

FOR SALE OR LEASE: +/- 9,260 SF BLDG & 8,000 SF ADJACENT LOT

2340 NE SANDY BLVD
PORTLAND, OR 97232



Property Features:

- Built - 1919
- +/- 9,260 SF Building
- +/- 8,500 SF Additional Lot & Massive Pylon Sign
- Commercial Storefront Zoning (Auto Related Occupancy)
- Mix of Office, Showroom, and Shell
- 2 Grade Level Roll-Up Doors
- High Ceilings, Great Window Line, Visibility, & Traffic Count
- Area demographics provide great potential to transform this section of Sandy into an urban destination akin to East Burnside, Hawthorne, or Alberta



**FOR MORE INFORMATION
PLEASE CONTACT:**

John Gibson

Director
Commercial Brokerage
KW Commercial
Dir: 503-336-6764
Mob: 503-860-3267
Fax: 503-336-6907
John.Gibson@KW.com
www.portlandKWcommercial.com



PRICE: \$1,400,000.00

**SELLER FINANCING IS AVAILABLE FOR
QUALIFIED BUYERS!**

LEASE: \$12.00 PSF NNN

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* As an occupant or buyer you must certify that the building zoning ,occupancy and use conforms with your requirement. This document has been prepared by KW Commercial for advertising only. KW Commercial makes no guarantees, representations or warranties of any kind. Any interested party should undertake their own inquiries as to the accuracy of the information. KW Commercial excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. Consult an attorney.

KW Commercial | 700 NE Multnomah Street, Suite 950 | Portland, Oregon 97232