



MELVIN MARK | BROKERAGE | CAPITAL GROUP | CONSTRUCTION | DEVELOPMENT

For Lease

Clackamas Corporate Center

LOCATION

16250 SE EVELYN STREET | CLACKAMAS, OR 97015

AVAILABLE

INDUSTRIAL SPACE: 79,700-95,000 | OFFICE SPACE: 5,000 RSF - 20,250

ABOUT THE BUILDING

LOCATION

16250 SE Evelyn Street
Clackamas, OR 97015

AVAILABLE

Industrial Space: 79,700-95,000
Office Space: 5,000 RSF - 20,250 RSF

RATES

Call for Rates

BUILDING FEATURES

- A Freestanding Industrial Building
- New Roof with insulation completed summer 2016
- Convenient Access To Interstate 205 And Hwy 212
- Approximately 5.5 Acres
- Planned Landlord Improvements: New landscaping, new exterior paint (Summer 2017)

DISTANCE TO

- I-205: 1.0 MILES
- I-205 at I-84: 9.6 MILES
- I-5 at I-205: 11.9 MILES
- DOWNTOWN PDX: 10.8 MILES
- PDX AIRPORT: 14.3 MILES



FOR MORE INFORMATION:

TIM PARKER
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111 Southwest Columbia | Portland, Oregon 97201 | P: 503.223.9203 | F: 503.223.4604 | www.melvinmark.com

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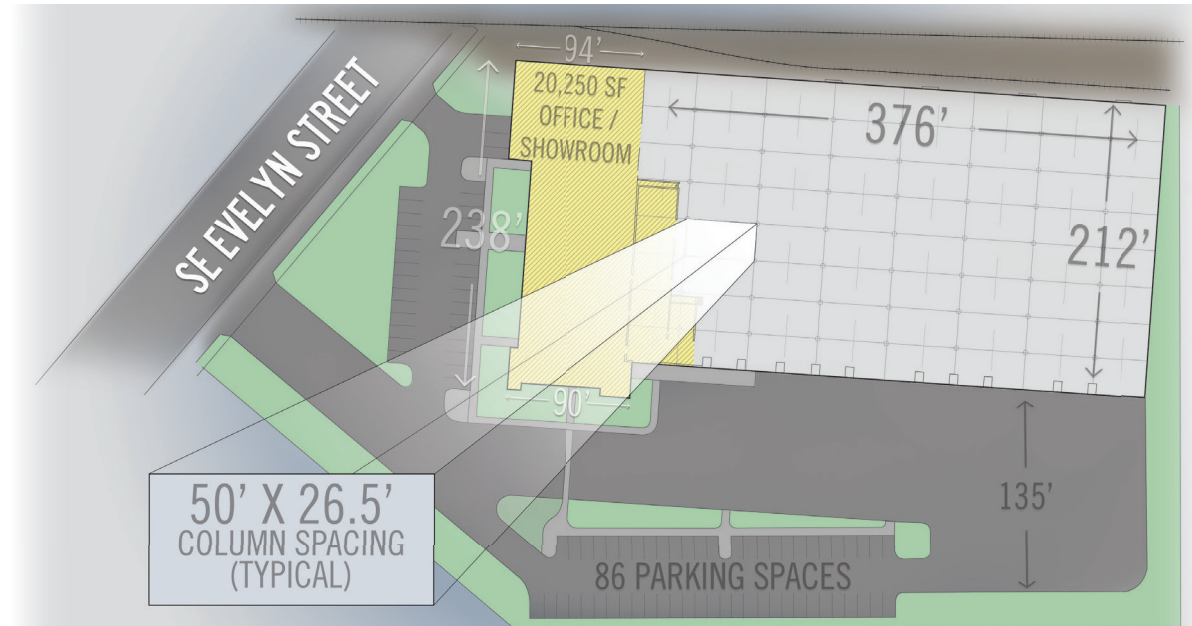
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GENERAL INFORMATION

Property Address	16250 SE Evelyn Street
Building Name	Clackamas Corporate Center
Year Built	1979
Land SF / Acres	5.5 acres
Bldg. Shell SF for LSE	99,950
Office SF	5,000 up to 20,250
Warehouse	79,700 up to 94,700
Construction Type	Tilt Up Concrete
Price	Call for Lease Rate
Roof Construction	New roof wood built up
Clear Height	24'
Column Spacing	50 X 26.5
Lighting Type WHS	New T5 Lighting Motion Sensor
Skylights	Yes
Sprinkler System Type	Yes
Three Phase Power	3 Phase, 480 volt, 1600 Amp
HVAC Office	Yes
Dock High Doors	11
Ground Level Doors	8
Truck Wells	Yes
Mezzanine	Yes
Private Offices	Yes
Conference Room	Yes
Lunch Room	Yes
Warehouse Restrooms	Yes
Office Restrooms	Yes
Parking Spaces	82
Fenced Area	Yard area could be fenced
Rail Spur	Yes
Enterprise Zone	Yes



