

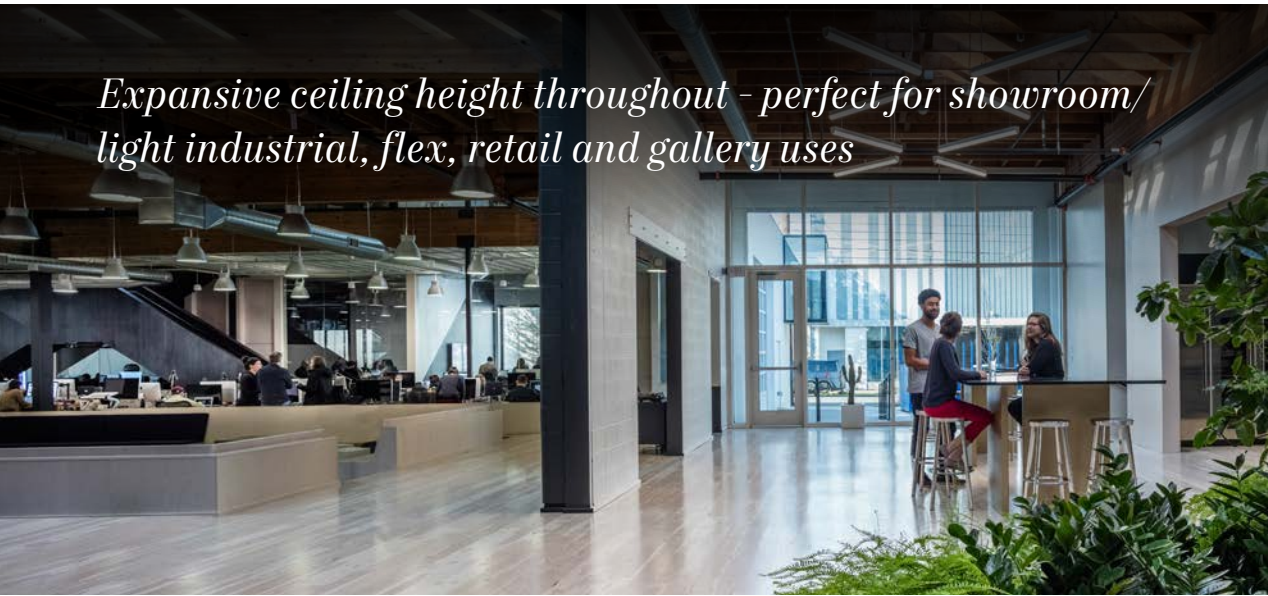
For Sale or Lease

CANOPY

*±5,995 - 30,380 SF Creative Commercial
Building Available in NW Portland*

1250 NW 17TH AVE, PORTLAND, OR 97209





*Expansive ceiling height throughout - perfect for showroom/
light industrial, flex, retail and gallery uses*

*Vibrant creative design centrally
located between Portland's Pearl
District and Slabtown.*

REDEVELOPED	2016
TOTAL BUILDING AREA	±30,380 SF
LOT SIZE	0.80 AC
PARKING	Rare off-street available
ZONING	EG1
DOORS	Two roll-up doors
BIKE PARKING	Private with separate entrance
NATURAL LIGHT	Ample throughout building
OWNERSHIP	Longtime local group with offices in the neighborhood

