

Stafford Distribution Center, Building B

10,000 SF WITH DOCK AND GRADE

9565 SW RIDDER ROAD, WILSONVILLE, OR 97070

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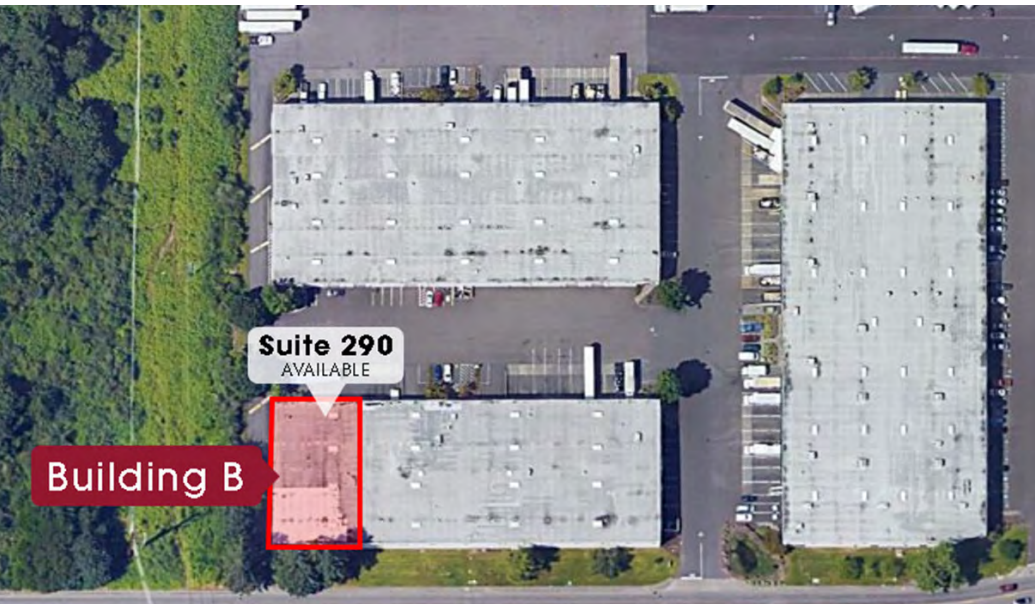


PROPERTY DESCRIPTION

Stafford Distribution Center is a 4-building warehouse/distribution project. The Park is located at the North Wilsonville exit of I-5 offering outstanding access to I-5 and I-205.

PROPERTY HIGHLIGHTS

- Sprinkler: Wet system
- Clear Height: 24'
- Parking Ratio: 0.9/1000
- Power: 480 volt 3 phase 250 amp



SPACES	LEASE RATE	OFFICE SURCHARGE	SPACE SIZE
Building B - Suite 290	\$0.95 SF/month	\$1.10 (350 SF)	10,323 SF



