



For Sale Industrial Buildings with Yard

7067-7167 3rd Street SE, Turner, OR 97392

3 buildings totaling 22,400 SF
Ability to sell separately

Brian Yoakum

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Colliers

851 SW Sixth Avenue, Suite 1200
Portland, Oregon 97204
Main: +1 503 223 3123

For Sale

South Building

7167 3rd Street SE

10,800 SF newly-constructed building

120' x 90' space dimensions

Situated on 0.43 acres

418 SF office/breakroom

12' x 14' grade door

19 parking spots

200 amps, 3-phase power

25 foot peak free-span, 16-foot side walls,

High bay LED lighting throughout

Ductless AC and heat in office/break room

Gas heat in shop with R-25 insulation

M-1 General Industrial zoning



Aerial



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For Sale

Middle Building

7095 3rd Street SE

11,520 SF building

144' x 80' space dimensions

Situated on 0.45 acres

546 SF office/break room space

Two (2) 12' x 14' grade doors

Sprinklers throughout

800 amps, 480/270V 3-phase power

25 foot peak free-span, 16-foot side walls

Ductless AC and heat in office/break room

Radiant gas heat in shop

M-1 General Industrial zoning



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For Sale

North Building

7067 3rd Street SE

3,120 SF building

±11,354 SF yard

Situated on 0.5 acres

11' interior clear height

300 amps, 3-phase; 225 amps 480V/270V

970 SF, 10' clear storage shed in rear

Former CNC manufacturing

Recently-cleared yard space

M-1 General Industrial zoning



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