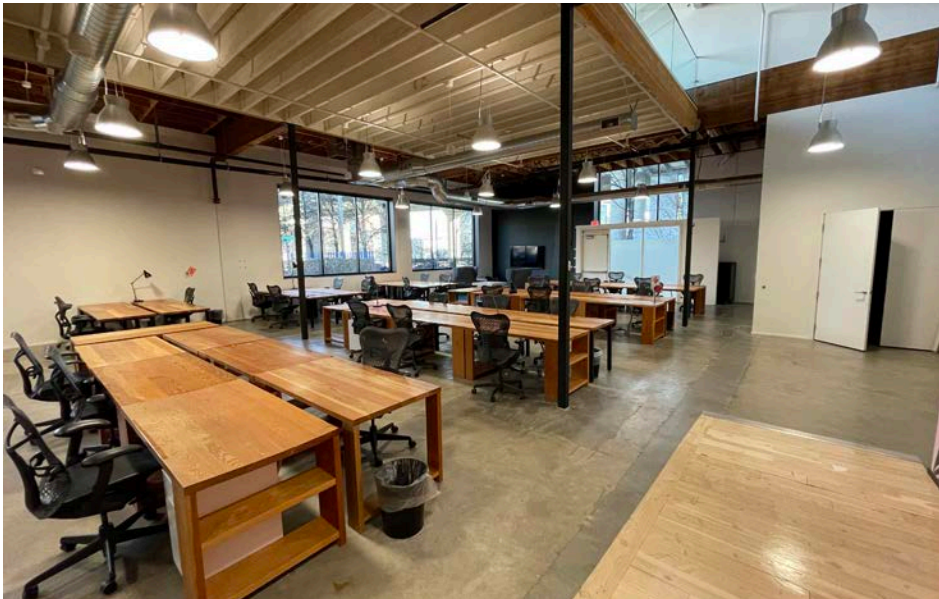
±5,995 - 30,380 SF

AVAILABLE

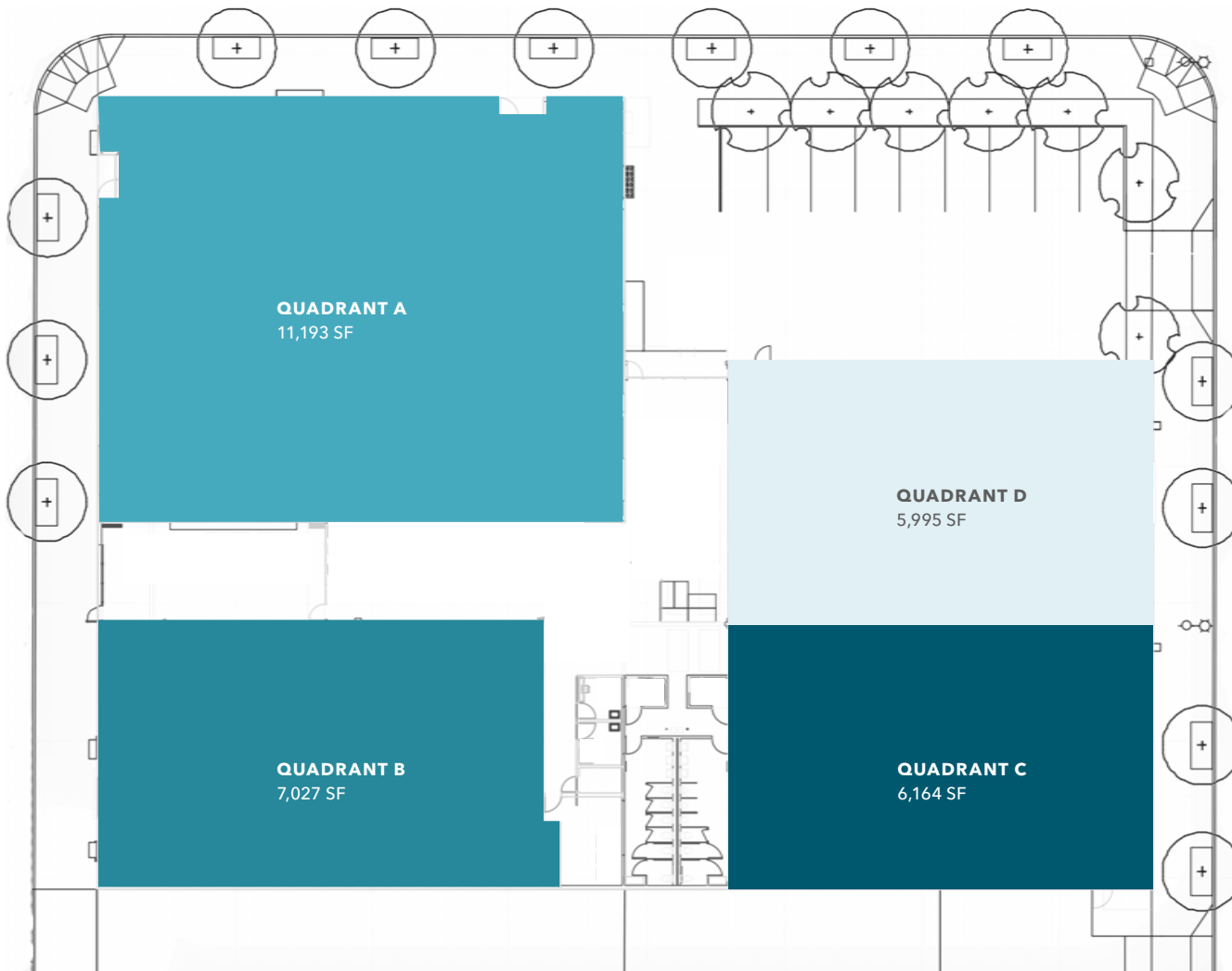
CALL

FOR PRICING

CANOPY



FLOOR PLAN



5,995 -
30,380 SF

AVAILABLE

CALL

FOR PRICING

NOW

AVAILABLE

TENANT	SQUARE FOOTAGE
A	11,193
B	7,027
C	6,164
D	5,995

CANOPY

30



PORTLAND



NW QUIMBY ST



PARKING LOT



NW OVERTON ST



PARKING LOT



NW NORTHROP ST

SUBJECT PROPERTY



NW 18TH AVE



NW LOVEJOY ST



Prince Coffee



SERRATTO RESTAURANT AND BAR

cafe NELL

AVAILABLE FOR SALE OR LEASE

KIDDER MATHEWS

CANOPY

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