71,546 SF



4000 NW ST HELENS RD

PORTLAND, OR 97210

POTENTIAL OPPORTUNITY FOR OWNER/USER
SELLER FINANCING MAY BE CONSIDERED



PROPERTY HIGHLIGHTS

71,546 SF SHELL

59,342 SF WAREHOUSE

12,204 SF OFFICE

±8,643 SF first floor ±3,561 SF second floor

4 oversized grade doors: (2) 21' x 20' 9", (2) 22' x 18'

Drive-through bay

6 bridge cranes*: (1) 20 ton, (3) 5 ton, (2) 7.5 ton double bridge

±29' clear height

Heavy 3-phase power

LED & T5 on motion sensor

Wet sprinkler system

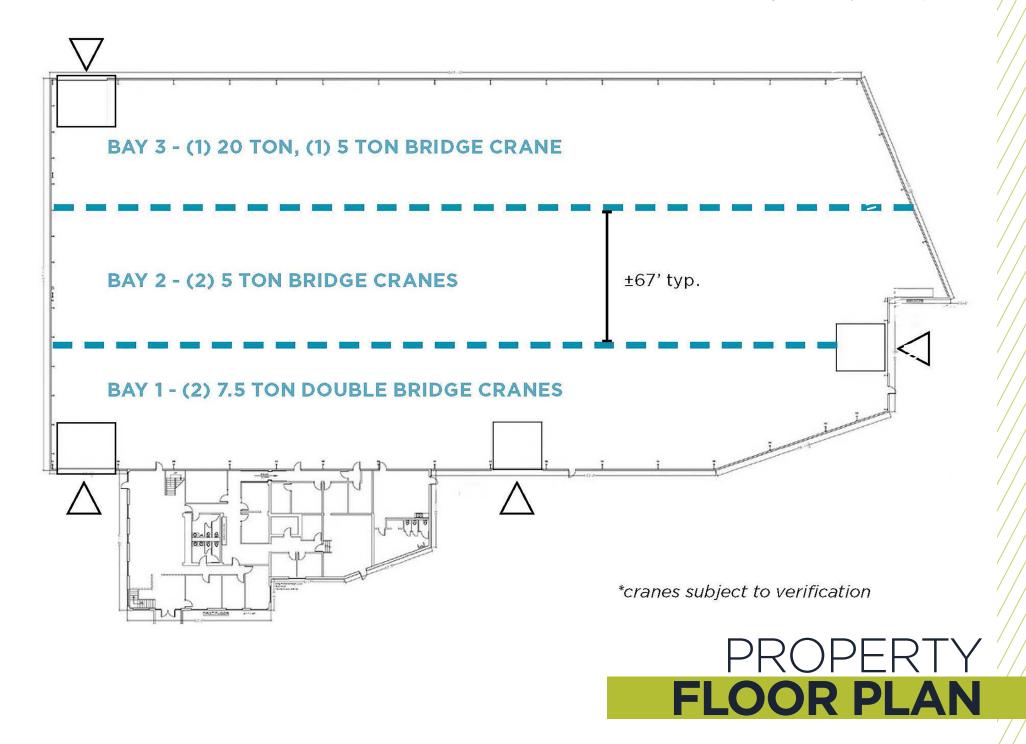
Reinforced concrete construction

Lease Rates \$0.65/SF blended NNN









PROPERTY **LOCATION**





For more informations, please contact:

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