

FOR SALE

# RARE OWNER-USER WAREHOUSE WITH YARD

8000 NE 14TH PL, PORTLAND, OR

KIDDER.COM

km Kidder  
Mathews

8000 NE 14TH PL

15 MIN

DRIVE TO  
DOWNTOWN PORTLAND

12 MIN

DRIVE TO  
PDX AIRPORT



*Industrial opportunity with excess yard on Columbia Corridor.*

BUILDING SIZE	±26,141 SF
OFFICE/LAB SPACE	±6,000 SF
LOT SIZE	±2.0 AC paved and fenced with excess land for parking/expansion
ZONING	General Industrial 2 (IG2) City of Portland
LOADING	Dock-high and grade-level loading
CONSTRUCTION	Metal
POWER	Up to 3-phase, heavy power
HAZARD SPACE	High hazard occupancy space: 4,880 SF
CLEAR HEIGHT	14'-18'
SPRINKLERED	Heavy dry and wet system
ENVIRONMENTAL	Extensive environmental remediation done on the property with path for clean-up
LOCATION	Ideally located just off Columbia Blvd with easy access to the I-5 and I-205 freeways
SALE PRICE	\$3,650,000



Downtown Portland

30B

OREGON  
HUMANE  
SOCIETY

PAPE  
MACHINERY

TEC  
Equipment

TForce  
Freight

PAPE  
KENWORTH

Mondelez  
International  
SNACKING MADE RIGHT

FedEx

NE 14TH PL

SUBJECT  
PROPERTY

DCW  
DISTRIBUTION CENTER WEST

NE ARGYLE DR

EASTERN  
SUPPLY



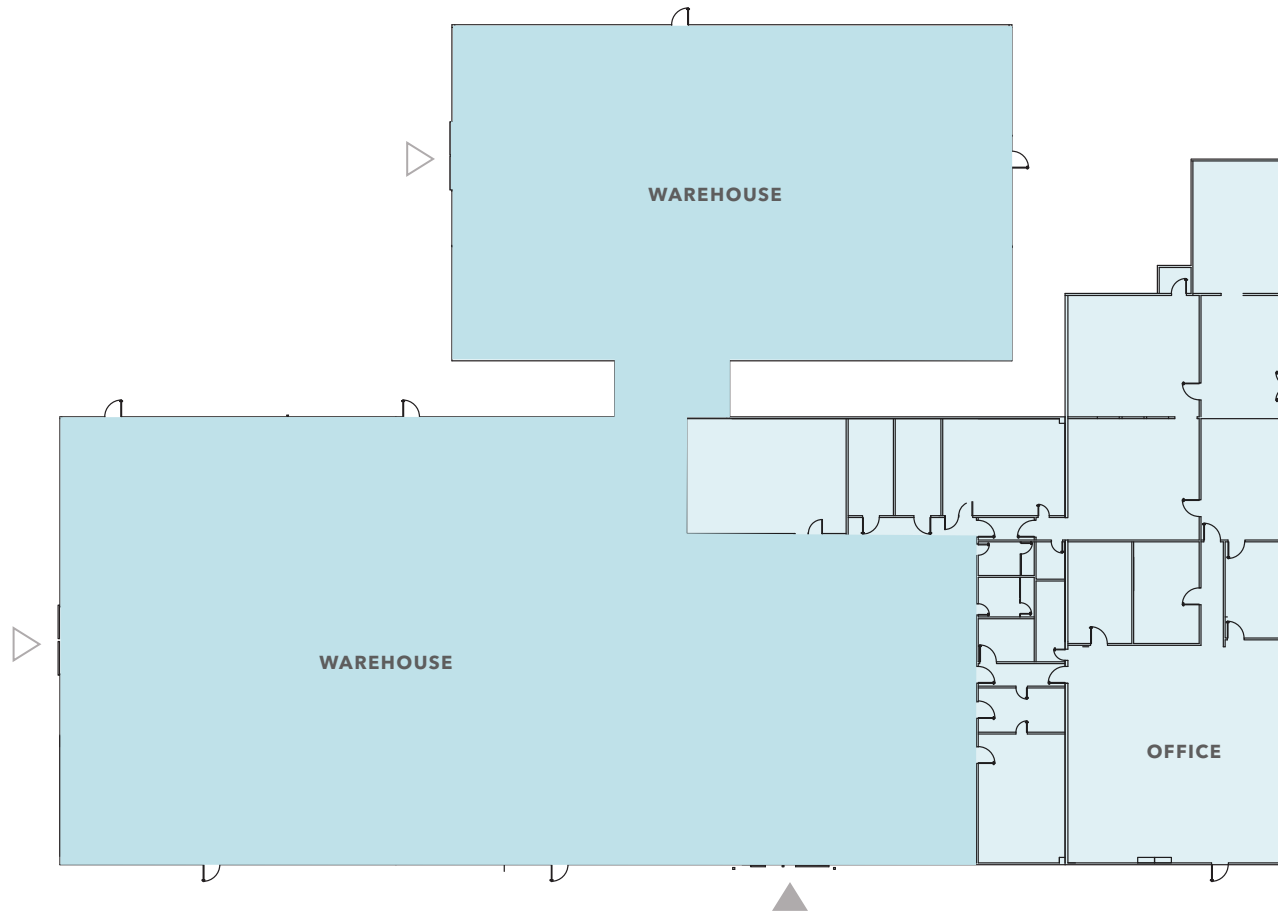
# FLOOR PLAN



*±26,141 SF*

BUILDING SHELL

*±6,000 SF*

OFFICE/LAB



-  Grade-level loading
-  Dock-high loading







*For more information, contact*

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