



**FOR
SALE OR
LEASE**



224 LOGISTICS PARK

Office Space: 48,147 RSF

6433 SE Lake Road, Milwaukie, OR 97222

224 Logistics Park is a Headquarters opportunity located in an Enterprise Zone in Milwaukie, Oregon. The office space would be suited for a number of opportunities from a multi-tenant investment opportunity, to a company headquarters owner/user opportunity. This property offers a rare large office in the suburbs that contains a large cafeteria, and several training rooms on-site. The location boasts abundant parking, great access from I-205, highways 224 and 99E.

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AVAILABILITIES



PROPERTY DETAILS & AVAILABILITIES

Total SF	48,147 SF
Suite E LL	4,615 - 16,706 RSF \$15.00/ SF NNN
Suite E 1	11,794 - 31,441 RSF \$15.00/ SF NNN
Year Built	1952
Parking	4: 1,000 parking ratio
Term	Negotiable
Security	On-Site
Available	Immediate - both suites

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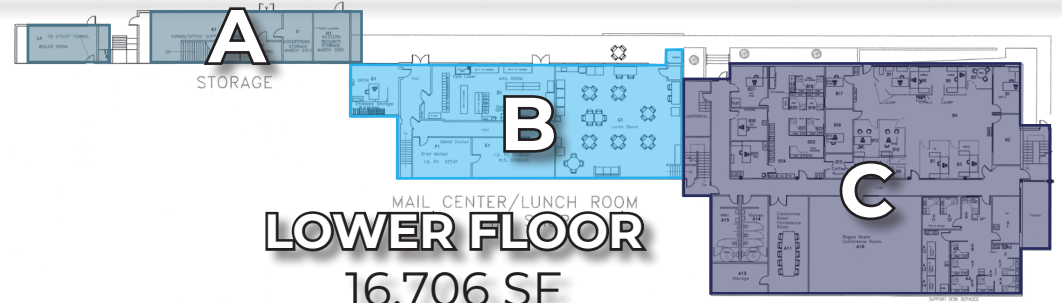
don@capacitycommercial.com



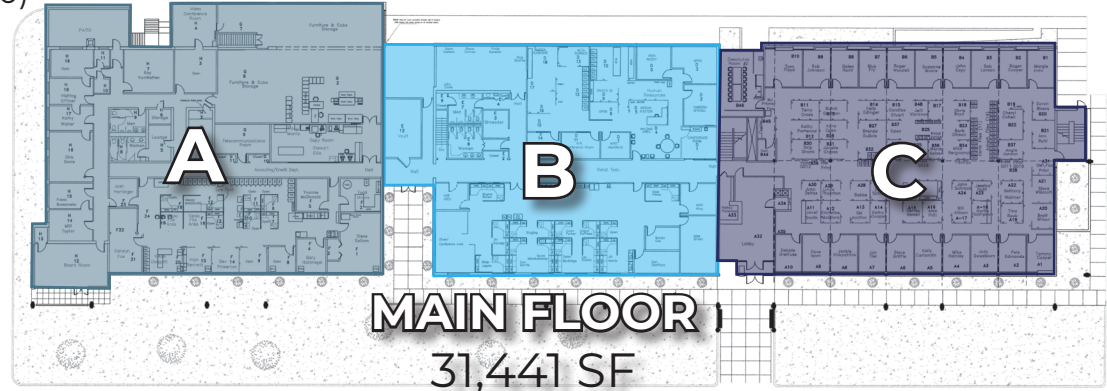
SITE PLAN

BREAKDOWN BY TENANT:

- A: 13,700 SF
(4,31+1,475+11,794)
- B: 14,072 SF
(4,615+9,457)
- C: 20,375 SF
(10,185+10,190)

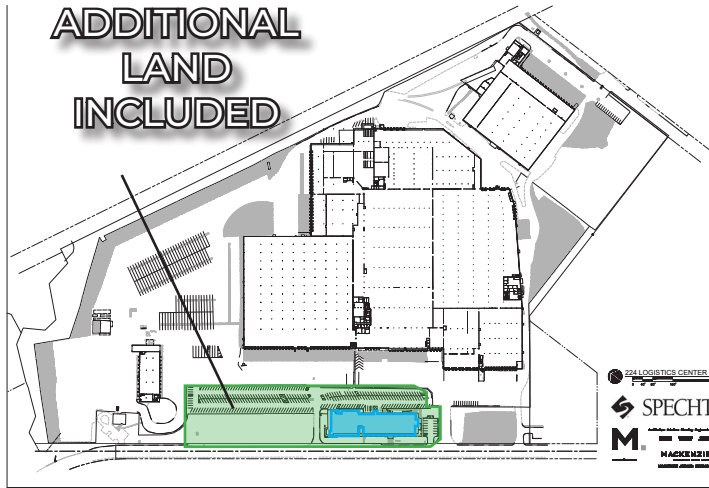


LOWER FLOOR
16,706 SF



MAIN FLOOR
31,441 SF

ADDITIONAL LAND INCLUDED



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