

CALL FOR PRO FORMA INCOME

Sale Price:	\$1,795,000
Lot Size:	0.58 Acres
Year Built:	1981
Building Size:	9,169 SF
Zoning:	SC-RJ (Ruby Junction Station Center- Ruby Junction Overlay
Market:	Portland
Submarket:	Gresham

PROPERTY OVERVIEW

Great owner occupied or investment property. This 9,169 SF multi-tenant auto retail building was built in 1981. The building is currently 50% occupied by Master Tech Automotive Inc., who has been in the location for 23 years. The 4,200 SF vacant space provides the ideal opportunity for an owner occupied premises with extra income or an investor who is looking to own a quality multi-tenant commercial building.

PROPERTY HIGHLIGHTS

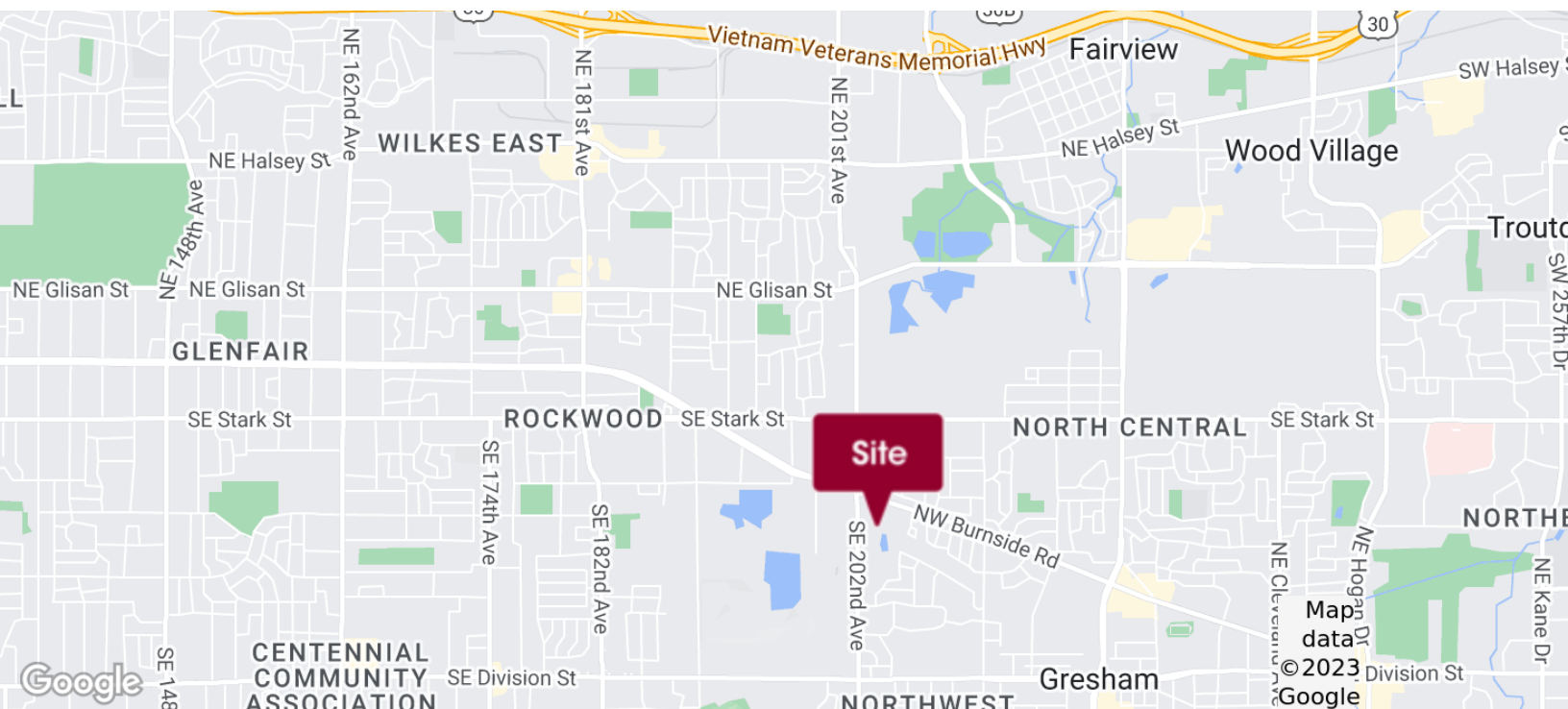
- Ideal owner occupied or investment property
- Great visibility to NW Burnside
- 4,200 SF move-in ready
- 50% leased
- Close to Max and retail amenities



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FOR SALE

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All of the information contained herein was obtained either from the owner or other parties we consider reliable. We have no reason to doubt its accuracy, however we do not guarantee it.

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