



FOR SALE

ASSET SALE

8705 SE Foster Rd

Portland, OR 97266

Turn-Key Auto Body Shop | Business + Real Estate

ASKING PRICE

\$850,000

BUILDING

2,768 SF

LOT SIZE

8,451 SF

ZONING

CM2

- » Permitted Rohner Paint Booth
- » High-Traffic Foster Rd Corridor
- » CM2 —Flexible Commercial Zone
- » Fenced Site | Covered Structure | Office

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PROPERTY OVERVIEW

Lami Body Repair is a well-established, turn-key auto body and paint facility offered as an Asset Sale — real property, business assets, permitted equipment, and trade name included. The 2,768 SF shop sits on a fully fenced 8,451 SF lot on Portland's high-traffic Foster Road corridor, offering excellent visibility and easy access for both customers and freight.

The facility includes a professionally installed and permitted Rohner Finishing Systems paint booth (documented cost ~\$53k), a frame machine, a small office, and a three-sided covered work structure. Fencing surrounds the entire property, providing secure outdoor storage and work area.

OFFERING SUMMARY

Asking Price	\$850,000
Sale Type	Asset Sale (RE + Business Assets + Equipment)
Building Size	2,768 SF
Lot Size	8,451 SF (0.19 Acres)
Zoning	CM2 (Commercial Mixed Use 2)
Address	8705 SE Foster Rd, Portland, OR 97266
Paint Booth	Rohner Finishing Systems — Permitted, Documented \$53,209
Key Equipment	Frame machine, paint booth, office, covered structure



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EQUIPMENT & DEAL STRUCTURE

INCLUDED EQUIPMENT

- » Rohner Finishing Systems paint booth — permitted, documented \$53,209
- » Complete shop equipment package including tools, supplies, and onsite materials – conveyed as-is with sale
- » Frame straightening machine
- » Small office build-out
- » Three-sided covered work structure
- » Perimeter fencing — full site security
- » Trade name & Google Business Profile transfer included
- » Business phone number and Facebook page



ASSET SALE STRUCTURE

This offering is structured as an Asset Sale with two concurrent agreements:

Commercial Purchase & Sale Agreement	Covers real property (land + building)
Asset Purchase Agreement	Covers business assets, equipment, trade name, goodwill, and Google Business Profile

Buyer acquires the real estate and all business assets free and clear. The seller's LLC entity is not included in the transaction. Allocation of purchase price between real property and business assets to be negotiated between parties.



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