

FOR SUBLEASE

5759 NE Columbia Blvd - Bldg 3 - Portland, OR 97218



±13,500 SF WH with Office Available

Functional space with ±3,500 SF Office Buildout @ Columbia Commerce Park

- Term through April 30, 2028
- ±13,500 SF Shell / ±3,500 SF Office
- Office includes: Reception, Privates, Conference, Group Rooms, Open Work Space, Breakroom, Restrooms & Storage
- Zoning: IG2 (General Industrial 2)
- Eleven (11) Dock High Doors
- Two (2) Drive-In / Grade Doors
- Wet Sprinklers / 22' Clear Height
- 3-Phase Power
- On-Building Signage Possibilities
- Centrally Located in Airport Way

Please Call for Details

(Do Not Disturb Tenant)



Aaron Watt

Executive Managing Director
+1 503 279 1779
aaron.watt@cushwake.com

Adam McCostlin

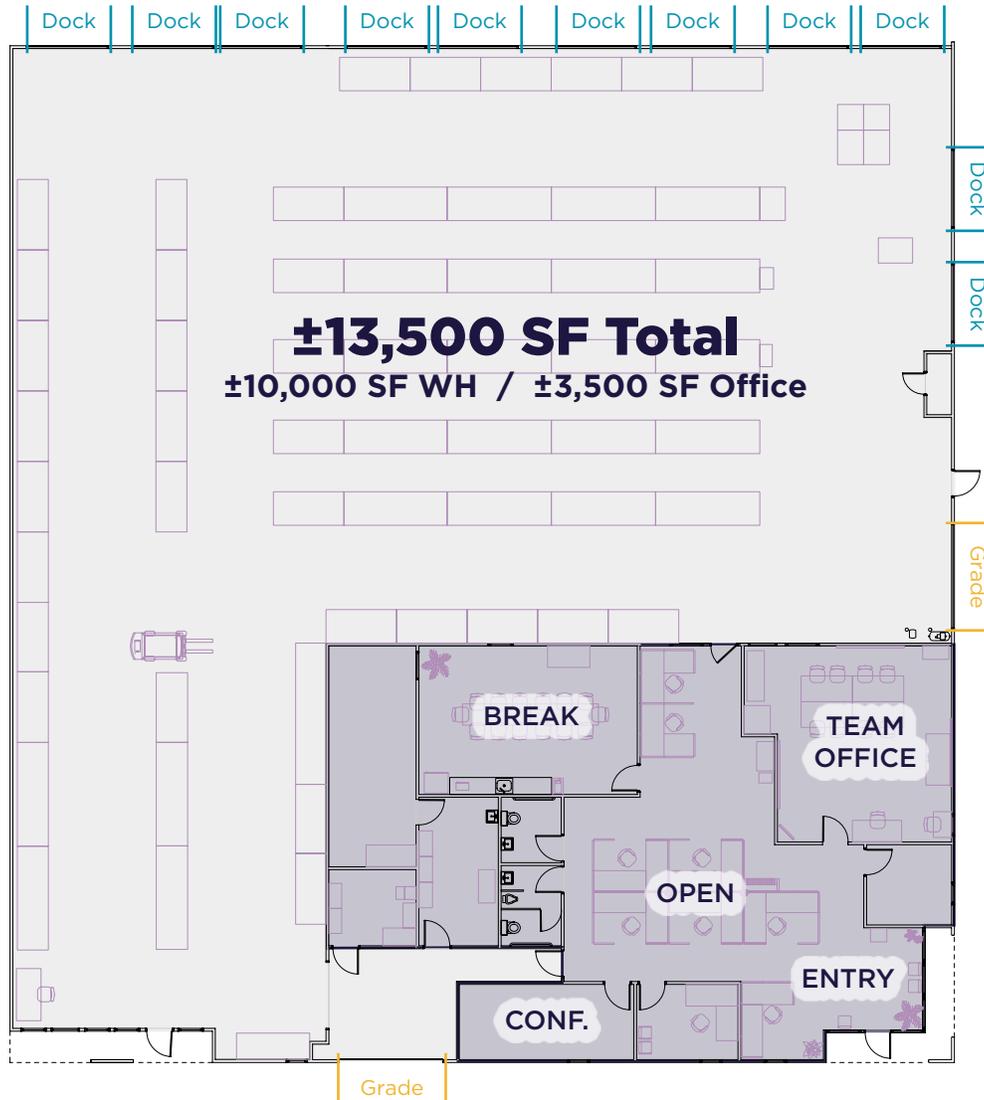
Managing Director
+1 317 341 2226
adam.mccostlin@cushwake.com

