

Tigard Industrial Park

9800-9900 SOUTHWEST TIGARD STREET, TIGARD, OR 97223

Building 1
8,041 SF

Building 4
20,159 SF

Building 2
27,657 SF

Stu Peterson, SIOR
503.972.7288
stu@macadamforbes.com
Licensed in OR & WA

2 Centerpointe Drive, Suite 500 | Lake Oswego, OR 97035 | WWW.MACADAMFORBES.COM | 503.227.2500

All of the information contained herein was obtained either from the owner or other parties we consider reliable. We have no reason to doubt its accuracy, however we do not guarantee it.

FOR LEASE

**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES

FOR LEASE

9800-9900 Southwest Tigard Street, Tigard, OR 97223

PROPERTY DESCRIPTION

Very functional, affordable, and extremely well located industrial space. With great divisibility and immediate availability.

LOCATION DESCRIPTION

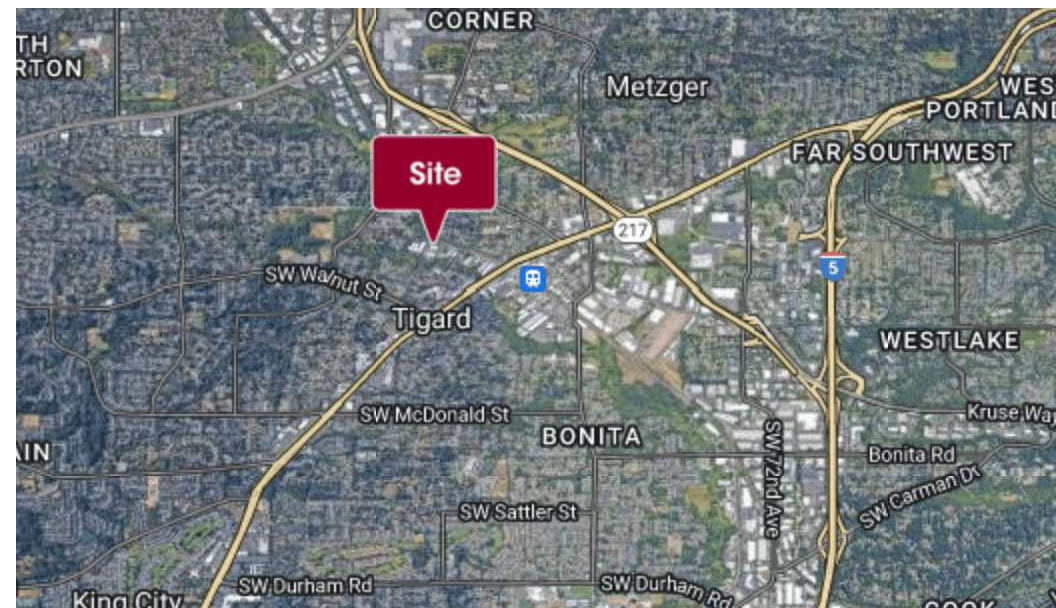
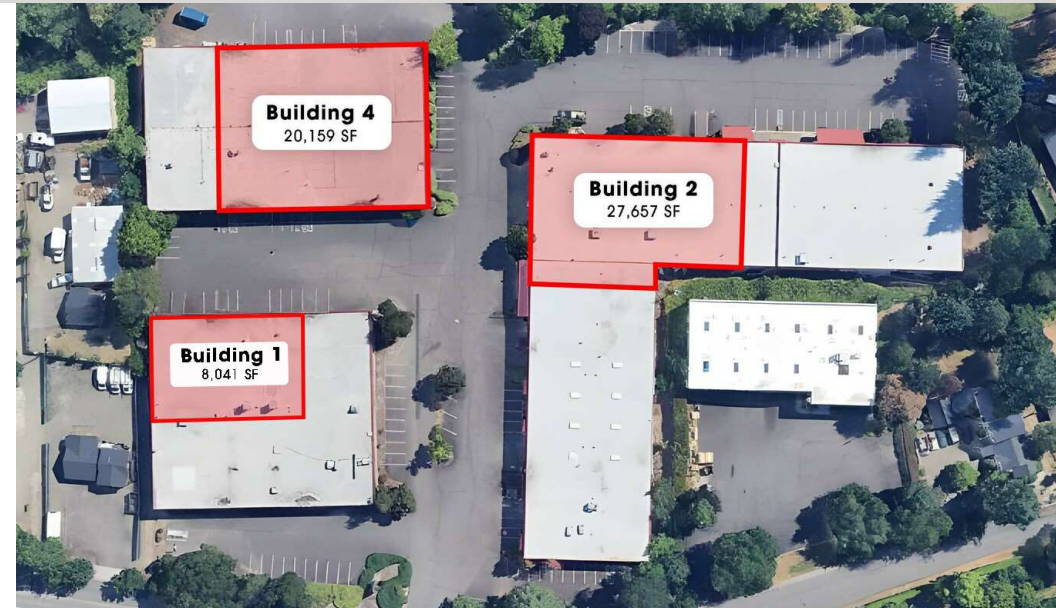
Great location in the heart of Tigard. Minutes to Downtown Tigard and Highway 217 at two exits.

OFFERING SUMMARY

Lease Rate:	\$0.80 SF/month (NNN)
NNN:	\$0.23 SF/month
Available SF:	3,000 - 27,657 SF
Loading:	Dock & Grade

SPACES	LEASE RATE	SPACE SIZE	OFFICE SIZE
Building 1	\$0.80 SF/month	3,000 - 8,041 SF	1,800 SF
Building 2	\$0.80 SF/month	5,000 - 27,657 SF	4,686 SF
Building 4	\$0.80 SF/month	7,700 - 20,159 SF	200 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	570	1,843	5,605
Total Population	1,337	4,551	13,855
Average HH Income	\$91,010	\$96,692	\$113,157



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