

INDUSTRIAL SPACE AVAILABLE FOR LEASE

±107,187 SF

SECURED/FENCED BUILDING WITH YARD - DIVISIBLE



ABILITY FOR YARD/
TRAILER STORAGE
±0.5 ACRES

10675 N LOMBARD STREET
PORTLAND, OR 97223

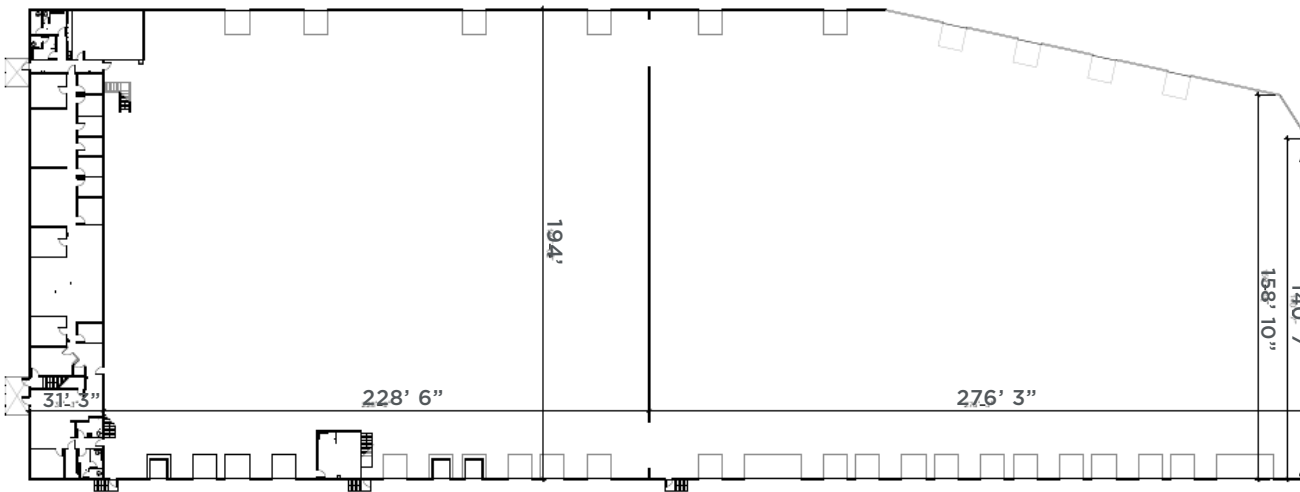
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PROPERTY HIGHLIGHTS

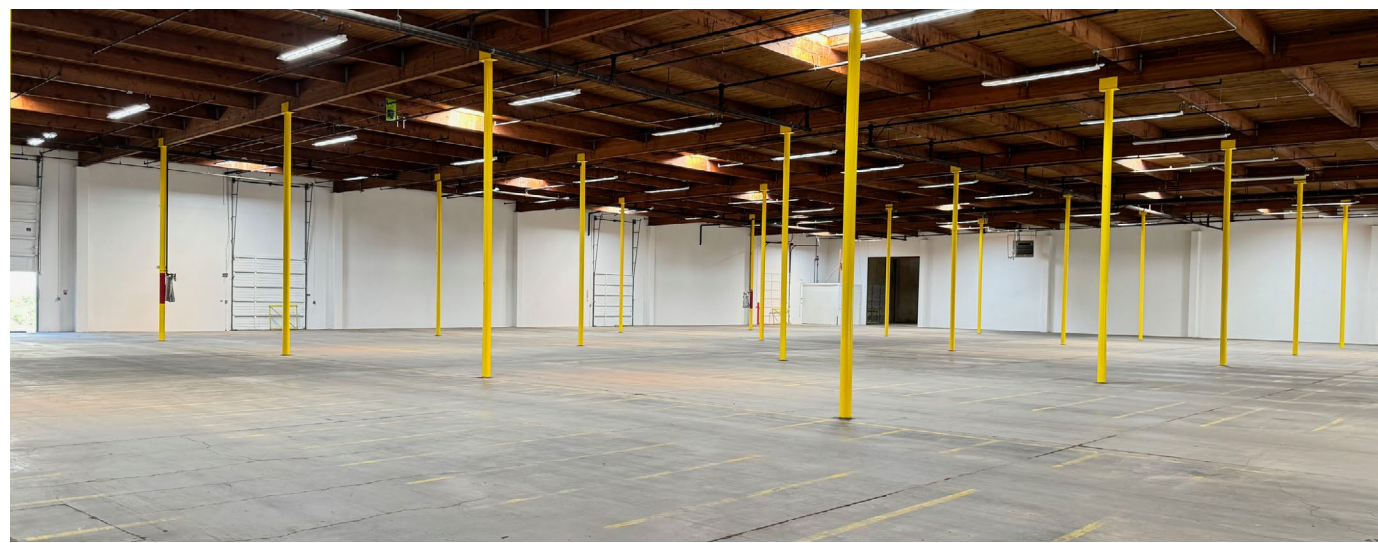
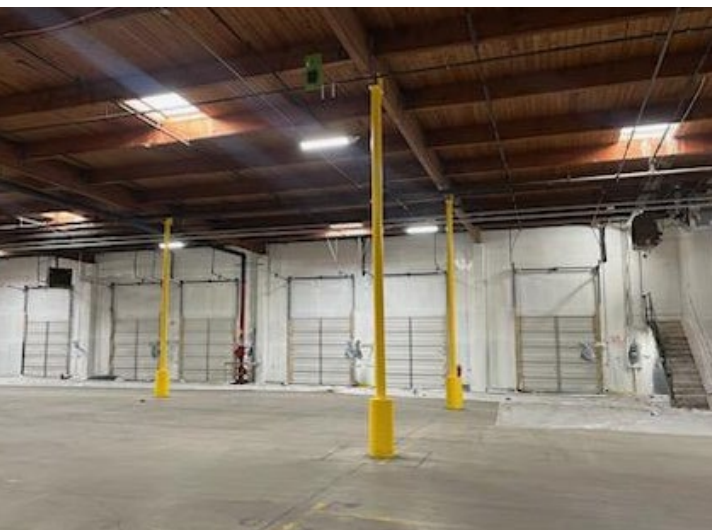
Building Size:	±107,187 SF divisible to ±25,000 SF
Office Area:	±6,422 SF two story office includes: <ul style="list-style-type: none">• 13 private offices and bullpen area• Multiple restrooms serving primary office area• Conference room• Large employee break room• IT room• Second floor includes two product photo studios and mezzanine storage
Yard/Trailer Storage	Ability for ±0.5 acres
Lot Size	5.34 acres
Clear Height	20'-22'
Dock	24 dock high loading doors with 3 load levelers and 18 dock shelters
Grade	1 grade ramp serving east area of warehouse and auxiliary storage building
Lighting	LED lighting with motion sensors
Electrical	480v, 3,000 Amps
Sprinkler	Wet
Column Spacing	33'x28'
Rail Spur	On site (not active)
Zoning	General Industrial 2 (IG2) Click for more details

Contact for Lease Rate





PROPERTY SITE PLAN



DESIRABLE LOCATION FOR LOGISTICS AND DISTRIBUTION



1. Purina (Land O' Lakes)
2. Amazon
3. Subaru
4. Bell-Carter Packaging
5. Georgia-Pacific

6. Fulcrum Logistics
7. Ajinomoto Foods
8. Point S Tire
9. Nordstrom Distribution
10. Portland Container

11. All My Sons Moving & Storage
12. American Rag & Metal
13. Dacon Industries
14. Malarkey Roofing Products
15. NAPA Auto Parts

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