Keegan Clay

Executive Director
+1 503 279 1704
keegan.clay@cushwake.com

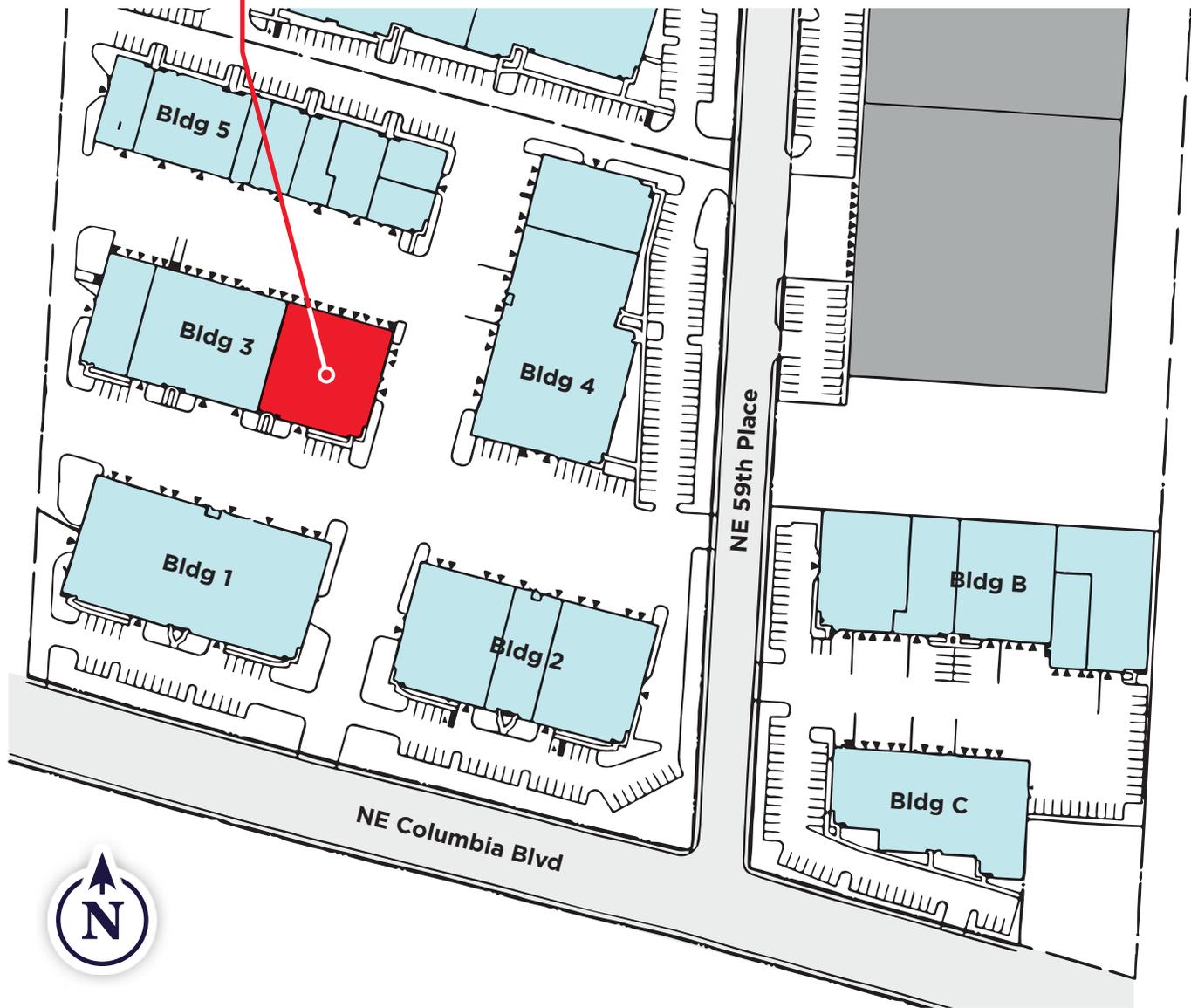
Floor Plan & Photos

5759 NE Columbia Blvd - Bldg 3 - Portland, OR 97218



Site Plan

5759 NE Columbia Blvd - Bldg 3 - Portland, OR 97218



Space Detail & Highlights

Great opportunity to lease $\pm 13,500$ SF of functional space at Columbia Commerce Park - a professionally owned and managed business park in NE Portland's popular Airport Way submarket.

The property is conveniently located along NE Columbia Blvd, and approximately 2.0 miles to I-205 via exit 23B. Immediate access to NE Columbia Blvd and NE Sandy Blvd, and nearby NE 82nd Avenue provide efficient routes to Portland International Airport, I-205, I-5 and I-84 - all premiere logistical access points. You'll also find Costco Wholesale just behind the business park / around the corner.

