

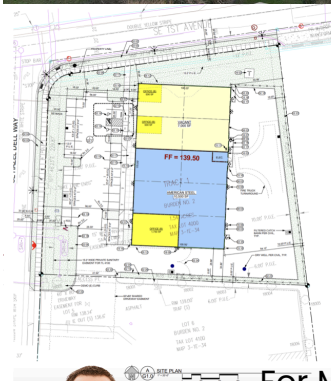


Property Group

105 S. Hazel Dell Way, Canby, or 97013

COMMERCIAL PROPERTY FOR SALE

1.54-acre M-1 zoned Light Industrial parcel located in one of Canby's most desirable industrial areas and surrounded by established businesses. Extensive due diligence has already been completed, and the project has advanced to the permitting stage for a proposed 17,500 sq ft industrial building. Existing plans, tests, and permit work may be available for an additional cost, saving the next owner months in the development process.



For More Information Contact:

Daniel Garrett

503-881-2815

Daniel.garett@exprealty.com



Property Highlights:

1.54 acre lot
with easy
access to
Highway 99

M-1 ZONING
(Light Industrial)

Full due
diligence
package
available

Sale Price:
\$999,000

17,500 sq ft. building
plans and tests
available for a fee