

**FOR LEASE**

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# Temp Controlled - Refrigerated Warehouse

**6750 SW 111TH AVE**

Beaverton, OR 97008

**PRESENTED BY:**

**JIM WIERSON II**

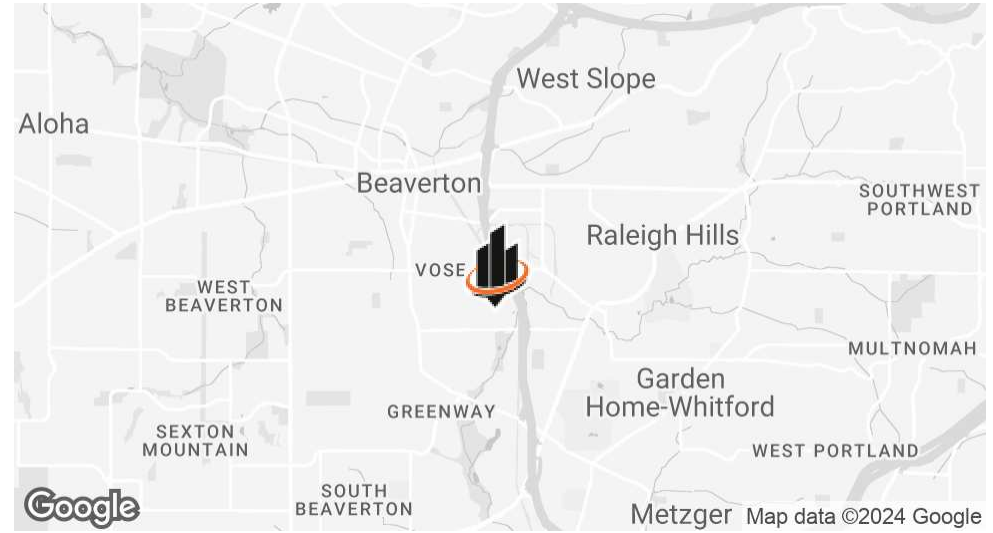
O: 503.969.9596

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OR #201217195



# PROPERTY SUMMARY



## OFFERING SUMMARY

<b>BLENDED LEASE RATE:</b>	Please Inquire
<b>SHELL:</b>	Approx. 23,660 SF
<b>OFFICE:</b>	Approx. 4,600 SF
<b>TOTAL CONDITIONED SPACE:</b>	Approx. 15,279 SF
<b>DOCK / GRADE</b>	6 / 2
<b>LOADING / COOLER CLEAR HEIGHT(S)</b>	20' / 18.5'
<b>POWER</b>	3p, 277-480v, 1600a

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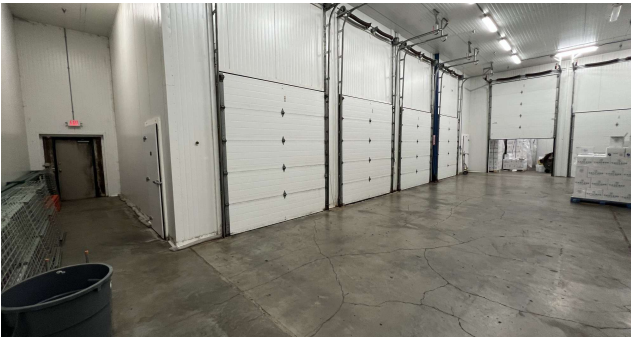
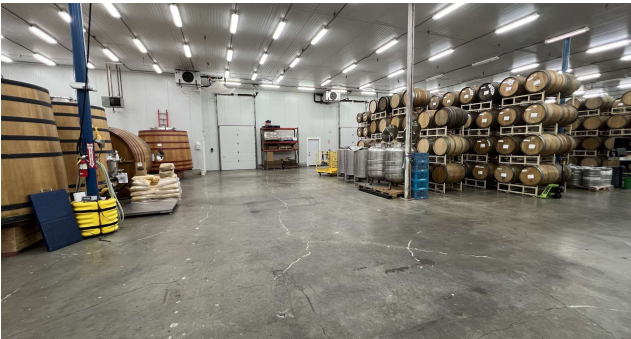
## PROPERTY DESCRIPTION

Introducing an exceptional leasing opportunity near Hwy 217 at Denney Rd. With easy access to 217, and with over 15,000 SF of insulated, temp controlled and refrigerated area, this is an ideal site for food processing, temp critical storage, and distribution.

