



Collaborate.
Create.
Catalyze.

We're Building What's Next

The Innovation District at OSU-Cascades

Plans for the 24-acre Innovation District have been nearly a decade in the making, rooted in a community vision for Oregon's newest public university campus. Emerging from an award-winning brownfield transformation, the district will become a sustainability-forward hub where solution-driven entrepreneurs, academic experts and next generation talent converge to accelerate real-world impact.

The Opportunity

- Co-location on a growing university campus
- Proximity to Bend's thriving innovation economy
- Access to OSU-Cascades' talent pipeline — including +300 students preparing to graduate annually — researchers and experts

The Power of OSU

Oregon State University is a Carnegie-designated top-tier research institution and an APLU Innovation & Economic Prosperity designated institution. OSU connects partners to applied research and design, commercialization pathways and a skilled workforce ready to accelerate growth.

Highlights

Site Size

24 acres at full build out

Development Model

University-owned land, commercial main developer. Build to suit and lease.

Phase 1

8 acres ready for vertical development now. Occupancy anticipated in 2029 with proposed buildings:

- ▶ **Building 1**
60,000 sf, mixed-use commercial
- ▶ **Building 2**
103,000 sf, multi-family residential
- ▶ Additional building specs TBD

Positioning

University campus-adjacent innovation ecosystem

Focus Areas

Biotech, Energy, Outdoor Products and others

Sustainability

Award-winning brownfield-to-campus transformation, net zero energy and water.



OSU-Cascades: an innovative campus

- Degree programs that meet regional and state industry needs in diverse fields — engineering, outdoor products and art, media and technology.
- A leader in preparing students for future careers, including work-integrated learning.
- An award-winning long range development plan, developing a 128-acre sustainability-forward campus for up to 5,000 students.
- Research in energy systems, biomechanics and natural resources.



**Access to
Student Talent**



**Research &
Development**



**Campus
Connections**

Why Bend

Bend ranks among the nation's top small cities for innovation and growth — #1 for startups per capita and #3 for high-tech GDP growth. Entrepreneurs thrive alongside outdoor brands like Hydro Flask and Ruffwear, and biotech leaders Lonza and ThermoFisher Scientific.

Join us as we build what's next.

Together we'll co-create spaces and partnerships that accelerate solutions, scale ventures, and deliver community and economic impact.



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