



FOR LEASE

6730 SOUTHWEST MCEWAN ROAD

LAKE OSWEGO, OR 97035

STU PETERSON, SIOR
503.972.7288
stu@macadamforbes.com

**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES



PROPERTY DESCRIPTION

Prime location industrial building featuring secured outdoor yard storage, heavy power capacity, and covered team dock loading. Conveniently located just 3 minutes from I-5 and 5 minutes from Bridgeport shopping center.

PROPERTY HIGHLIGHTS

- Fenced Yard
- Covered loading with load leveler
- Heated and Insulated
- 2500 amp 480/227 3 phase power

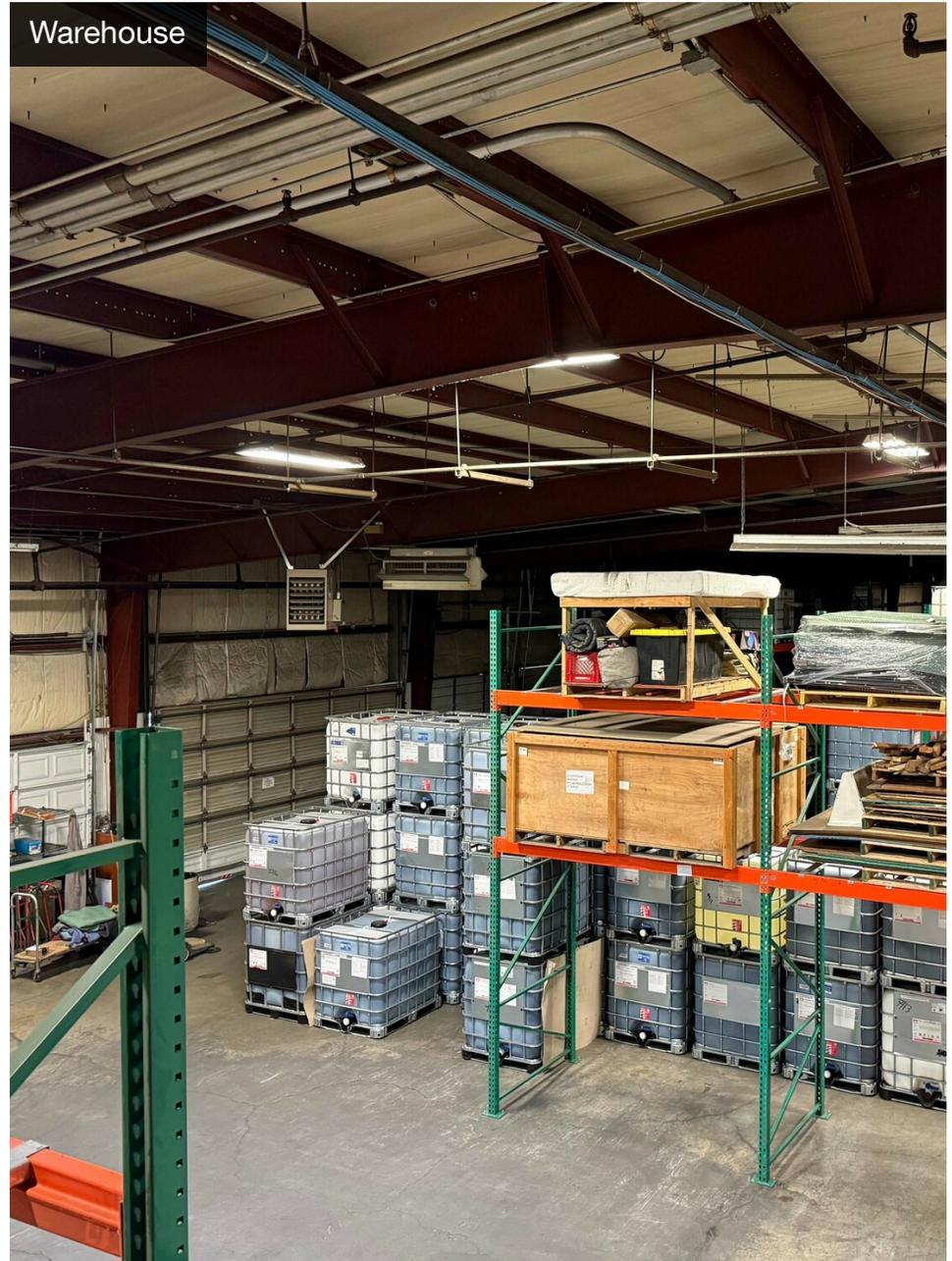
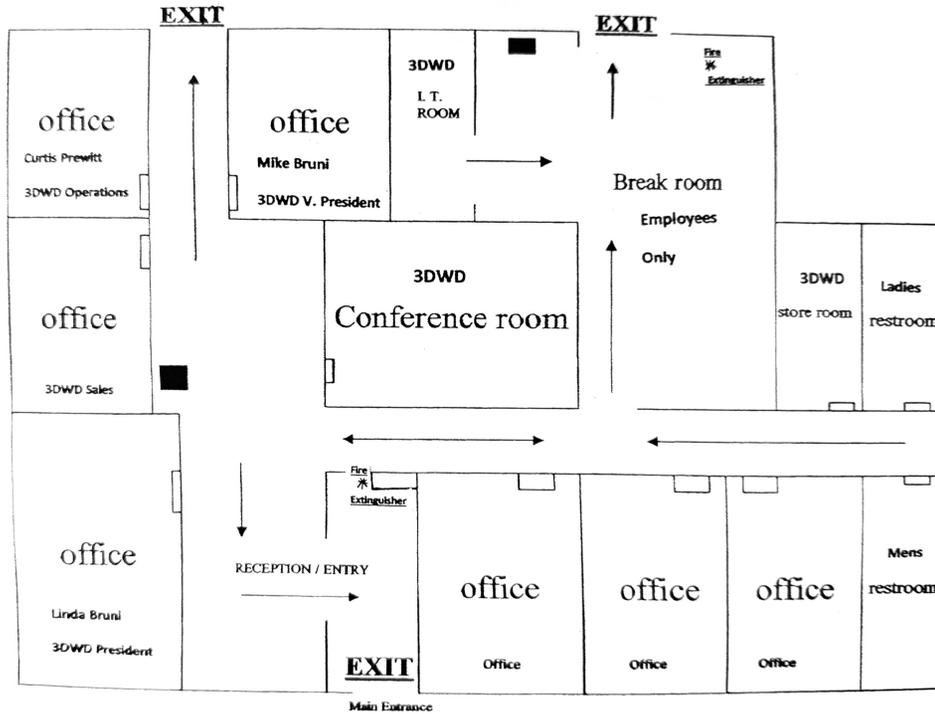
OFFERING SUMMARY

