

FOR SALE OR LEASE

8140 N COMMERCIAL AVE

*23,980 SF Warehouse on 3.03 AC
with Immediate Access to I-5.*

PORTLAND, OR

N COLUMBIA BLVD

N VANCOUVER AVE

N COMMERCIAL AVE

KIDDER.COM

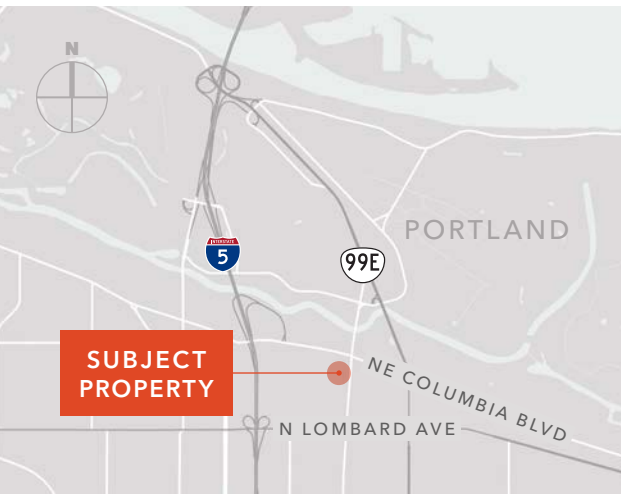
km Kidder
Mathews

8140 N COMMERCIAL AVE



*23,980 SF warehouse on 3.03 AC
with immediate access to I-5.*

ADDRESS	8140 N Commercial Ave, Portland, OR
BUILDING SIZE	23,980 SF
LAND AREA	131,987 SF
SITE COVERAGE	18.2%
YEAR BUILT	1941
ZONING	Heavy Industrial (IH)
CEILING HEIGHT	13' - 17.5'
POWER	3-phase
LOADING	6 grade doors
VISIBILITY	Great signage along Columbia Blvd
LOCATION	Easy access to I-5 and PDX