## PROPERTY HIGHLIGHTS

- Climate Controlled / Refrigerated
- Climate Controlled Loading / Staging Areas
- Distinct Receiving and Shipping Staging areas
- Competitive NNN's @ \$0.24/sf

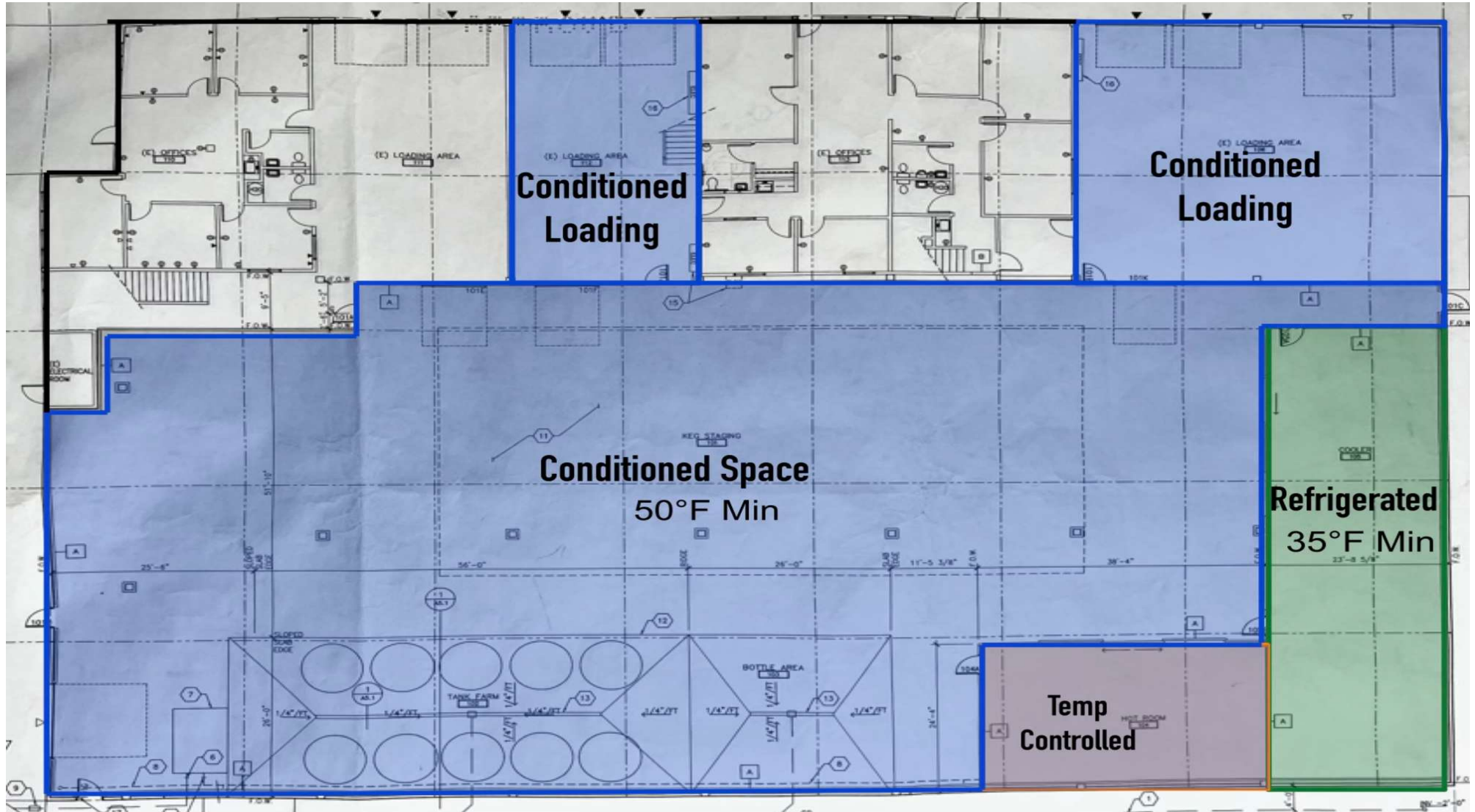
