



## 760 HIGH ST NE, SALEM, OR 97301, USA

<https://legacyre.com>

Exceptional medical office space for lease in Downtown Salem. Ideal for general dentists, dental specialists, or medical practices. This incredible property boasts a beautifully landscaped exterior, ample parking, and convenient downtown access. Previously occupied by a general dentistry practice, this space has been designed with a welcoming and professional atmosphere, featuring a variety of room ...

- For Lease
- Active



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## Listing Details

**Category:** For Lease

**Status:** Active

**Type:** Office

**Office Type:** Institutional / Government, Medical Office, Office Building

**Date added:** Added 3 months ago

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## Rooms



Room type	Dimensions	Level
Bath	6'11" x 9'8"	2
Bath	8'5" x 5'10"	2
Room	10'5" x 9'2"	2
Room	11'11" x 9'4"	2
Room	9'11" x 10'7"	2
Room	10'2" x 10'7"	2
Room	10'0" x 10'7"	2
Room	9'11" x 10'7"	2
Room	9'0" x 10'7"	2
Room	11'10" x 6'0"	2
Room	7'6" x 9'6"	2
Mechanical / IT	5'3" x 7'6"	2
Storage	8'5" x 3'4"	2
Waiting Area	31'4" x 20'6"	2
Break Room	11'10" x 23'8"	2
Hallway	50'8" x 4'3"	2

Reception



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## Lease Terms

**Number of Spaces Available:** 1

**Rent Period:** 36 months

**Rent / SF per Month:** \$2.25

**Lease Type:** Triple Net / NNN

**Landlord Expenses:** Exterior Maintenance

**Available SF:** 2111

**Rent / SF per Year:** \$27

**New Construction:** No

**Tenant Expenses:** Electric, Gas, Insurance, Interior Maintenance, Janitor, Taxes, Water/Sewer

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## Building Details

**Property Name:** Gilmore Family Dentistry

**Building Size (sqft):** 6438 sq ft

**Floors:** 2 floors

**Tenancy:** Multiple

**No. Elevators:** 1

**Building Status:** Existing

**No. Buildings:** 1

**Year Built:** 1996

**Parking Type:** Surface

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## Floor Plans



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## Showing Instructions



**Lockbox:** No

**Showing Instructions:** Appointment Only, Call Listing Broker

**Listed By:** James Hauge

**Broker's Phone Number:** (503) 877-2101

**Broker's Email:** jamesh@legacyre.com



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