FOR SALE
3636 E. Game Farm Road
Springfield, Oregon

Gateway Area Pad Site

- Approximately 23,522 sf of land (.54 Acres)
- Excellent, high traffic location at Beltline Road and Gateway Street
- Easy access to I-5 and all parts of Eugene and Springfield
- All utilities are available on the site which is paved and suitable for a new office/retail building
- Reciprocal easements in place for ingress/egress as well as parking with adjacent properties
- Zoned CC (Community Commercial)
- $475,000

CONTACT
Stephanie Seubert
stephanie@eebcre.com
(541) 345-4860

Licensed in the State of Oregon

The information in this package was gathered from sources deemed reliable, however Evans Elder Brown & Seubert makes no representation or warranty of the accuracy of the information. Any buyer or tenant considering a purchase or lease of this property should confirm any and all information relied upon in making the decision to purchase or lease prior to finalizing the transaction and bears the risk of all inaccuracies.
Potential Building:

- The attached plan demonstrates the layout of a building of approximately 6,748 square feet which could be built on this site.
- There are reciprocal easements in place for ingress and egress as well as parking with the adjacent properties.
- All utilities are available at the site.
- The property is zoned Community Commercial which allows for many uses.
Stephanie Seubert
stephanie@eebcre.com
(541) 345-4860

The information in this package was gathered from sources deemed reliable, however Evans Elder Brown & Seubert makes no representation or warranty of the accuracy of the information.

Any buyer or tenant considering a purchase or lease of this property should confirm any and all information relied upon in making the decision to purchase or lease prior to finalizing the transaction and bears the risk of all inaccuracies.
The information in this package was gathered from sources deemed reliable, however Evans Elder Brown & Seubert makes no representation or warranty of the accuracy of the information. Any buyer or tenant considering a purchase or lease of this property should confirm any and all information relied upon in making the decision to purchase or lease prior to finalizing the transaction and bears the risk of all inaccuracies.
The information in this package was gathered from sources deemed reliable, however Evans Elder Brown & Seubert makes no representation or warranty of the accuracy of the information. Any buyer or tenant considering a purchase or lease of this property should confirm any and all information relied upon in making the decision to purchase or lease prior to finalizing the transaction and bears the risk of all inaccuracies.