**ADDITIONAL PHOTOS**



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# FLOOR PLANS



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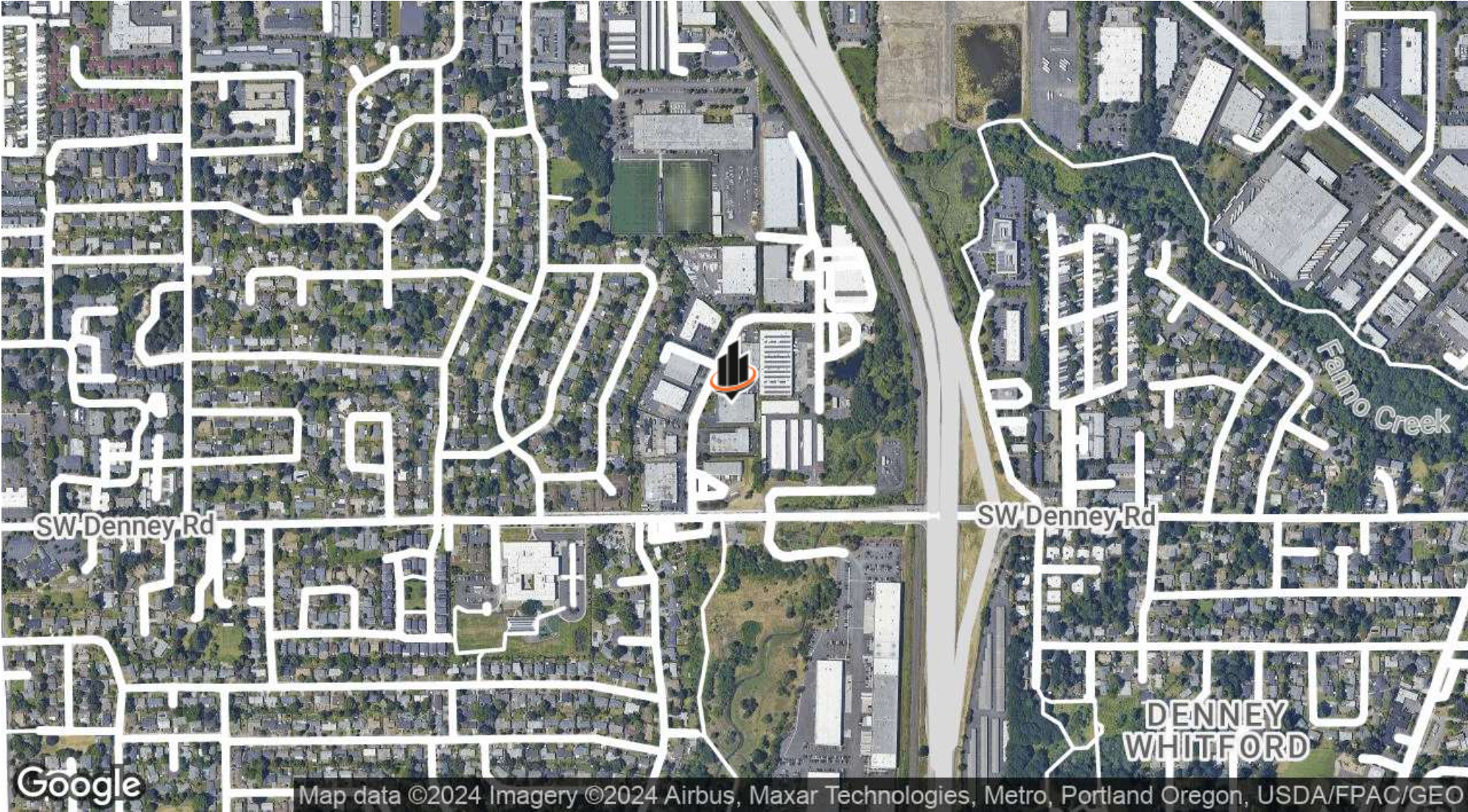
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**LOCATION MAP**

