

3923 OLD SALEM RD NE

Industrial Outdoor Storage/Trucking Site 16,754 SF (Warehouse & Office) I 9-AC (≈ 5.5-AC Improved)

3923 Old Salem Rd NE, Albany, OR

- Strategically located less than one minute from the I-5 on/off ramps
- · Excellent access, with multiple ingress and egress locations
- Ideal for operations that depend on quick highway connectivity
- Warehouse/truck repair building with multiple drive-thru bays
- Available upon closing (Tenant may consider short term leaseback)

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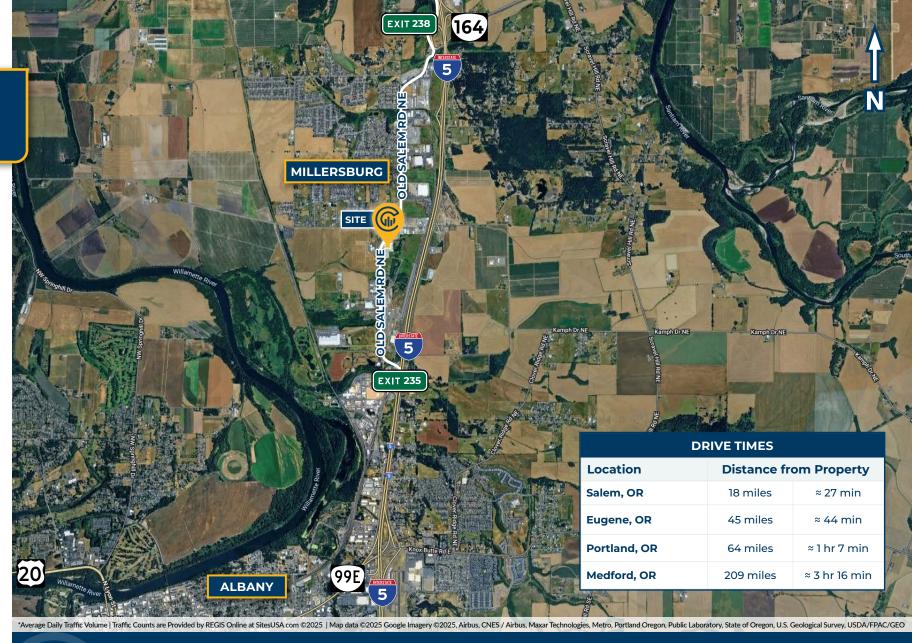
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PROPERTY DETAILS	
Address	3923 Old Salem Rd NE Albany, OR 97321
Use Type	Industrial Outdoor Storage / Trucking
Building Size	16,754 SF (Warehouse & Office)
Lot Size	9 Acres (±5.50 Acres Improved)
Lot Condition	Partially Paved / Fully Lit
Loading	Six (6) Grade Doors Drive-Thru Capability
Clear Height	19'
Zoning	HI (Heavy Industrial)
Sale Price	\$3,850,000 (\$16 PSF)







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