

FOR LEASE

CLIMATE-CONTROLLED MANUFACTURING SPACE

10189 SW AVERY ST, SUITE C, TUALATIN, OR



KIDDER.COM

km Kidder
Mathews

10189 SW AVERY ST



SPACE FEATURES

ADDRESS	10189 SW Avery St, Suite C Tualatin, OR
INDUSTRIAL SPACE AVAILABLE	28,700 SF available Two story manufacturing space with climate control throughout, ideal for light assembly or electronics manufacturing.
GROUND FLOOR	16,400 SF including 12,300 SF manufacturing area and 4,100 SF low ceiling (20' clear) warehouse
2ND FLOOR	12,300 SF including 4,000 SF office and 8,000 SF manufacturing area
POWER	Heavy 277/480v three phase electrical capacity (2000 Amps+)
INFRASTRUCTURE	Pneumatic air-lines, electrical and HVAC systems distributed throughout the manufacturing areas.
PARKING	2:1000 parking on-site
LOADING	2 dock doors 2 grade-level doors
CLEAR HEIGHTS	First Floor: 12,300 SF - 8' First Floor: 4,100 SF - 20' Second Floor: 12,300 SF - 12'
LEASE RATE	Call for quote

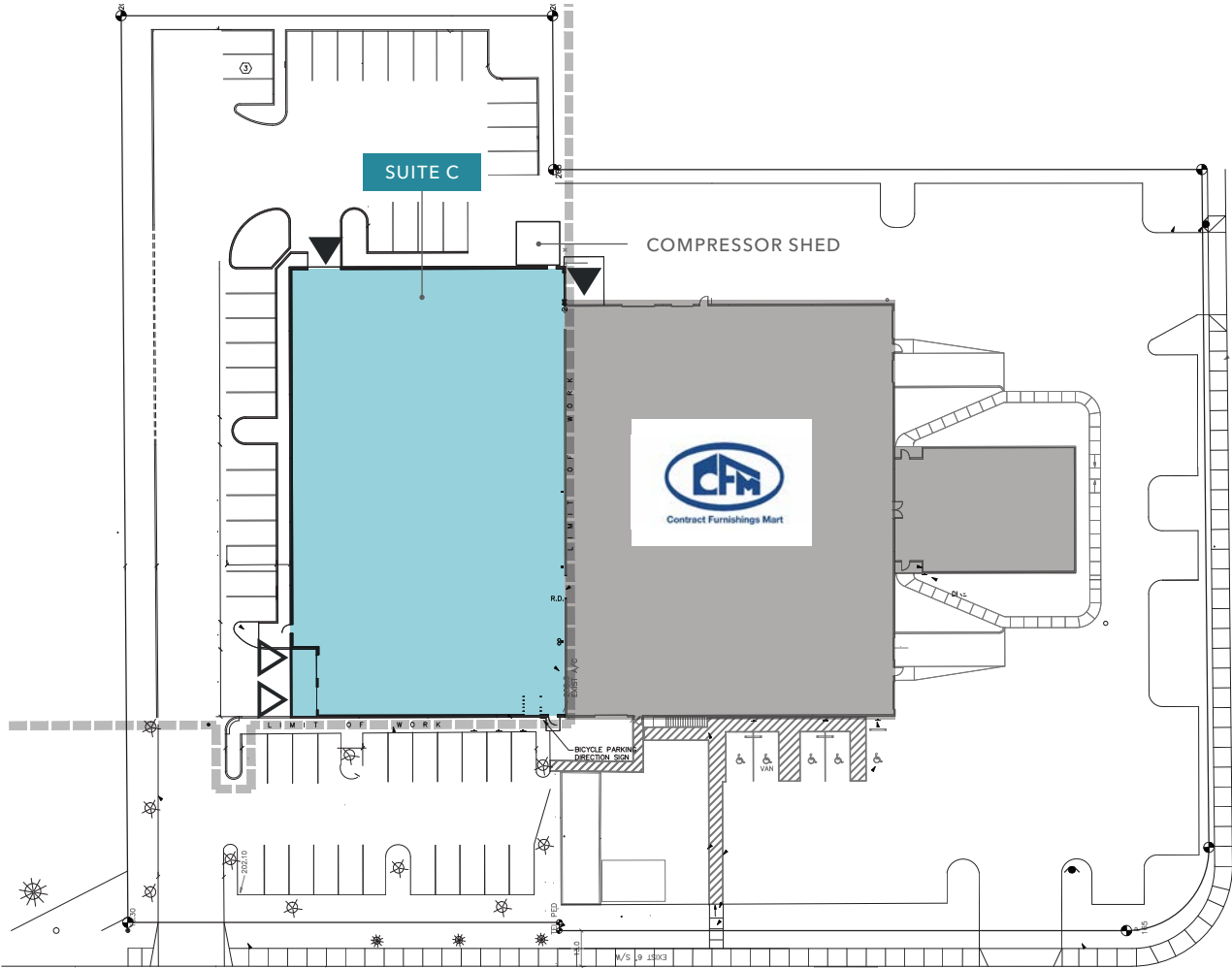
28,700 SF
AVAILABLE

4K SF
OFFICE SPACE

SITE PLAN

LEGEND

- Available Space
- △ Dock high loading
- ▲ Grade level loading



SUITE C

First Floor

16,400 SF

AVAILABLE

CALL

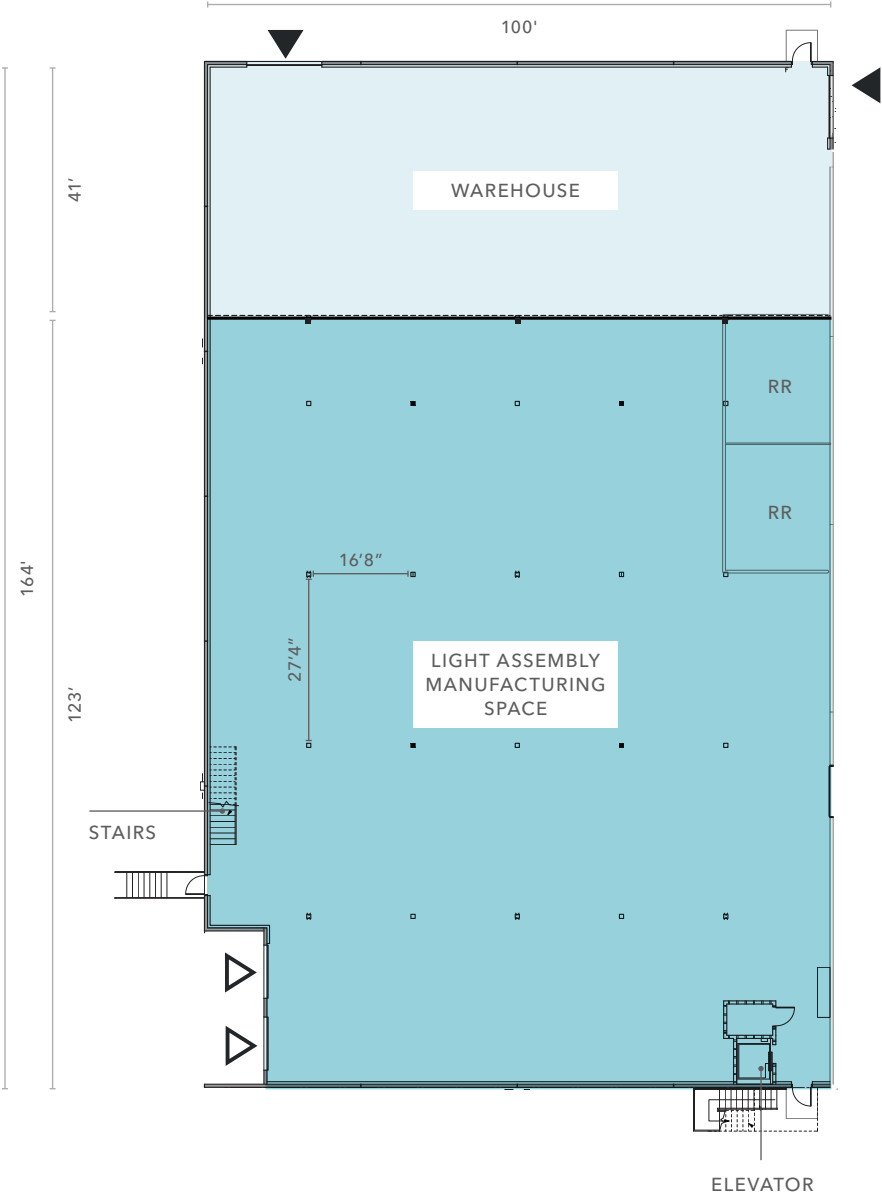
