



FOR LEASE



AVAILABLE AUGUST 2024



1700 SE GRAND AVENUE

Industrial Space: 17,000 SF Industrial Building

1700 SE Grand Ave, Portland, OR

Freestanding building with frontage on SE Grand Ave. Great location in Southeast Portland less than one mile from I-5. Access to international air transportation and proximity to Portland International Airport and downtown Portland, both only several miles away.

STEPHEN OSSEY
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DON OSSEY, SIOR
Principal
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PROPERTY DETAILS

Total SF	17,000 SF
Lot Area	0.57 AC
Office SF	~ 2,500 SF
Construction	Masonry
Dock Loading	None
Grade Loading	3 Grade (10' x 14')
Clear Height	12'-18'
Sprinklers	Wet
Power	3-Phase
Auto Parking	20 Parking Spaces (.128/1,000 SF)
Zoning	General Industrial 1 (GI1)
Availability	August 2024

Fenced, Secured, and Paved Off Street Parking or Storage Frontage on SE Grand Ave

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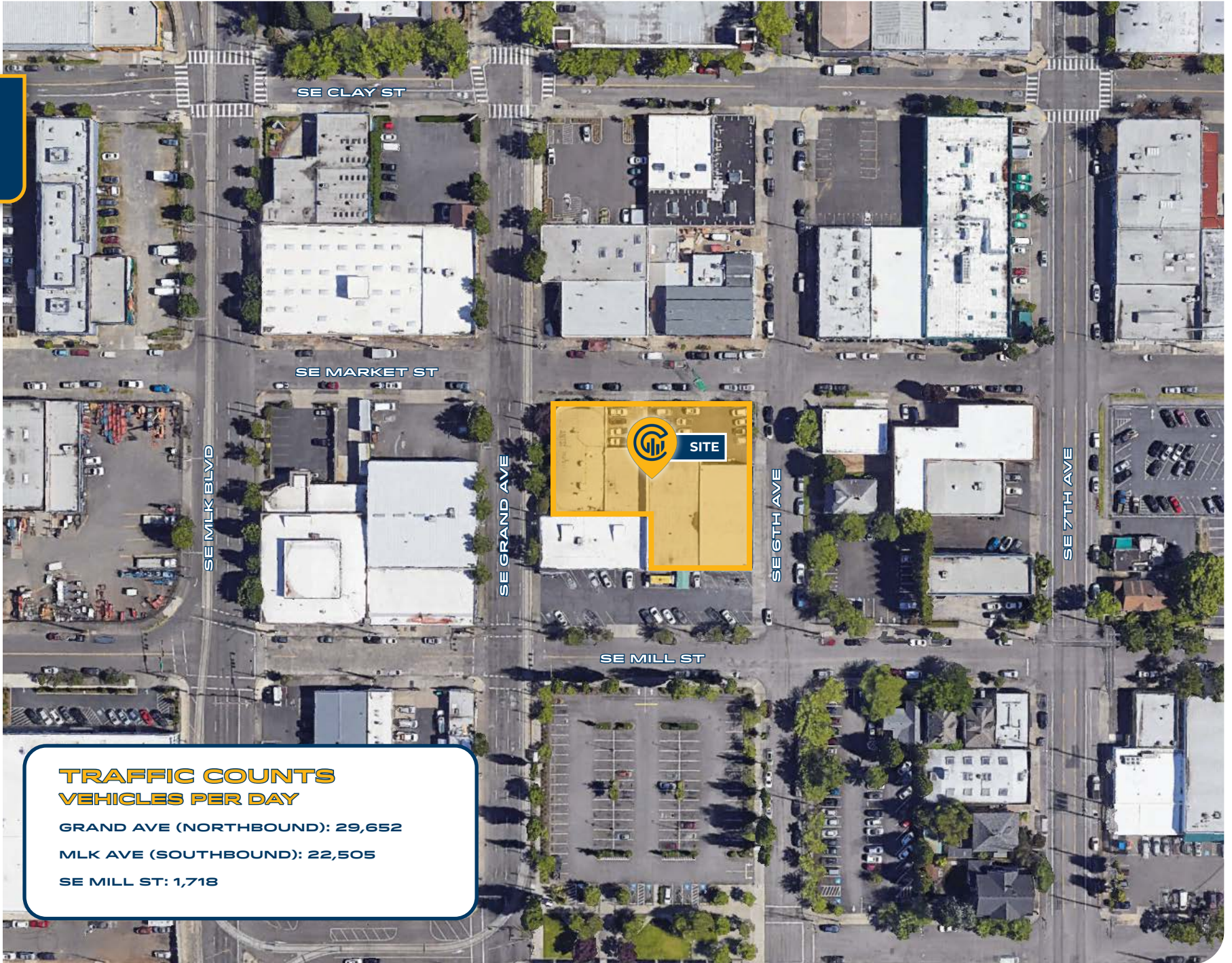
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AERIAL VIEW



**TRAFFIC COUNTS
VEHICLES PER DAY**

GRAND AVE (NORTHBOUND): 29,652
MLK AVE (SOUTHBOUND): 22,505
SE MILL ST: 1,718



NEIGHBORHOOD MAP

