

ROCK INDUSTRIAL PARK

FOR LEASE

STRATEGIC LOCATION IN THE HEART OF THE SUNSET CORRIDOR



5070 NW 235TH AVE., SUITE 112 & 113, HILLSBORO, OR

Excellent access to the Westside - minutes off the Brookwood Parkway exit in quality established business park area, just west of the Hillsboro Stadium.

- +/- 3,600 SF Warehouse with 150 SF Office
- (2) 12' x 14' Grade Level Doors
- 277/480 Volt, 3 Phase Power
- ADA Restroom
- Small Mezzanine Storage Area Not Counted in SF
- Spaces are Sprinklered
- Ceiling Height in Warehouse 22' Clear
- Ample Parking
- Parking Ratio 2.5/1000
- Outside Paved Yard Available .10/SF
- Zoning: MP, City of Hillsboro
- Neighbors: Intel, PGE, Acme Construction Supply Co., Rinchem, Longbottom Coffee & Tea, and Contract Furnishing Mart



LEASE RATE

\$1,950 NNN



COMMERCIALQUESTNW

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1675 SW MARLOW AVE., STE 304, PORTLAND, OR 97225

TO LEARN MORE OR SCHEDULE A TOUR CONTACT:

CINDY BROWN, SIOR MANAGING PRINCIPAL BROKER

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