



FOR LEASE



SANTIAM
INDUSTRIAL CENTER

For Lease: 51,133 Total SF (39,931 SF Freezer)

930 W Washington St, Stayton OR 97383

Introducing a great opportunity to lease in the growing city of Stayton! Centrally located between Portland & Eugene and conveniently two miles away from Hwy 22 and 13 miles from I-5. The former NORPAC Facility is currently undergoing a \$15 million renovation. Enjoy great site amenities such as heavy power, varying sized spaces, excess yard space, food production improvements, and much more!

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CURT ARTHUR, SIOR

Managing Director

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**Broker has ownership interest in this property*



Architectural Floor Plan Details:

- FREEZER**: Located on the left side of the main building.
- CIRCULATION/LOADING**: Located at the bottom of the main building.
- 7 (E) DOCK DOORS**: Located along the left side of the main building.
- ± 30' - 0"**: Dimension for the freezer section.
- ± 22' - 0" CLR**: Clear height dimension for the main area.
- ± 40' - 0"**: Dimension for the proposed office area.
- PROPOSED OFFICE**: Located near the bottom left of the main building.
- (E) BARN STYLE DOOR**: Located on the right side of the main building.
- COMMON FIRE PROTECTION**: Indicated area near the office.
- 20 NEW AUTO PARKING SPACES**: Located outside the main building.

Total SF	100,000
Dock Doors	7
Freezer	10,000
Clear Height	22'-0"
Lease Rates	\$10.00/SF
Surplus Land	10.00 Acres

PROPERTY DETAILS	
Total SF	Freezer Space: 39,931 SF Ambient Warehouse Space: 8,406 SF Proposed Office (BTS): 2,795 SF Space Total: 51,133 SF
Dock Doors	7 (Seven) Doors
Freezer	Freezer (-10°F) Ammonia System
Clear Height	22'
Lease Rates	<ul style="list-style-type: none"> Ambient: \$0.55/SF Freezer: \$1.20/SF Office: \$1.40/SF
Surplus Land	1-5 Acres Available

FREEZER LOCATION

