

FOR LEASE > PORTLAND

Close-in SE

1805 SE MARTIN LUTHER KING, PORTLAND, OREGON

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Zoning - IG1 (General Industrial 1)
New Portland Central City Plan projected to go into effect on 1/1/2018 will allow industrial office including software development, architects, engineering, as well as other creative office uses.

The Streetcar connects downtown Portland to the Rose Quarter, Lloyd District, Convention Center, Central Eastside and OMSI. 1805 SE Martin Luther King will have a station right next to the building.



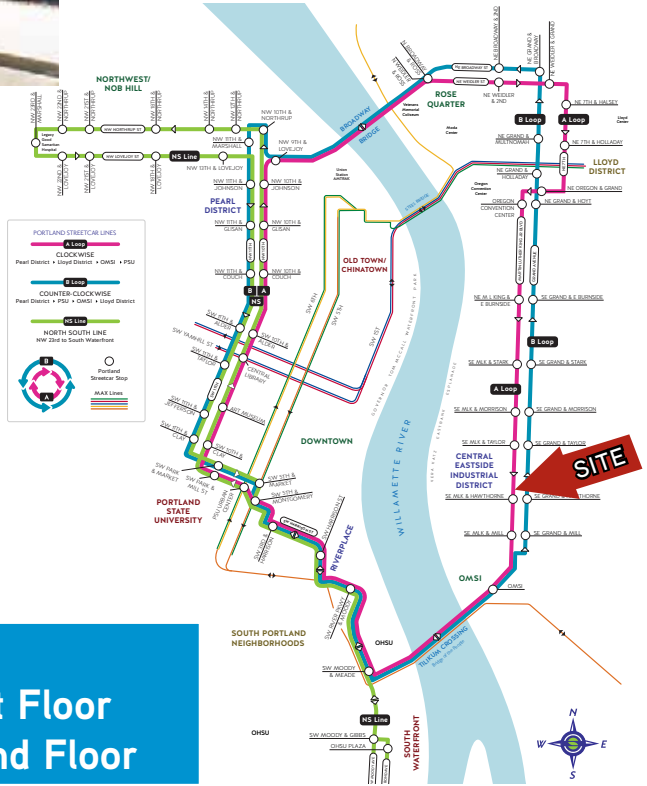
LOCATED ON THE PORTLAND STREETCAR ROUTE



Property Highlights

- > 41,171 SF building including 27,958 on the main floor and 13,213 SF mezzanine
- > 36,000 SF lot
- > Excellent visibility
- > Sprinklered
- > Abundant natural light
- > Offstreet parking - 20 spaces
- > Dock and Grade loading
- > Clear height - 20'0"

Lease Rate
\$0.95 NNN - First Floor
\$0.50 NNN - Second Floor



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SCOTT MACLEAN
503 542 5891
PORTLAND, OR
scott.maclean@colliers.com

KEN BOYKO
503 542 5889
PORTLAND, OR
ken.boyko@colliers.com

COLLIERS INTERNATIONAL
851 SW Sixth Avenue
Suite 1200
Portland, Oregon 97204
www.colliers.com

1805 SE Martin Luther King

41,171 SQUARE FOOT BUILDING

FIRST FLOOR PLAN

SECOND FLOOR PLAN

