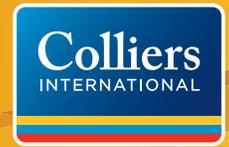


FOR SALE OR LEASE > BUILDING A



Clackamas Commons

12440 SE CAPPS ROAD CLACKAMAS, OREGON 97015

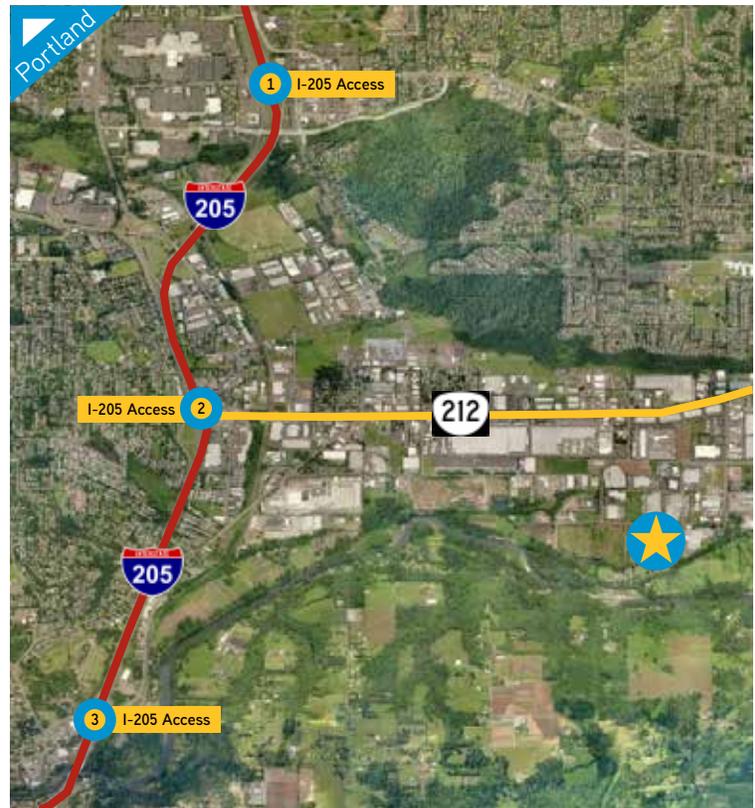


Project Overview

Clackamas Commons is a premier business park in the Clackamas/Milwaukie Submarket of the Portland Metropolitan Area. The site features modern high-quality construction and is situated less than 3 miles from Interstate 205, enjoying outstanding access to major distribution networks.

Building A Details

Currently Available	23,807 SF
Office	Build to Suit
Clear Height	30'
Sprinklers	ESFR
Loading	6 docks with concrete aprons, 2 grade
Column Spacing	45'x50'
NNN Expenses	Estimated at \$0.1425/SF
Asking Rental Rate	Call for Rates
Sale	Premises to be purchased as a condominium



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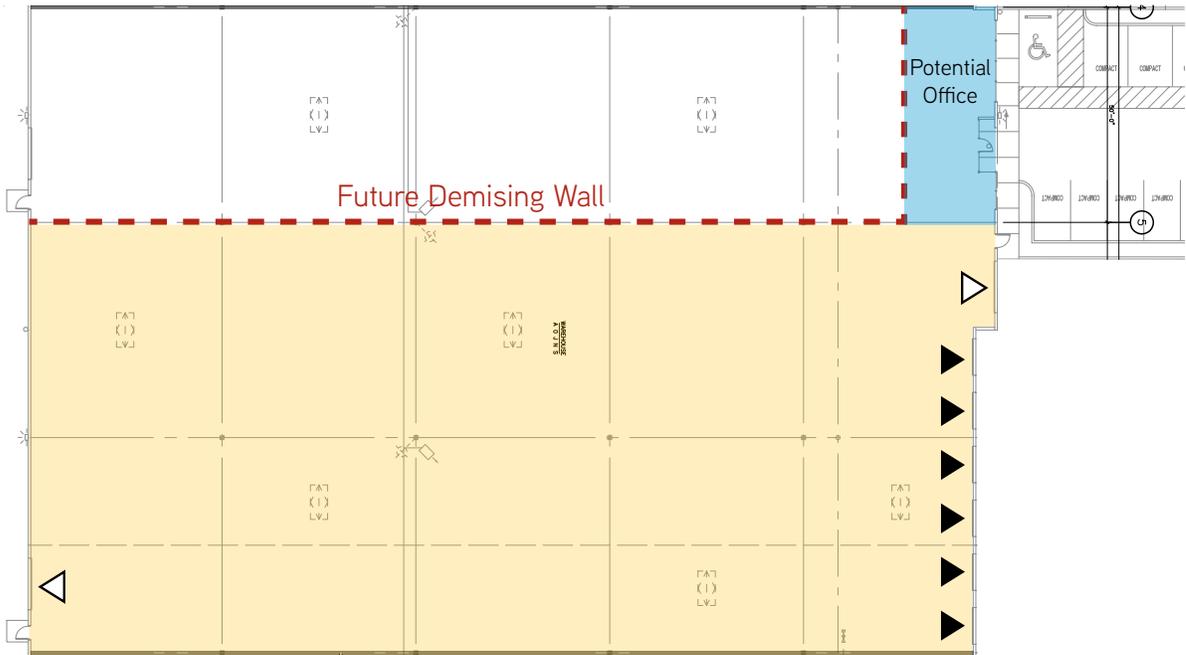
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A Project Of:
IDM
Investment Development Management, LLC
(360) 567-0201

FLOOR PLAN



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