Lease Rate:	\$20,886.00 per month (NNN)
NNNs:	\$0.15/SF/month
Building Size:	24,572 SF
Office Size:	2,772 SF
Lot Size:	1.84 Acres
Clear Height:	17' - 21'
Loading:	5 Dock High / 1 Grade Level
Sprinkler:	Wet System

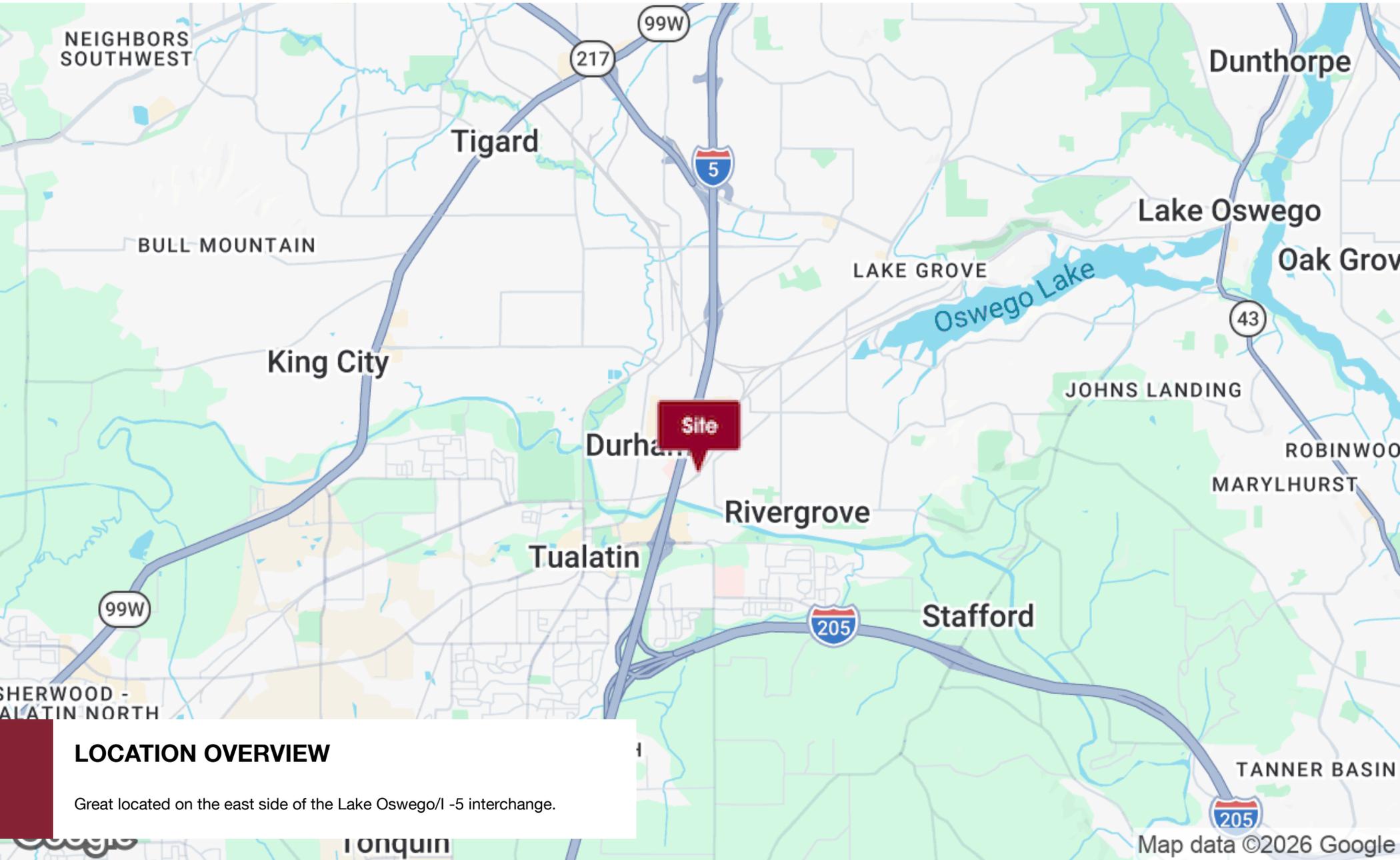
STU PETERSON, SIOR

503.972.7288 | stu@macadamforbes.com

Office Plan



STU PETERSON, SIOR
503.972.7288 | stu@macadamforbes.com



STU PETERSON, SIOR

503.972.7288 | stu@macadamforbes.com