

**Evans  
Elder  
Brown &  
Seubert**

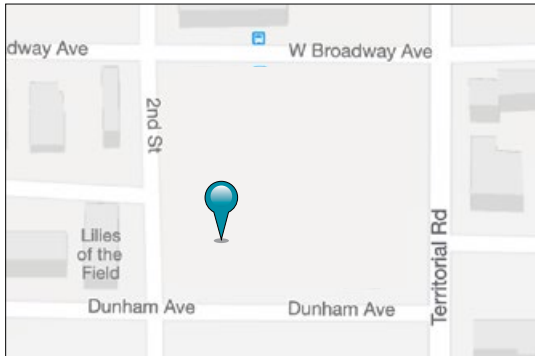
COMMERCIAL REAL ESTATE

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*eebcre.com*

## FOR LEASE

25045 Dunham Avenue  
Veneta, Oregon



### CONTACT

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Licensed in the State of Oregon



## Clinic, Commercial or Office Building

### Downtown Veneta

- Approximately 3,711 square feet
- Zoned Community Commercial (CC)
- Six (6) exam rooms
- On-site parking
- Rent \$3,850 per month modified gross

The information in this package was gathered from sources deemed reliable, however Evans Elder Brown & Seubert makes no representation or warranty of the accuracy of the information. Any buyer or tenant considering a purchase or lease of this property should confirm any and all information relied upon in making the decision to purchase or lease prior to finalizing the transaction and bears the risk of all inaccuracies.

# Overview



## Building

- Ground floor 3,096 square feet
  - Reception area
  - Administration office
  - Six (6) exam rooms
  - Two (2) private offices
  - Procedure room
  - X-ray room
  - Two restrooms
- Second floor 615 square feet
  - Employee break room/lounge
  - Private office
  - Restroom with shower

## Parking

- Thirteen (13) on-site parking spaces

## Lane County Assessors Information

- Tax Map and Lot No. 17-06-36-14-04600
- 2020-2021 Real Property Taxes \$8,885.57



# Photographs



# Photographs





# Location