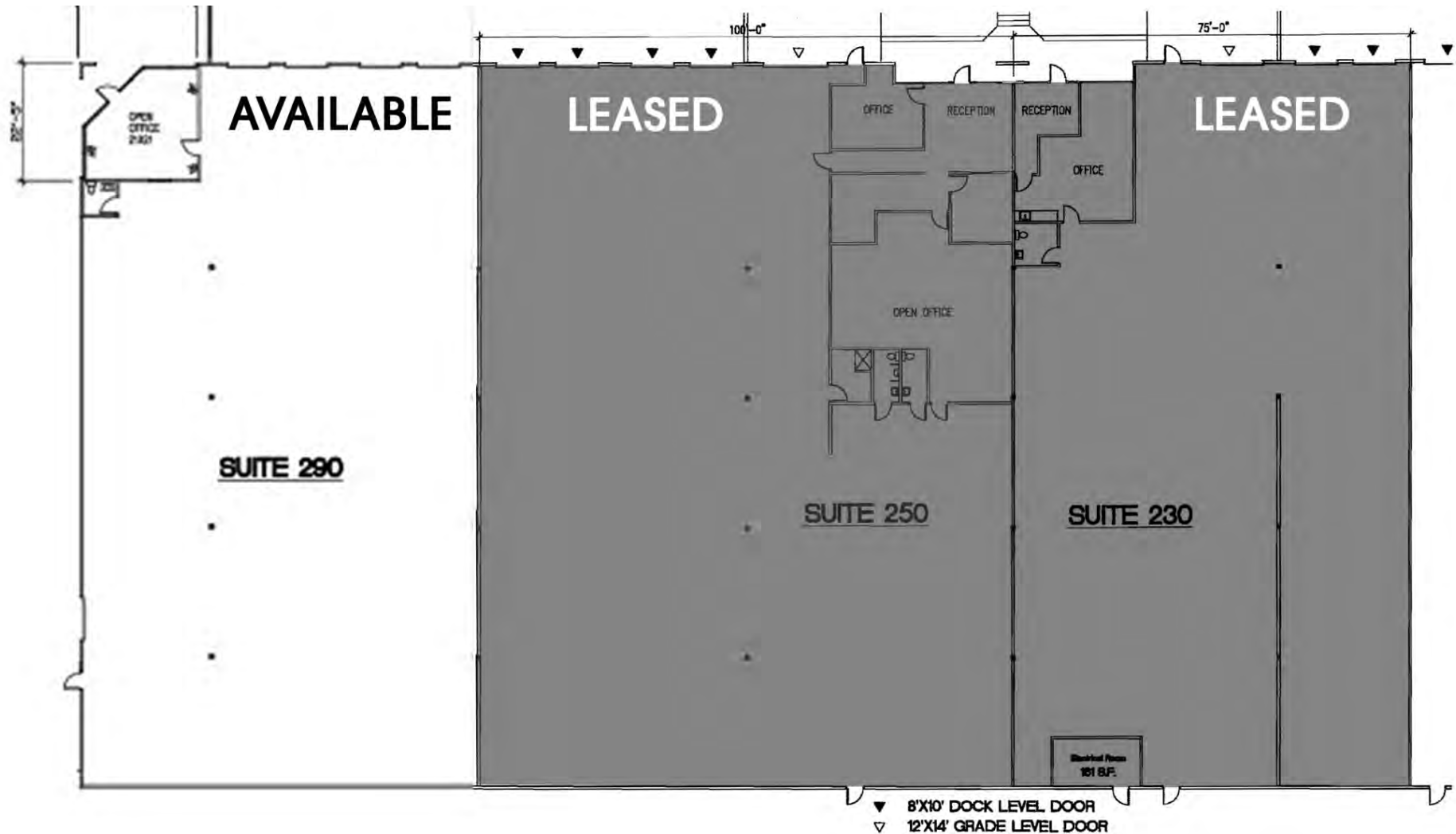
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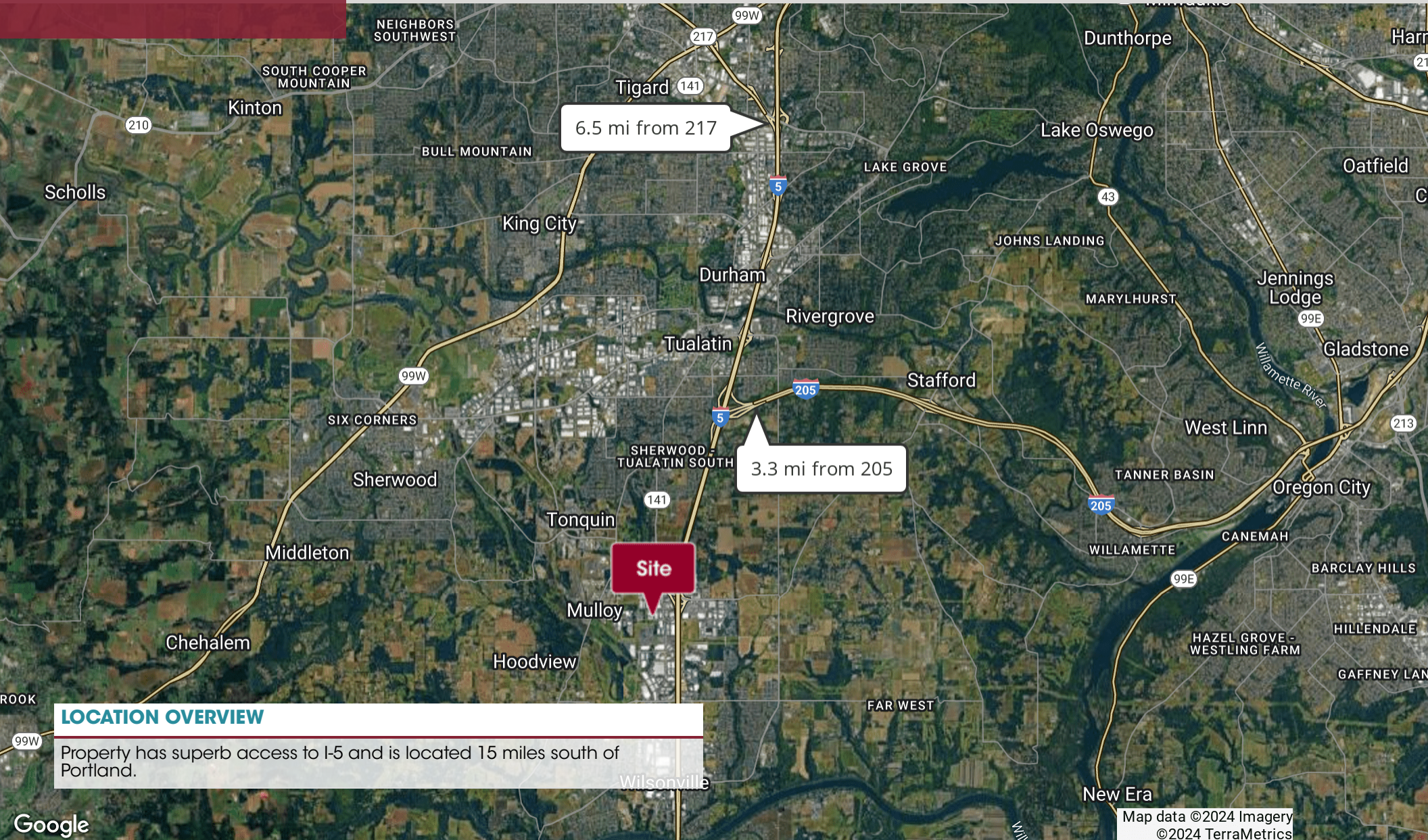
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LOCATION OVERVIEW

