

# COLUMBIA COMMERCE PARK

5765 - 6440 NE 59TH PL | PORTLAND, OR

± 2,778 to ± 9,045 SF Available



FOR LEASE | INDUSTRIAL



For more information or a property tour, please contact:

#### GREG NESTING

503.225.8440

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Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to their own satisfaction.



# Norris & Stevens

INVESTMENT REAL ESTATE SERVICES

900 SW 5TH AVENUE • 17TH FLOOR • PORTLAND, OR 97204  
503.223.3171 • NORRIS-STEVENS.COM

# COLUMBIA COMMERCE PARK

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## INDUSTRIAL SPACES FOR LEASE

### DETAILS

#### BLDG 5:

- Suite 5769      • Suite 5785      • Suite 5777
- ± 7,463 SF      ± 2,806 SF      ± 3,624 SF
- ± 1,517 SF office      ± 951 SF office      ± 1,139 SF office
- (2) grade doors      (1) grade door      (1) grade door
- 120/208 VOLT      120/208 VOLT      120/208 VOLT
- Suite 5783      • Suite 5787
- ± 4,319 SF      ± 2,778 SF
- ± 1,308 SF office      ± 1,030 SF office
- (1) grade door      (1) grade door
- 120/208 VOLT      120/208 VOLT

#### BLDG 4:

- Suite 6539
- ± 9,045 SF
- ± 1,469 SF office
- (1) Oversized grade door
- (3) dock-high doors
- 277/480 VOLT

### FEATURES

- Very functional truck court with ample room for truck & trailer access
- Wet sprinkler system
- 3- electrical power
- Largest institutional grade business park in the Columbia Corridor submarket
- Professionally operated and managed
- Located with close proximity to the I-5 and 205 freeway interchange, PDX Airport and Cascade Station
- Call brokers for lease rate

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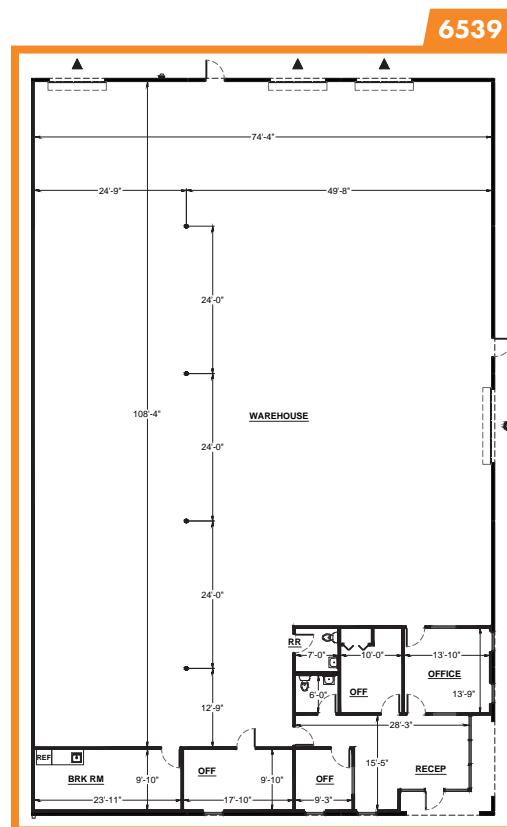
# COLUMBIA COMMERCE PARK

