

# 760 Sqft End-Unit Warehouse on Kathryn & 40th in Springfield, Oregon

**760**  
SQUARE FEET

**\$13.11** /yr  
RENT / SF

**\$830.00**  
RENT

**(541) 505-9906**  
www.agcampushousing.com

## PROPERTY ADDRESS

3985 Kathryn Ave #107  
Springfield, OR 97478

AVAILABLE: 6/8/26

## DESCRIPTION

Our 4 buildings feature 5 different sizes of units. 36,000 total square feet property secured and gated. Common restrooms are available for tenants/renters. Shared loading dock with overhang for convenient loading/unloading. Features include:

- 3 phase power
- Insulated power lift electric roll up door
- 6 foot overhang on entries for each unit
- LED lighting inside and out
- Water in each unit
- Each unit is heated and insulated
- Suspended ceiling heat
- 12 foot ceilings
- Parking
- Fiber Optic wired internet with Hunter Communications
- Steel doors, steel door jams and plates

Tenants/Renters to set up and pay for electric, trash, internet on their own. Trash bins must be stored inside units.

Water/sewer/impervious area fee - \$45

NNN Taxes & Insurance - Inquire with our office!

View a virtual tour of this unit here:

<https://view.ricoh360.com/>

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## RENTAL TERMS

Rent	\$830
Security Deposit	\$1,000
Application Fee	\$35

View this listing online:

