

FOR LEASE



1265 S BERTELSEN RD | EUGENE, OREGON

HIGH QUALITY WAREHOUSE WITH OFFICE

- Corner Unit: 3,250 SF
- Front Office with Restroom
- One 12' X 12' Powered-Grade Door / One Warehouse Man Door
- Excellent W Eugene Location with Easy Access to Beltline & I-5
- **Lease Rate: \$0.99/SF Gross (Tenant pays utilities, janitorial, & garbage)**



SUZANNE KINTZLEY
suzannek@campbellre.com
(541) 915-6009

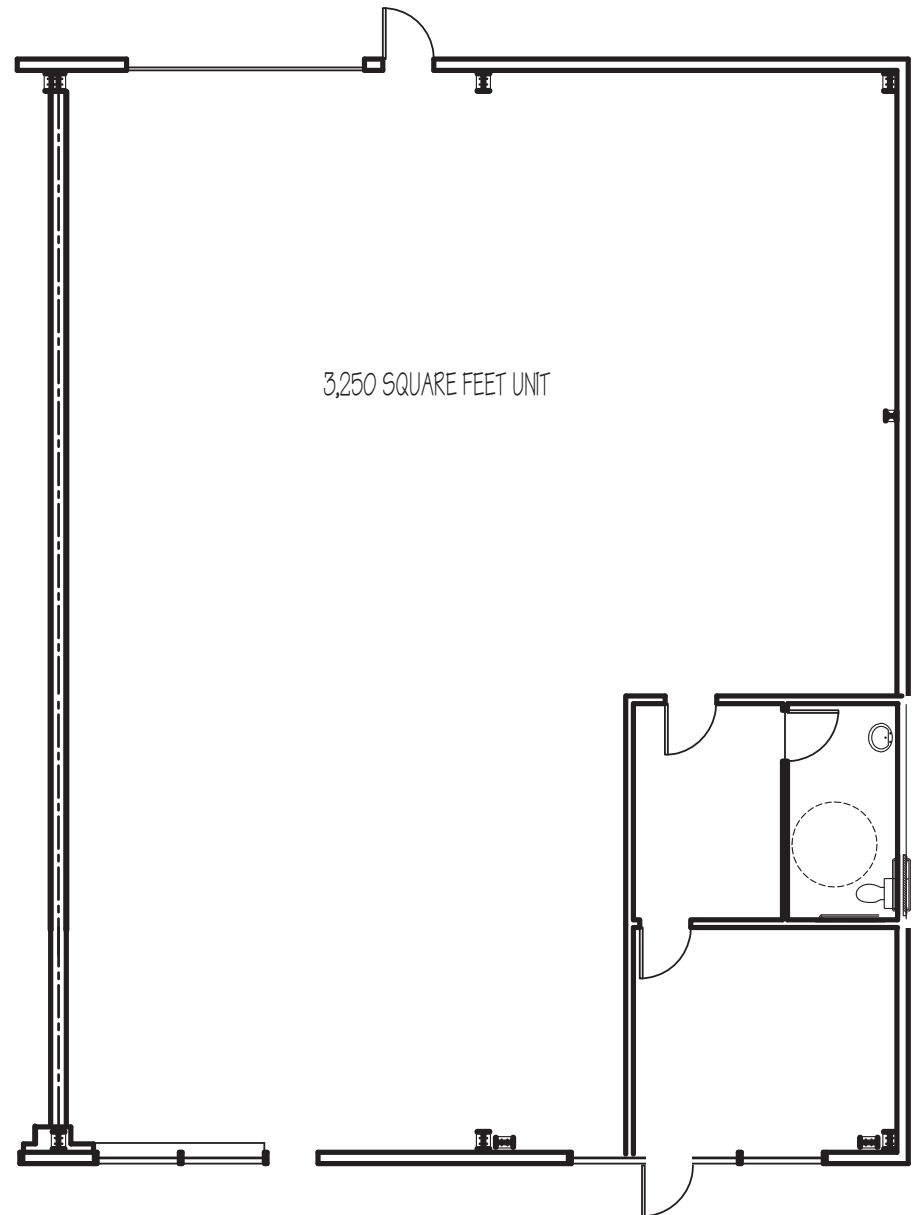
Licensed in the State of Oregon

ABBY HYLAND-SCOTT
abby@campbellre.com
(541) 556-4813

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PROPERTY & SPACE HIGHLIGHTS

- 16' Clear Height
- Fully Insulated
- 400 AMPS
- Front Office with Restroom
- HVAC in Office Area
- One 12' X 12' Powered-Grade Door
- One Warehouse Man Door
- Comcast Available in Building
- Ample Parking