FOR LEASE RATE

NOW

AVAILABLE

- ▲ Grade level loading
- △ Dock-high loading

AVAILABLE FOR LEASE



SUITE C

Second Floor

12,300 SF

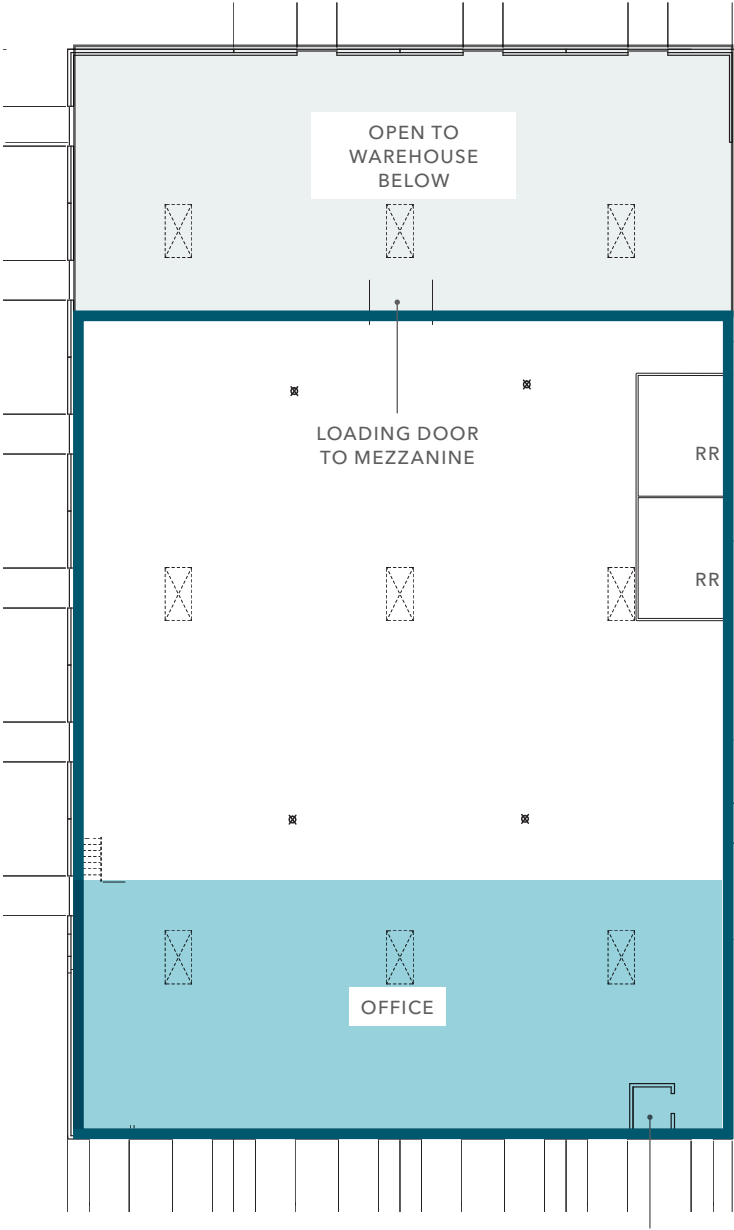
AVAILABLE

CALL

FOR LEASE RATE

NOW

AVAILABLE



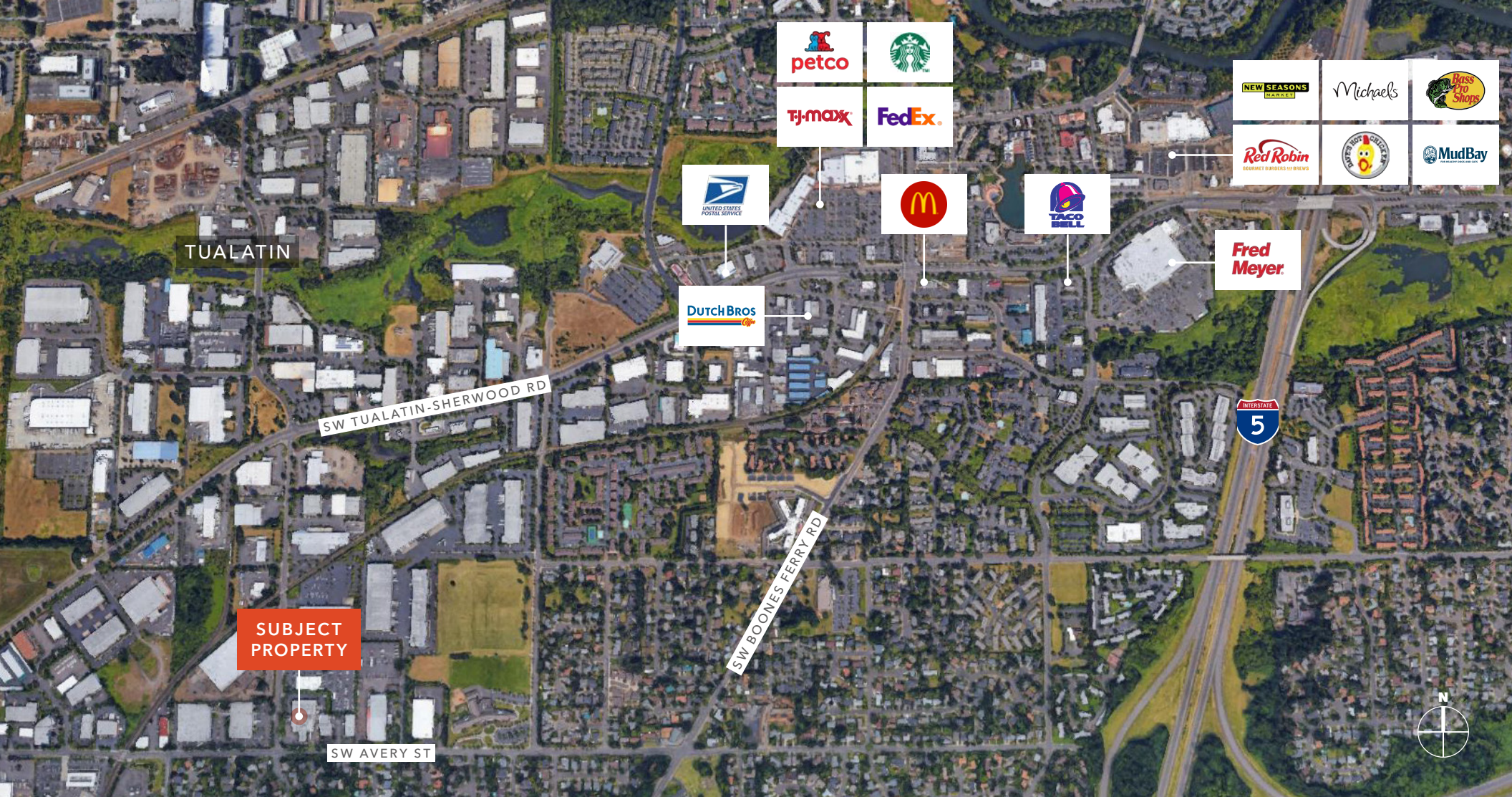
ELEVATOR

10189 SW AVERY ST



AVAILABLE FOR LEASE

KIDDER MATHEWS



10189 SW AVERY ST

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