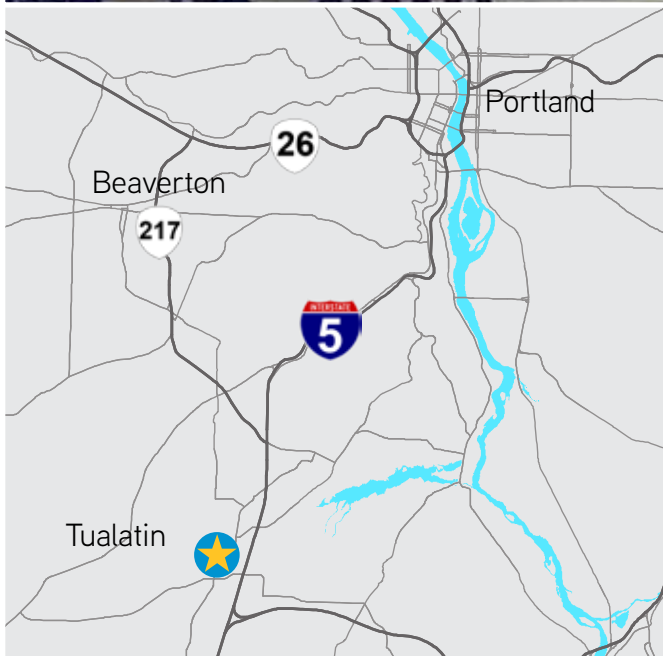


FOR SALE > GENERAL MANUFACTURING (MG) ZONED



# Tualatin Industrial Land

10780 SW TUALATIN SHERWOOD ROAD TUALATIN, OREGON 97062



## Ready for Development

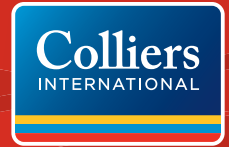
- 5 acre parcel
- Potential for an approximately 60,000 SF building
  - Concrete-tilt with 24' clear height
  - 15 dock high and 4 drive-in doors
  - 82 parking stalls
  - Divisible to 30,000 SF
  - Please call for building pricing
- Rail service with a spur
- Fully paved and rockered
- All utilities are brought to the site
- Convenient location near Interstate Five in Tualatin
- Land for sale at \$1,960,000

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FOR SALE > GENERAL MANUFACTURING (MG) ZONED

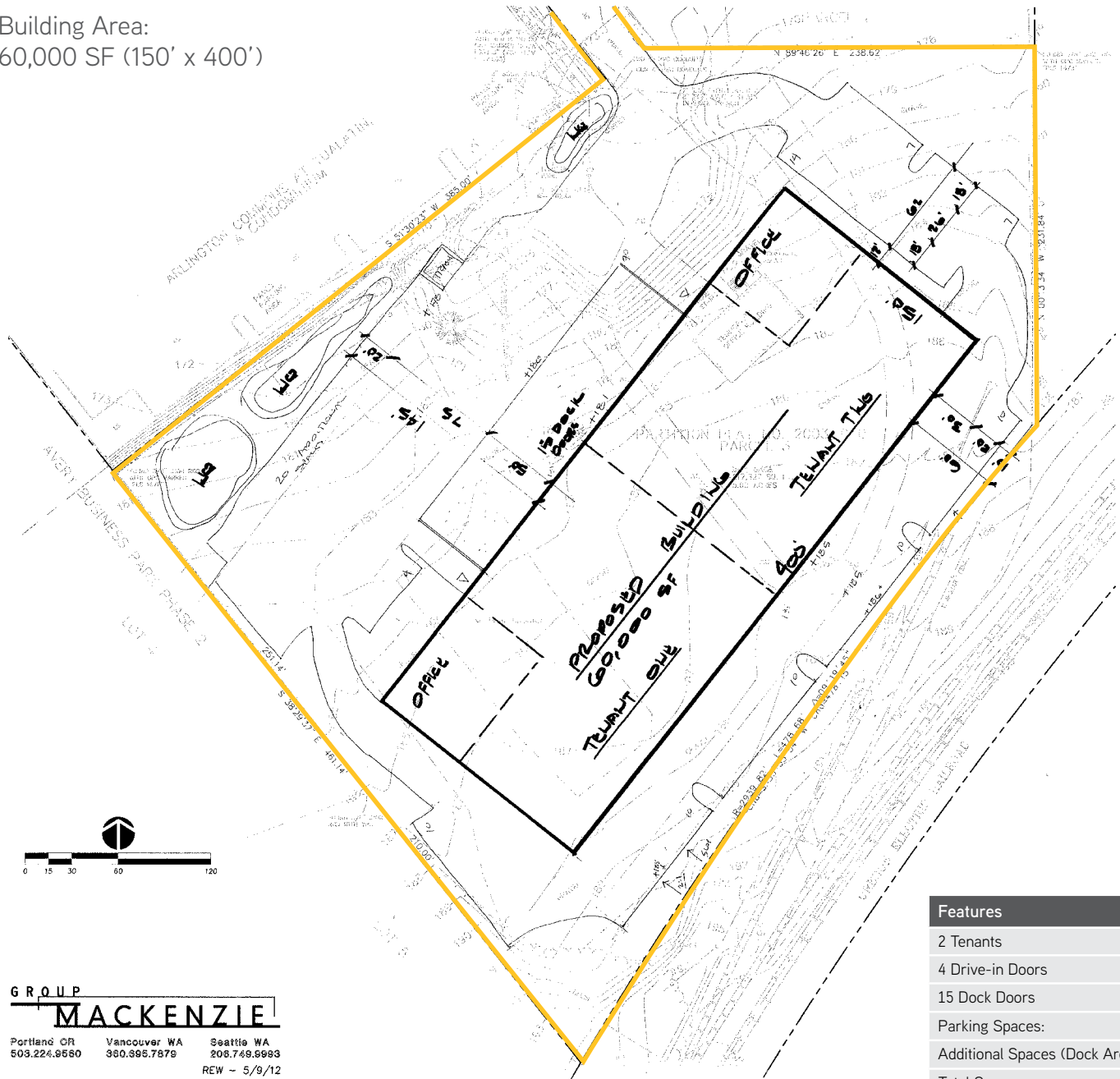


# Tualatin Industrial Land

10780 SW TUALATIN SHERWOOD ROAD - TUALATIN, OREGON 97062

## Proposed Building

Building Area:  
60,000 SF (150' x 400')



Features	
2 Tenants	
4 Drive-in Doors	
15 Dock Doors	
Parking Spaces:	82
Additional Spaces (Dock Area):	20
Total Spaces:	102

**GROUP**  
**MACKENZIE**  
Portland OR 503.224.9560 Vancouver WA 360.595.7879 Seattle WA 206.749.9993  
REW ~ 5/9/12

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