

Unique Industrial Opportunity

5506 N COLUMBIA COURT | PORTLAND, OR 97203

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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.

FOR SALE

**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES

FOR SALE

5506 N Columbia Court, Portland, OR 97203



PROPERTY DESCRIPTION

Contractor or industrial owner/user opportunity located right off Columbia Boulevard. The property is 0.13 acres and has 1,165 SF of total building area; which is fully graveled, fenced, and secured. Building #1 is 845 SF. Building #2 is 320 SF and can be used as an office or warehouse.

PROPERTY HIGHLIGHTS

- Zoned EG2 within the City of Portland
- Secured, graveled, and fenced
- Utilities hooked up to Building #1
- 1 bathroom in Building #1

LOCATION DESCRIPTION

The subject property is located in the Hayden/Swan Island submarket, which is one of the most promising industrial markets in the Portland area. This submarket is home to national credit companies such as Daimler, FedEx, Graphic Packaging, and many more. It has great access to major roadways such as Interstate 5, Columbia Boulevard, and Portland Road.

OFFERING SUMMARY

Sale Price:	\$330,000
Lot Size:	0.13 Acres
Building #1 Size:	845 SF
Building #2 Size:	320 SF



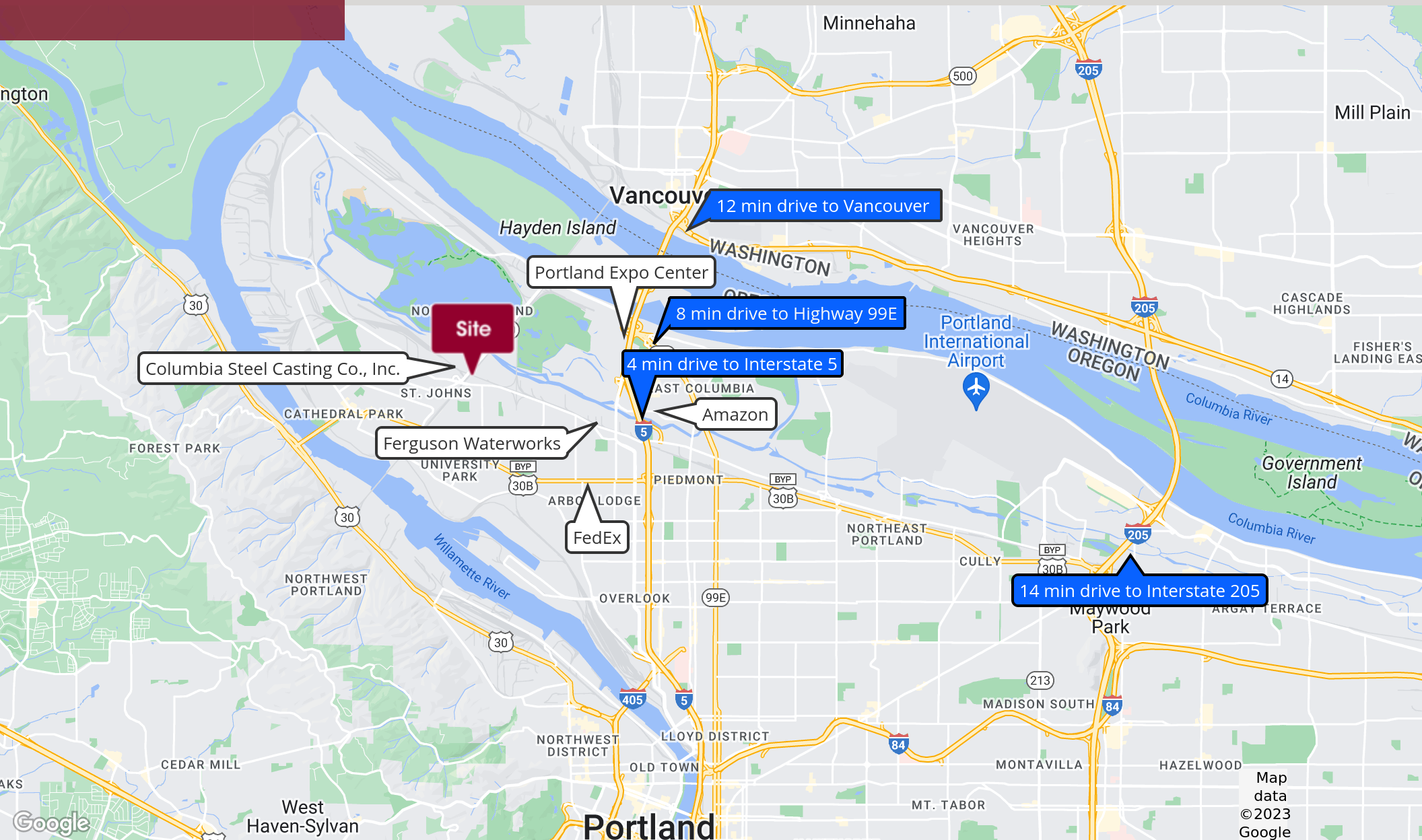
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