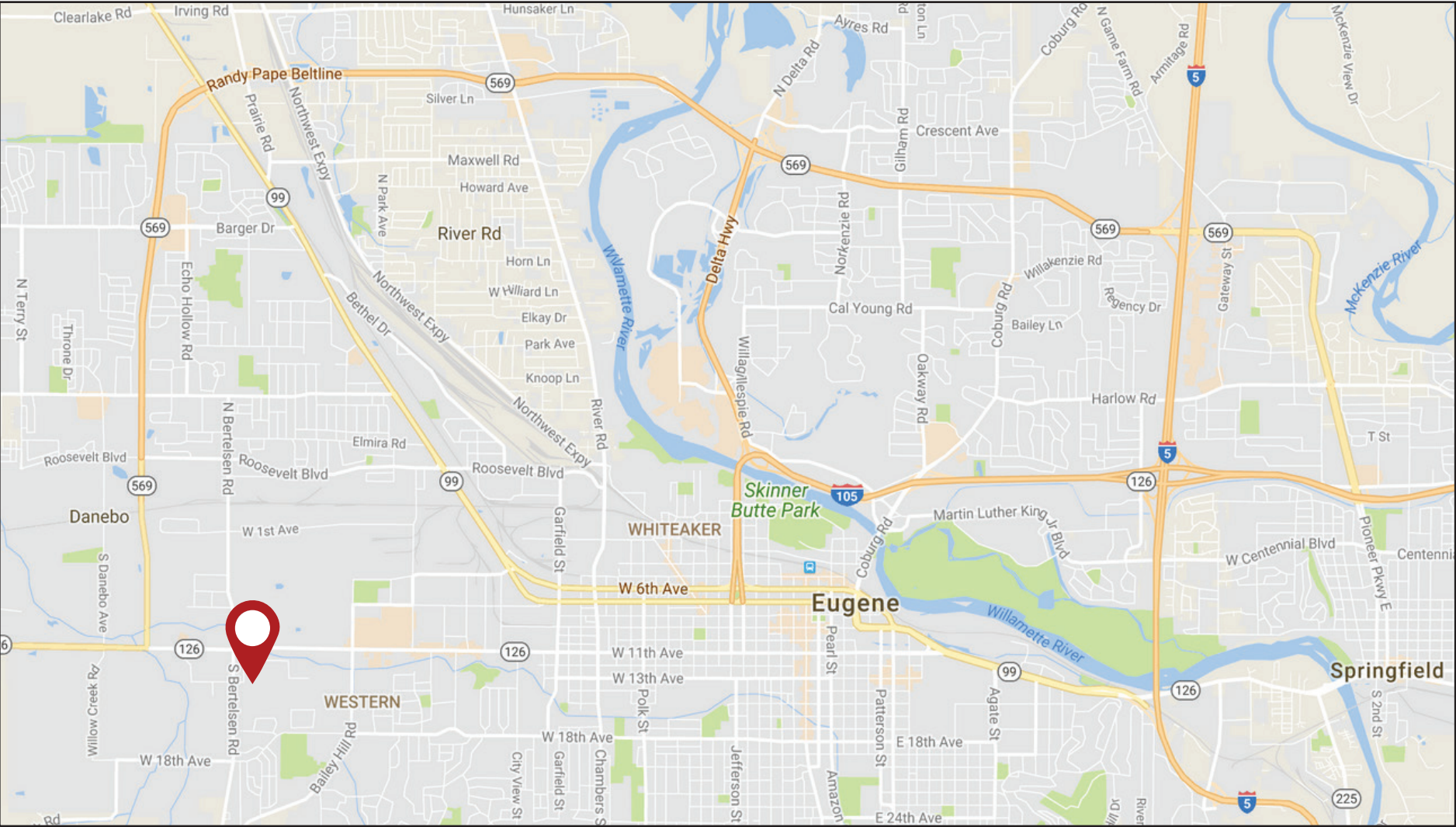


PROPERTY LOCATION



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