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SITE PLAN

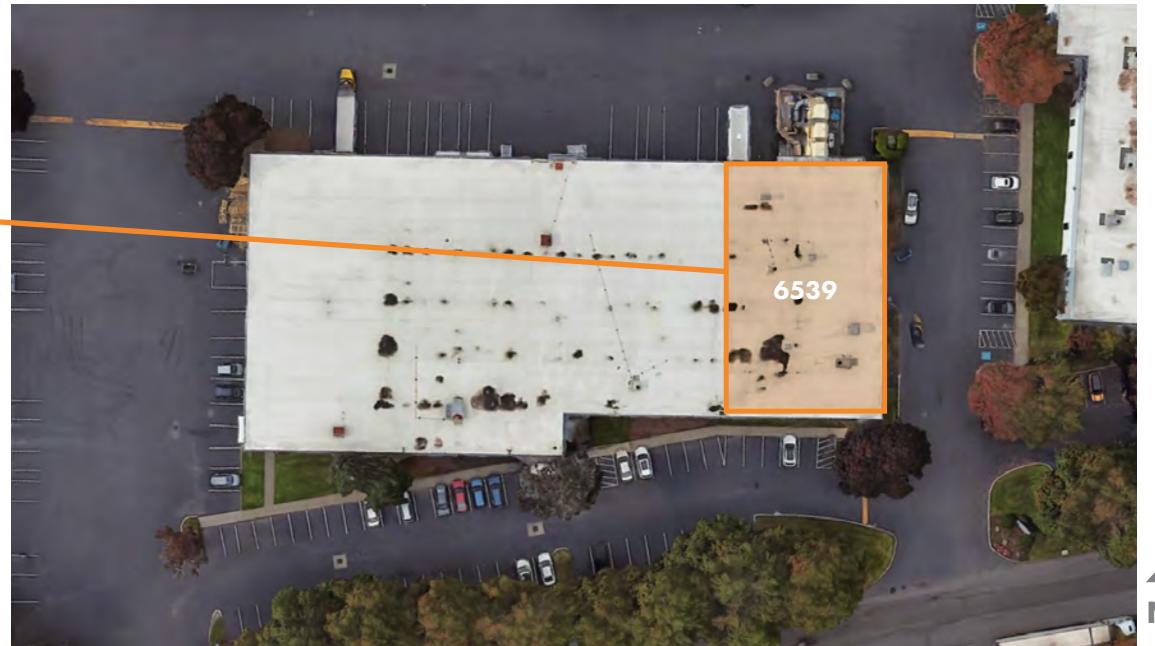
## BLDG 4 AVAILABILITY

SUITE	SHELL	OFFICE	GRADE DOORS	DOCK HIGH DOORS
6539	± 9,045 SF	± 1,469 SF	1	3



**POWER:**

- (3) 400 amp 480/277v 3 phase panels
- (1) 75 KVA transformer that feeds a 200 amp 120/208v three phase panel
- (1) 45 KVA transformer that feeds a 125 amp 120/208v three phase panel



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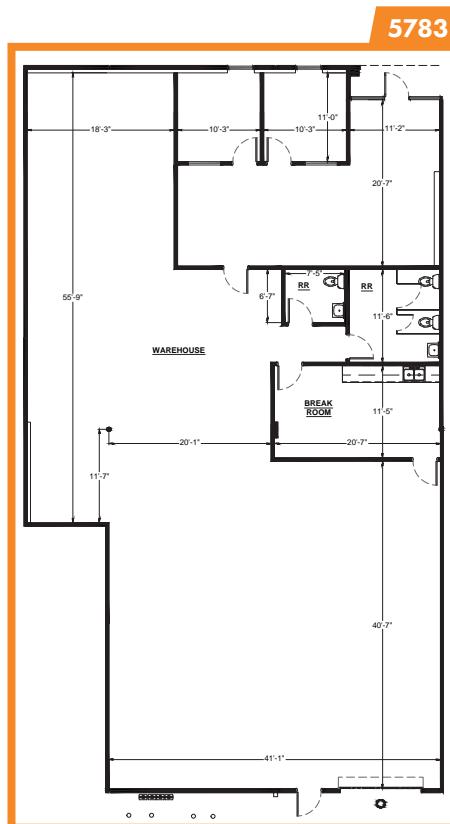
# COLUMBIA COMMERCE PARK

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SITE PLAN

## BLDG 5 AVAILABILITY

SUITE	SHELL	OFFICE	GRADE DOORS
5769	± 7,463 SF	± 1,517 SF	2
5777	± 3,624 SF	± 1,139 SF	1
5783	± 4,319 SF	± 1,308 SF	1
5785	± 2,806 SF	± 951 SF	1
5787	± 2,778 SF	± 1,030 SF	1