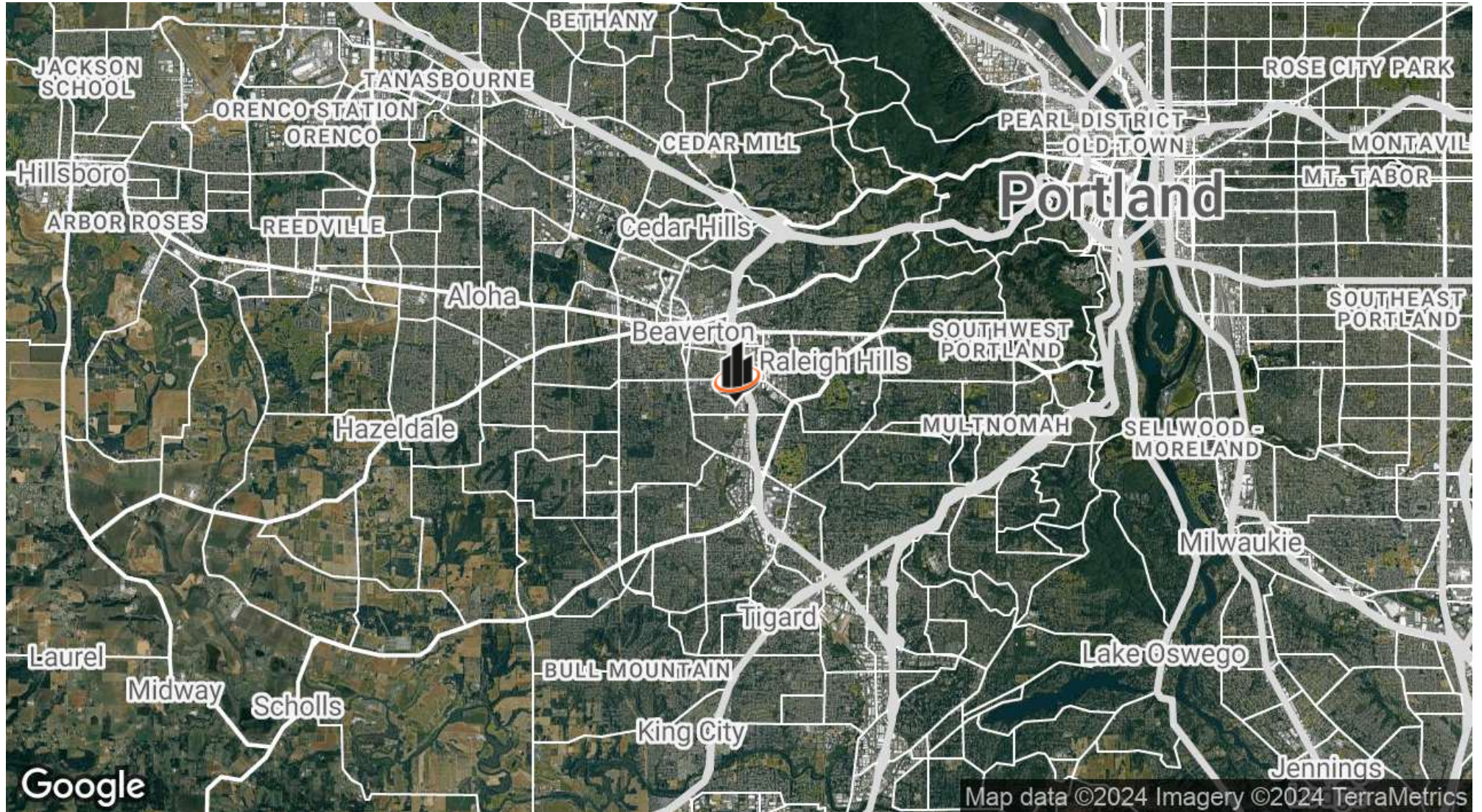


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# REGIONAL MAP



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SVN | BLUESTONE 6