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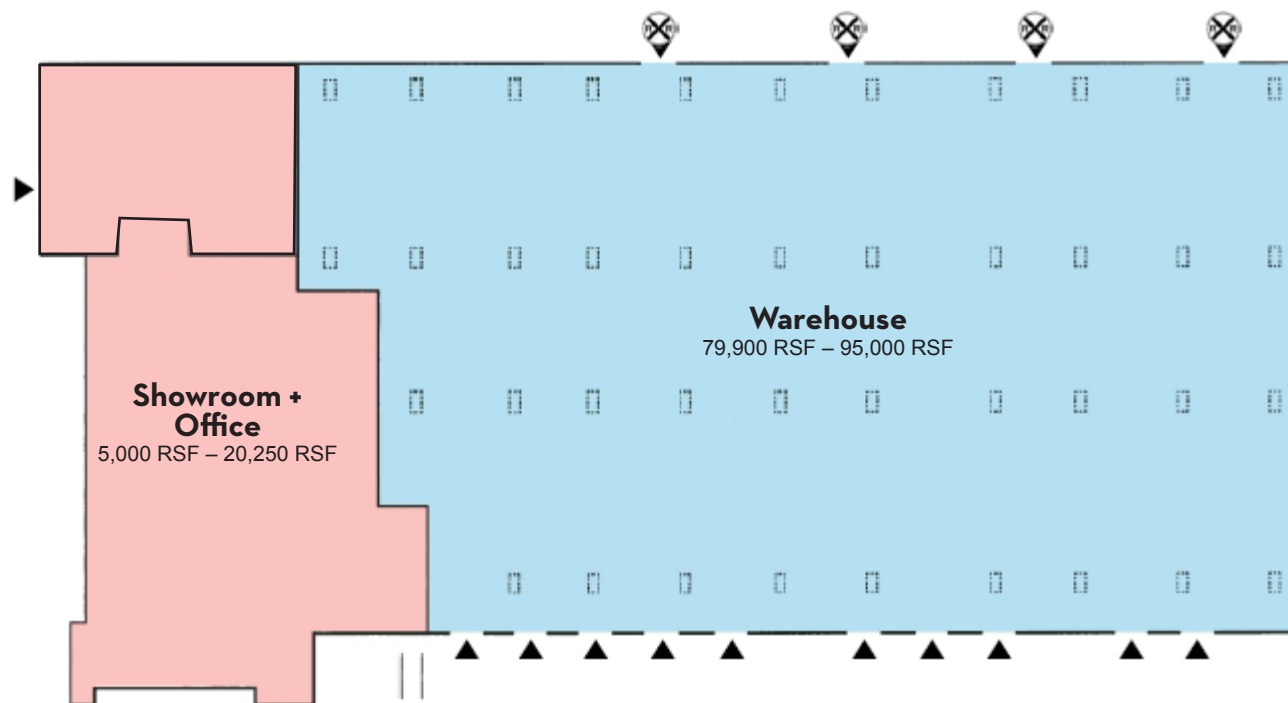
INDUSTRIAL SPACE: 79,700-95,000 | OFFICE SPACE: 5,000 RSF - 20,250

CLACKAMAS CORPORATE CENTER

OFFICE/SHOWROOM
5,000 RSF – 20,250 RSF

INDUSTRIAL SPACE
79,900 RSF – 95,000 RSF

- A Freestanding Industrial Building
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|----|------------------------------------|-----|-----------------------|
| 1. | Grocery Outlet Distribution Center | 8. | KOOL PAK |
| 2. | Fred Meyer Distribution Center | 9. | Aloha Juice Co. |
| 3. | Safeway Grocery Distribution | 10. | P&A Metal Fab Inc. |
| 4. | Bunzl Distribution | 11. | Pacific Seafood Group |
| 5. | Wymore Transfer Company | 12. | Supply Source |
| 6. | Sygma Network Inc. | 13. | Lilly Miller Brands |
| 7. | Three J's Distribution | 14. | Con-way Freight |

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