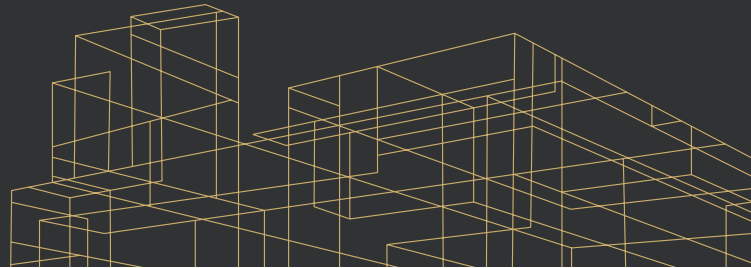


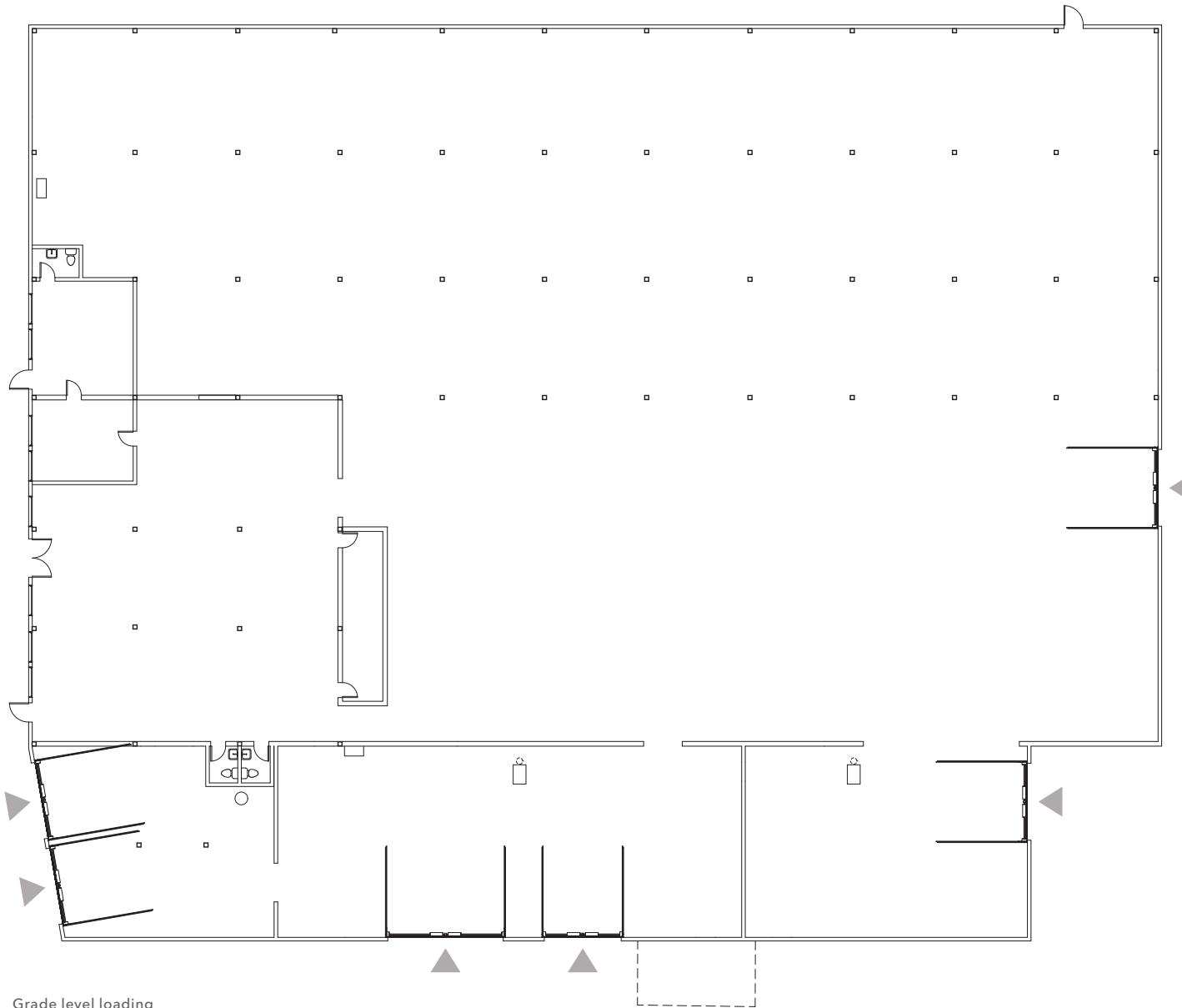
\$3.35M

SALE PRICE

CALL

FOR NNN LEASE RATE





▲ Grade level loading

23,980 SF

AVAILABLE

13' - 17.5'

CLEAR HEIGHT

6

GRADE LEVEL DOORS

\$3.35M

SALE PRICE

CALL

FOR NNN LEASE RATE

8140 N COMMERCIAL AVE

Columbia River

PORTLAND INTERNATIONAL RACEWAY

DELTA PARK

LABOY	Guitar Center	DICK'S SPORTING GOODS
LOWE'S	Fleherman's Marine & Outdoor	COUNTRY INN & SUITES

HAYDEN MEADOWS SQUARE

COLUMBIA EDGEWATER COUNTRY CLUB

BLASEN & BLASEN LUMBER CORPORATION

PORTLAND

PDX INTERNATIONAL AIRPORT

amazon

CHRISTENSEN

FedEx

RIVERSIDE GOLF & COUNTRY CLUB

FERGUSON

SUBJECT PROPERTY

Ryder

McDonald's

PAPE

Fred Meyer

Mondelez

TEC Equipment

Javier's TACOS

NE COLUMBIA BLVD

WOODLAWN CITY PARK

NEW SEASONS MARKET

5

99E

PENINSULA PARK

Walgreens

CAMPANA

THE RESTAURANT

FERNHILL PARK

SAFeway

ALBERTA PARK

AVAILABLE FOR SALE OR LEASE

KIDDER MATHEWS





8140 N COMMERCIAL AVE

*For more information on
this property, please contact*

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