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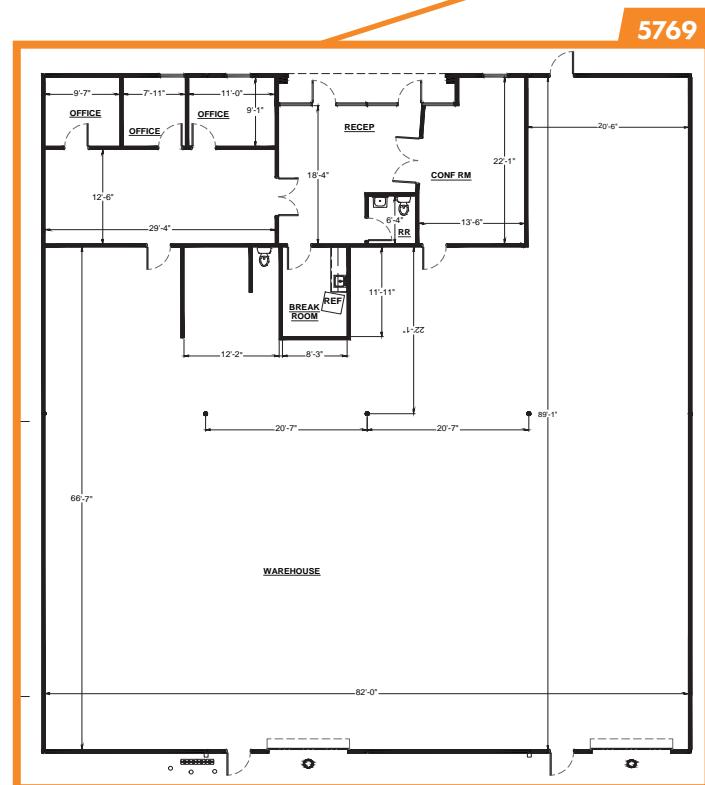
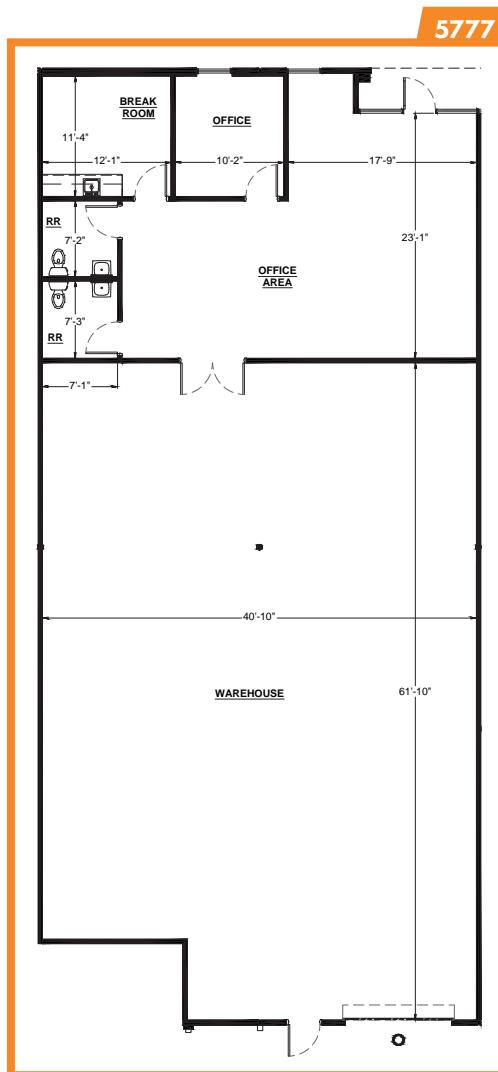
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SITE PLAN



