

**For
Lease**

DICKERHOOF

PROPERTIES

Corvallis Crossing

944 NW Circle Blvd., Corvallis, Oregon



**Center
Outline:**

Corvallis Crossing consists of over 150,000 square feet currently anchored by a 17,000 square foot Rite Aid, a 18,000 square foot JoAnn Fabrics, and a 40,000 square foot Market of Choice.

In the summer of 2008 a substantial re-positioning of the entire center began. Rite Aid relocated to a new prototype building in October 2009. Market of Choice opened in October 2010 and JoAnn's in May 2011.

With many of the retailers in the market located on Ninth Street and Circle Blvd and along with Oregon State University located a few miles away and the Hewlett Packard campus within sight, it is easy to understand why this location is widely considered the best in Corvallis.



**For More Information, Please Contact
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Available Space: 20,200 SF at \$1.25/SF
Approximately 8,000 SF currently under negotiations with a national tenant\

Anchors: Rite Aid, Market of Choice, Hallmark, JoAnn Fabrics

Build Out: Vanilla shell or turn key negotiable

Traffic Counts: Circle Blvd. 20,400 ADT
NW 9th Street 29,500 ADT

- Comments:**
- Strategically positioned at the intersection of the NW 9th Street and Circle Blvd retail corridors
 - Over 400 feet of frontage on NW 9th Street and over 1,200 feet on Circle Blvd.
 - Located 3 blocks from the main entrance to Hewlett Packard's campus
 - Entire center to be renovated including facades, site layout, and landscaping

Broker
Participation
Welcomed

