

29879 HWY. 34, CORVALLIS, OREGON

FOR SALE/LEASE



\$2,100,000 or lease \$14,000/per month, triple net (tenant pays real estate taxes & operating costs)



- Excellent access and exposure on Hwy 34, between I-5 and city of Corvallis with 34,000 in yearly traffic count
- Approximately 17,500 SQ.FT. warehouse/retail building
- 1.83 acre property with approximately 25 on-site parking spaces
- Building is split with retail showroom, mezzanine level and storage below
- Three overhead doors, two serving the upper level and one for the storage level below

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Information above has been obtained from public records, and the current owner(s) of the subject property. The listing broker has not independently verified the accuracy or completeness of any information obtained from sources reasonably believed by the broker to be reliable. Interested buyers should inspect the property carefully and verify all information to their own satisfaction. Windermere is committed to EQUAL HOUSING OPPORTUNITY.

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