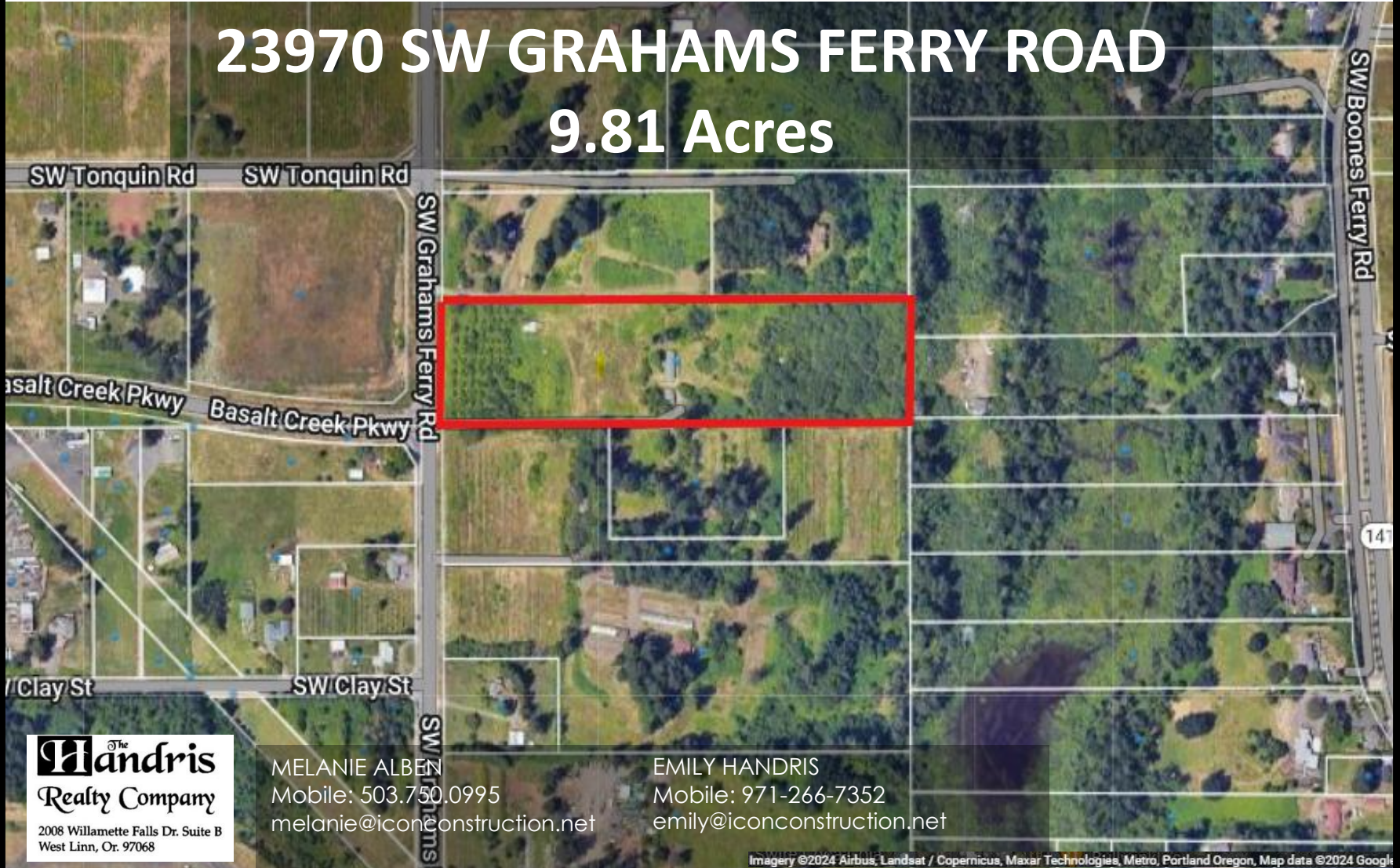


FOR SALE

23970 SW GRAHAMS FERRY ROAD
9.81 Acres



The Handris
Realty Company

2008 Willamette Falls Dr. Suite B
West Linn, Or. 97068

MELANIE ALBEN
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EMILY HANDRIS
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23970 SW GRAHAMS FERRY ROAD

\$4,750,000

- **9.81 acres -- Fully Usable**
- **City of Tualatin's Basalt Creek Employment Zone**
- **Current Washington County FD-20 zoning**
- **Future City of Tualatin Basalt Creek Employment Zoning (BCE) allows manufacturing**

This 9.81 acre property, currently zoned FD-20, is included in the Basalt Creek Employment Zone in the City of Tualatin's Comprehensive Plan. The current Washington County FD-20 zoning allows contractor's establishment.

Once annexed into the City of Tualatin, this property will be zoned BCE, which permits a variety of industrial and manufacturing uses.

PROPERTY HIGHLIGHTS

- **Over 300 feet of SW Grahams Ferry frontage with excellent visibility**
- **Level to moderate slope**
- **Fully usable**



For More Information, Please Contact:

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Information deemed reliable although not guaranteed and subject to change

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