

Central Eastside Food Production Space

3634 SE 20TH AVENUE, PORTLAND, OR 97214

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Licensed in OR

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All of the information contained herein was obtained either from the owner or other parties we consider reliable. We have no reason to doubt its accuracy, however we do not guarantee it.

FOR LEASE

 **MACADAM
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COMMERCIAL REAL ESTATE SERVICES

FOR LEASE

3634 SE 20th Avenue, Portland, OR 97214

LOCATION DESCRIPTION

Located in the highly desirable Central Eastside Industrial District, this property is two blocks south of SE Powell Boulevard and surrounded by multiple industrial buildings and industrial tenants. Excellent access to downtown Portland and major freeways.

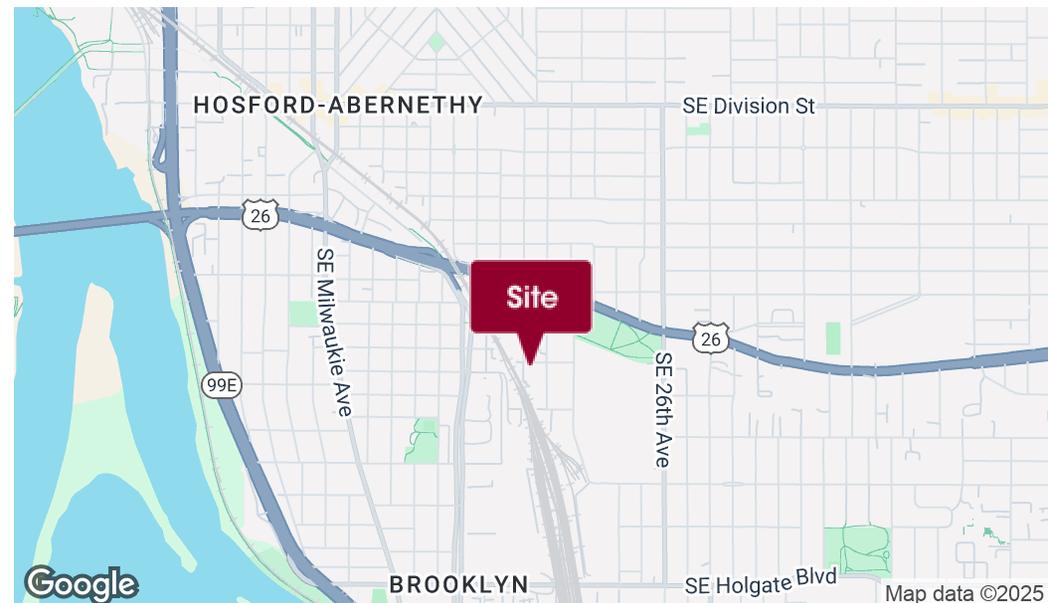
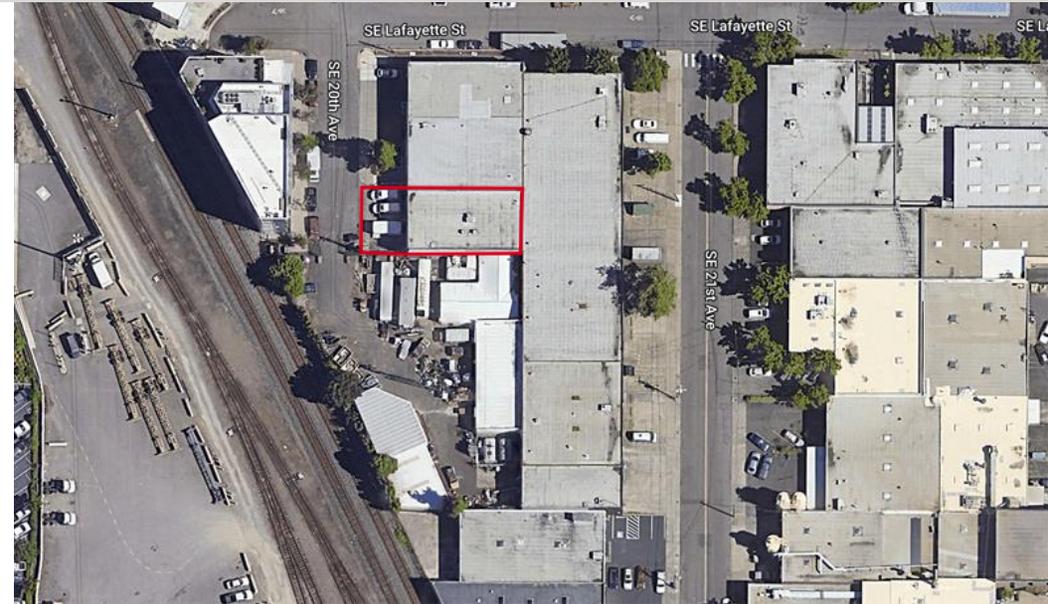
Locally owned by Bruun Properties which has multiple industrial buildings in the area, allowing tenants to relocate within the portfolio if requirements change.

PROPERTY HIGHLIGHTS

- Kitchen Space includes: 18' Hood, Stainless Steel Sinks and Tables and some equipment.
- Multiple Gas Lines and Kitchen Infrastructure
- (2) Walk-In Coolers & (1) Walk-In Freezer
- One Dock Door
- 18' Clear Height
- Restroom with a Shower
- Some off-street parking

OFFERING SUMMARY

Lease Rate:	Call For Rate
NNN's:	\$1,113.00 (\$0.31/SF)
Shell:	3,600 SF
Office:	500 SF



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