

FOR LEASE

NEWLY RENOVATED STAND-ALONE WAREHOUSE IN NE PORTLAND

6125 NE PORTLAND HWY, PORTLAND, OR 97218



Rare Stand-Alone Opportunity with High Visibility



Clear span building with quick access via HWY 205, Columbia Blvd, & I-5.

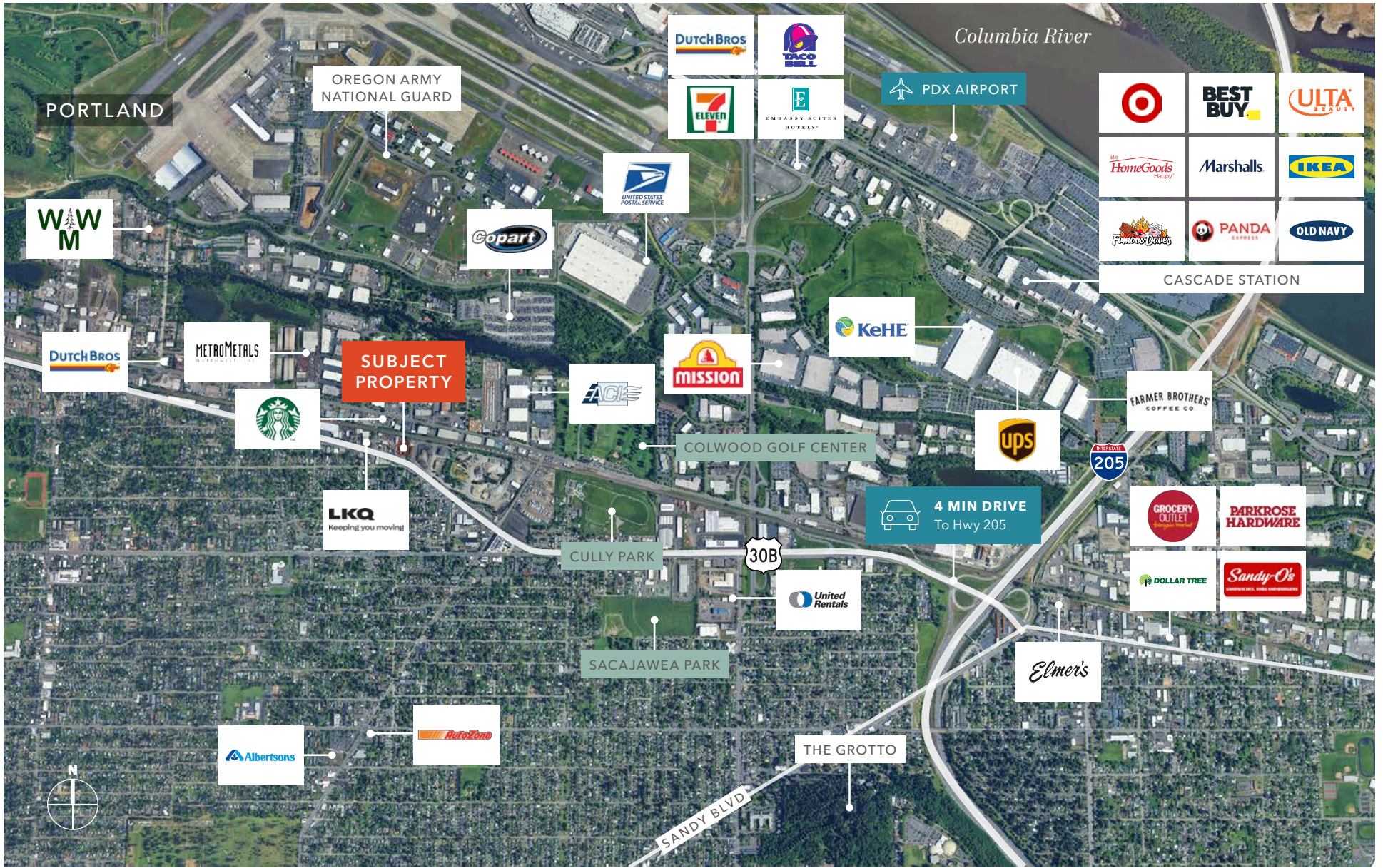
WAREHOUSE	10,080 SF
LOT SIZE	0.66 acre lot (28,565 SF)
ZONING	General Industrial 2 (IG2)
YEAR BUILT	Built 1957, renovated 2025
IMPROVEMENTS	Recent expansive building improvements include new roof, paint, electrical, roll-up doors, 3 new gas heaters
VPD	+20,000 VPD on Portland Hwy
LOADING	Dock loading area & 3 grade doors
POWER	600 amps, 480V, 3-Phase
CLEAR HEIGHT	16'
YARD	Excess outdoor yard/storage
AVAILABLE	Occupancy available now
LEASE RATE	\$8,568 + NNN

10K SF

AVAILABLE

\$0.85/SF

LEASE RATE PER MONTH, NNN



6125 NE PORTLAND HWY



Exclusively listed by

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**km Kidder
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