



FOR LEASE



205 DISTRIBUTION CENTER

Industrial Space: ± 184,000 SF (Divisible to ± 54,600 SF)

12100 SE Jennifer Street, Clackamas, OR 97015

- Hard to Find Active Rail Served Space
- 24' Clear Height, Skylights, New Roof
- Competitive Rates, Easy Access to I-205, and Off-Street Parking
- Clackamas Valley Railway & Union Pacific Railroad
- Located at SE Jennifer Street and SE 120th Avenue
- Entire Space Available February 1, 2025

SCOTT KAPPES, SIOR
Principal

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KENNY HOUSER, SIOR
Principal

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CHRIS KAPPES
Senior Associate Broker

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PROPERTY SUMMARY



PROPERTY DETAILS

Total SF	± 184,000 SF - Divisible to ± 46,970 SF
Office SF	± 3,000
Dock Loading	Twenty-Seven (27) Dock Doors with Levelers
Grade Loading	Two (2) Grade Doors
Clear Height	24' Clear Height
Sprinklers	Yes
Power	Est. 1,000 Amps, 277/480v, 3 Phase
Zoning	M-Industrial
Lease Rates	Please Contact Brokers for Rates
Available	February 1, 2025

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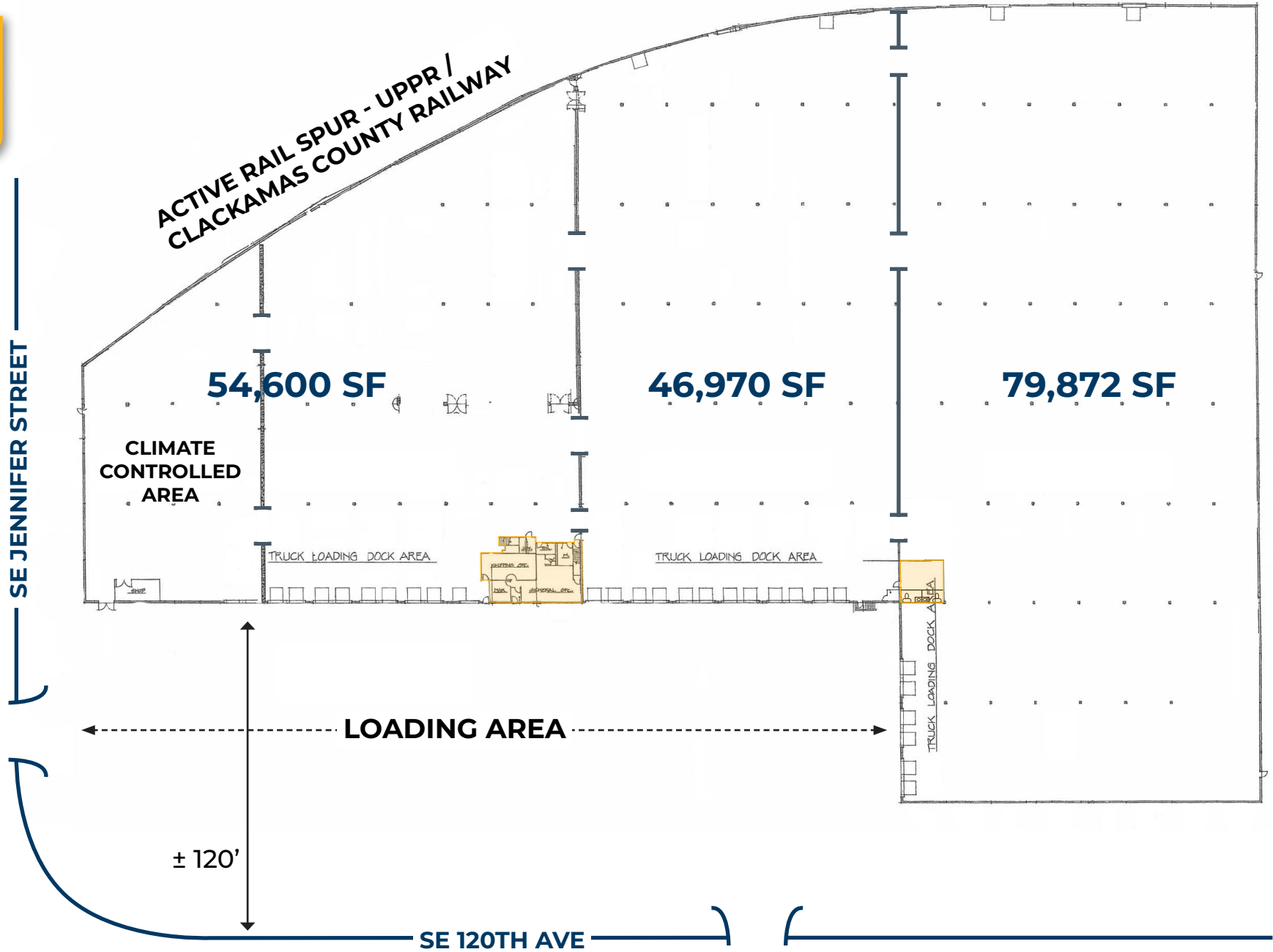
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SITE PLAN





LOCATION MAP

