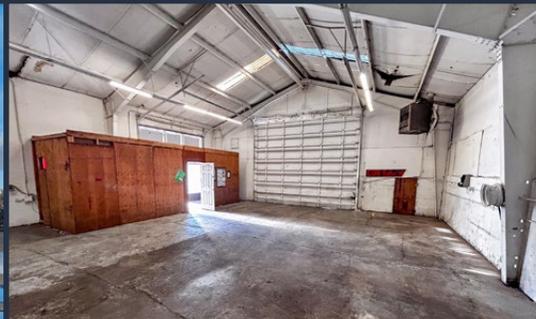


FOR LEASE

3,632 SF | \$1.50/SF/MO. NNN

High-Visibility Industrial Building with Retail/Showroom on Hwy 97

915 SW Highway 97, Madras, OR 97741



PROPERTY DETAILS

Avail. Space:	3,632 SF
Lease Rate:	\$1.50/SF/Mo. NNN
NNNs:	TBD
Lot Size:	2.25 AC
Zoning:	Corridor Commercial (C1)
Parking:	Ample onsite parking

HIGHLIGHTS

- Ideal for users needing warehouse space with a sales or showroom component
- Excellent Hwy 97 frontage with traffic counts of 18,838 AADT (2023)
- Open layout with C1 zoning allows for a broad range of commercial uses
- Warehouse/shop space with three roll-up doors
- 55,000 SF fenced lot available for lease separately

Russell Huntamer, CCIM | Eli Harrison, Broker

600 SW Columbia St., Ste. 6100 | Bend, OR 97702

541.383.2444 | www.CompassCommercial.com

COMPASS
COMMERCIAL

**REAL
ESTATE
SERVICES**

