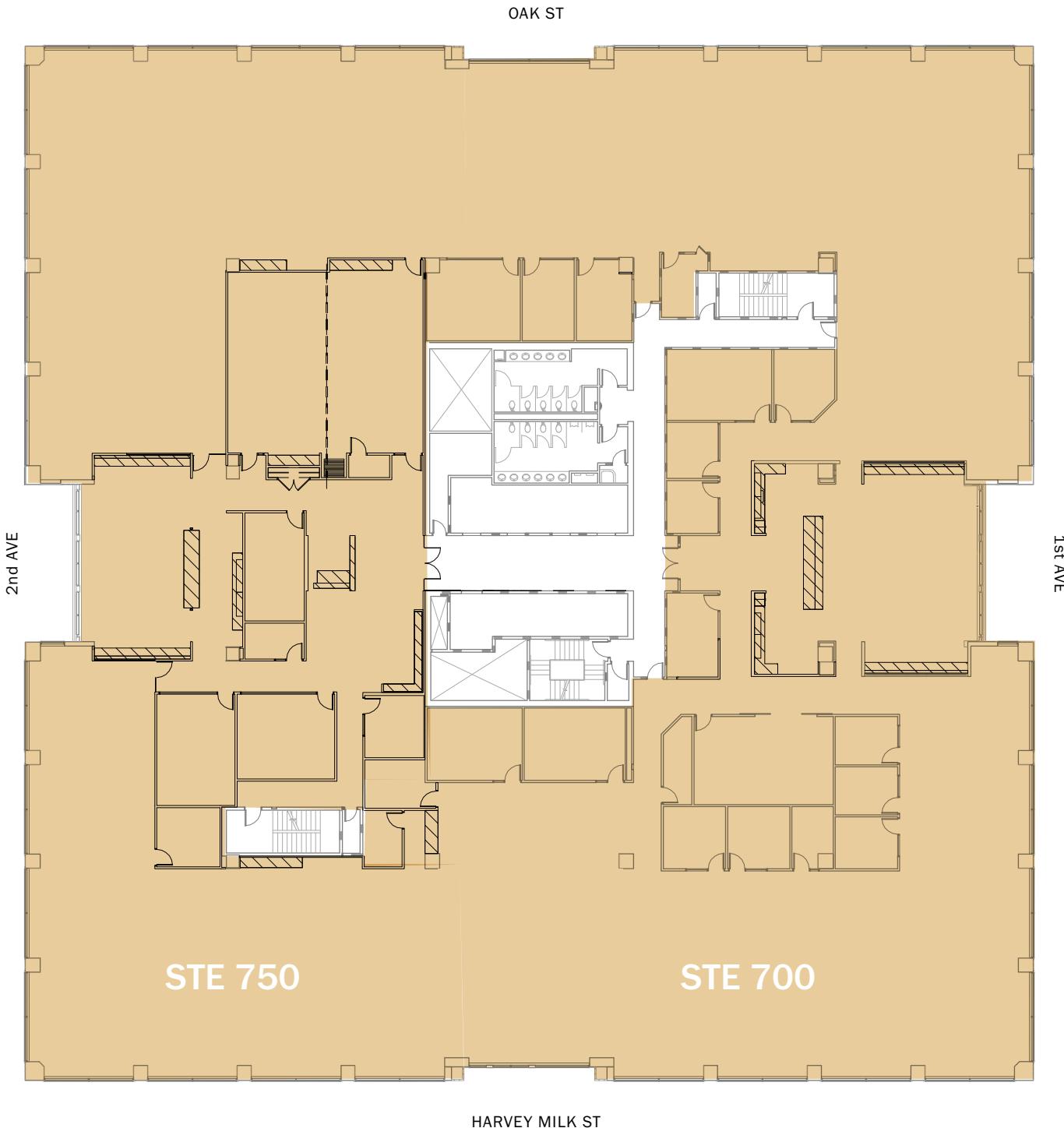


Floor 7

39,870 RSF

Key Features

- Suite 700: 22,168 SF
- Suite 750: 17,513 SF
- Each suite has its own reception and break areas.
- Large and small conference rooms.
- Furnished suite with gently used Herman Miller systems.
- Waterfront location with excellent views.



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