The end cap space boasts $\pm 3,500$ SF (estimated) of office including a reception, private offices, conference room, group work / meeting rooms, open work space, breakroom, two restrooms, storage and more. The $\pm 10,000$ SF warehouse offers two (2) drive-in / grade doors and eleven (11) dock high doors!

Regional Map

5759 NE Columbia Blvd - Bldg 3 - Portland, OR 97218



Interchange
1.9 miles



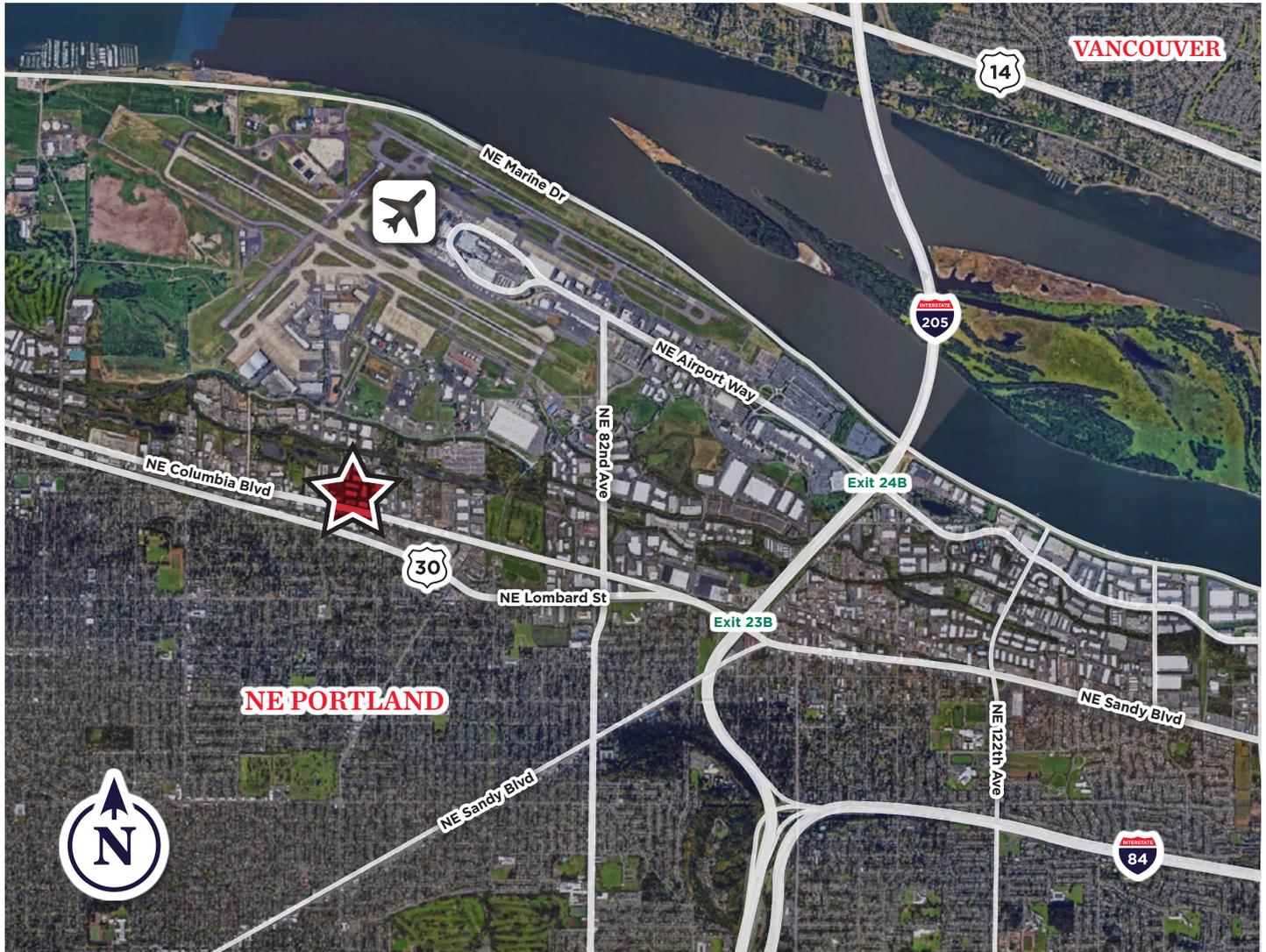
Interchange
3.2 miles



PDX Airport
3.3 miles



CBD / Downtown
8.5 miles



Aaron Watt
Executive Managing Director
+1 503 279 1779
aaron.watt@cushwake.com

Adam McCostlin
Managing Director
+1 317 341 2226
adam.mccostlin@cushwake.com

Keegan Clay
Executive Director
+1 503 279 1704
keegan.clay@cushwake.com