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# COLUMBIA COMMERCE PARK

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SURROUNDING AREA



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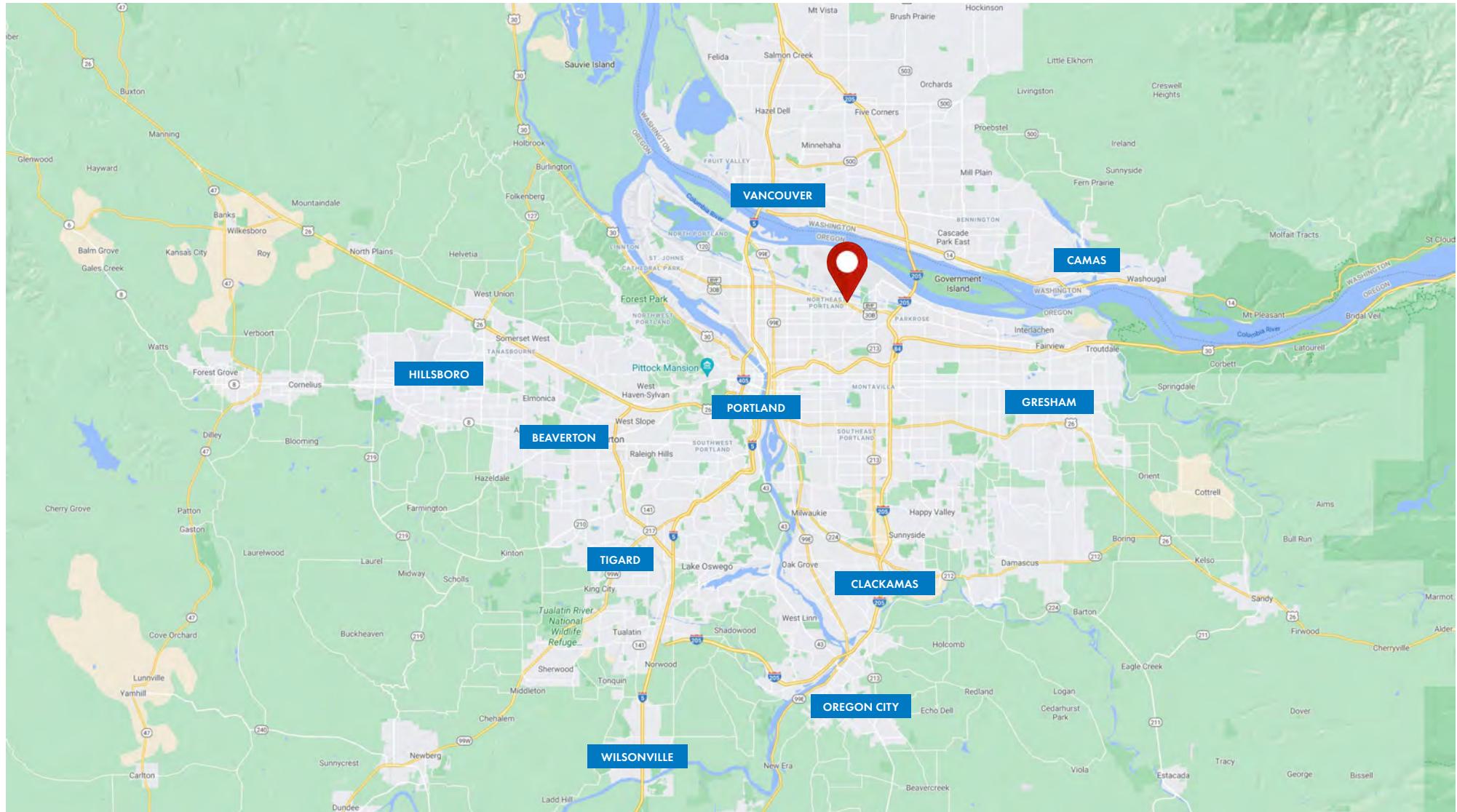
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LOCATOR MAP



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