Property has superb access to I-5 and is located 15 miles south of Portland.

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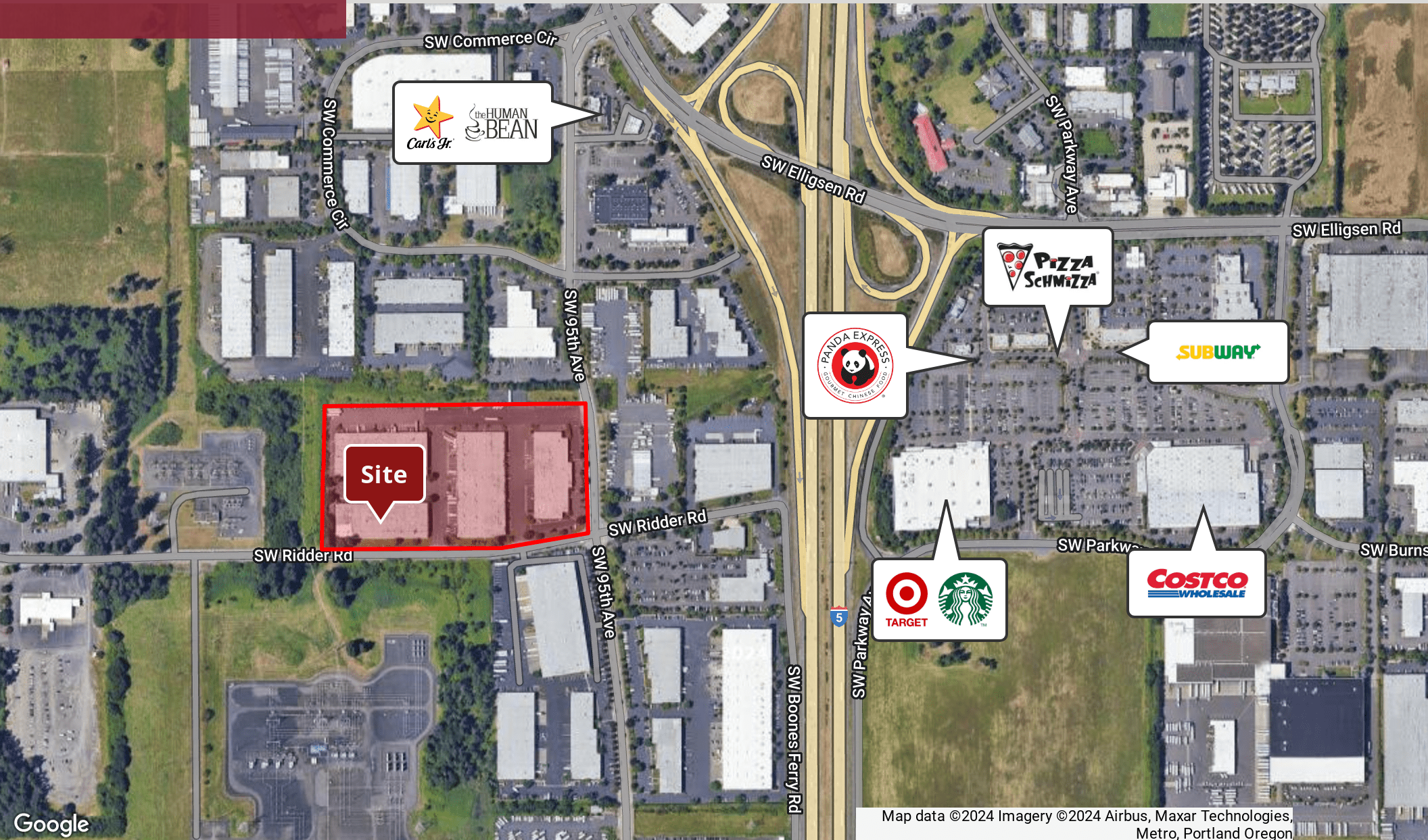
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