



FOR LEASE

Central Eastside Business Center

2530 SE 8TH AVE, PORTLAND, OR



Beautiful Industrial / Flex /
Showroom Space Close-In

PETER STALICK
503.221.2272
peter.stalick@kidder.com

STEVEN KLEIN
503.221.2260
steven.klein@kidder.com

BRENDAN MURPHY
503.721.2705
brendan.murphy@kidder.com

**Kidder
Mathews**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

KIDDER.COM

FOR LEASE

Central Eastside Business Center

2530 SE 8TH AVE, PORTLAND, OR



Overview

GREAT LOCATION just south SE Division Street walking distance to Light Rail platform

22,737 SF shell, incl. 4,030 SF office space total

SUITE 2530 11,285 SF shell, 2,575 SF office

SUITE 2527 16,150 SF shell, 478 SF office + 499 SF mezzanine

SUITE 2525 5,301 SF shell, 977 SF office

DOCK LOADING with load leveler as well as 3 large grade level doors (12' x 14')

2,000 SF showroom fronting on SE 8th Avenue

SPACE has loading/exposure on both 8th and 9th Avenue providing great access and exposure

OFF STREET PARKING on both sides of building

ZONING IG1 General Industrial 1 - Central City Plan District

14' MINIMUM clear height

ENERGY EFFICIENT fluorescent lighting

RENTAL RATE call for rates

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



FOR LEASE

Central Eastside Business Center

2530 SE 8TH AVE, PORTLAND, OR



Location

PETER STALICK

503.221.2272

peter.stalick@kidder.com

STEVEN KLEIN

503.221.2260

steven.klein@kidder.com

BRENDAN MURPHY

503.721.2705

brendan.murphy@kidder.com

KIDDER.COM

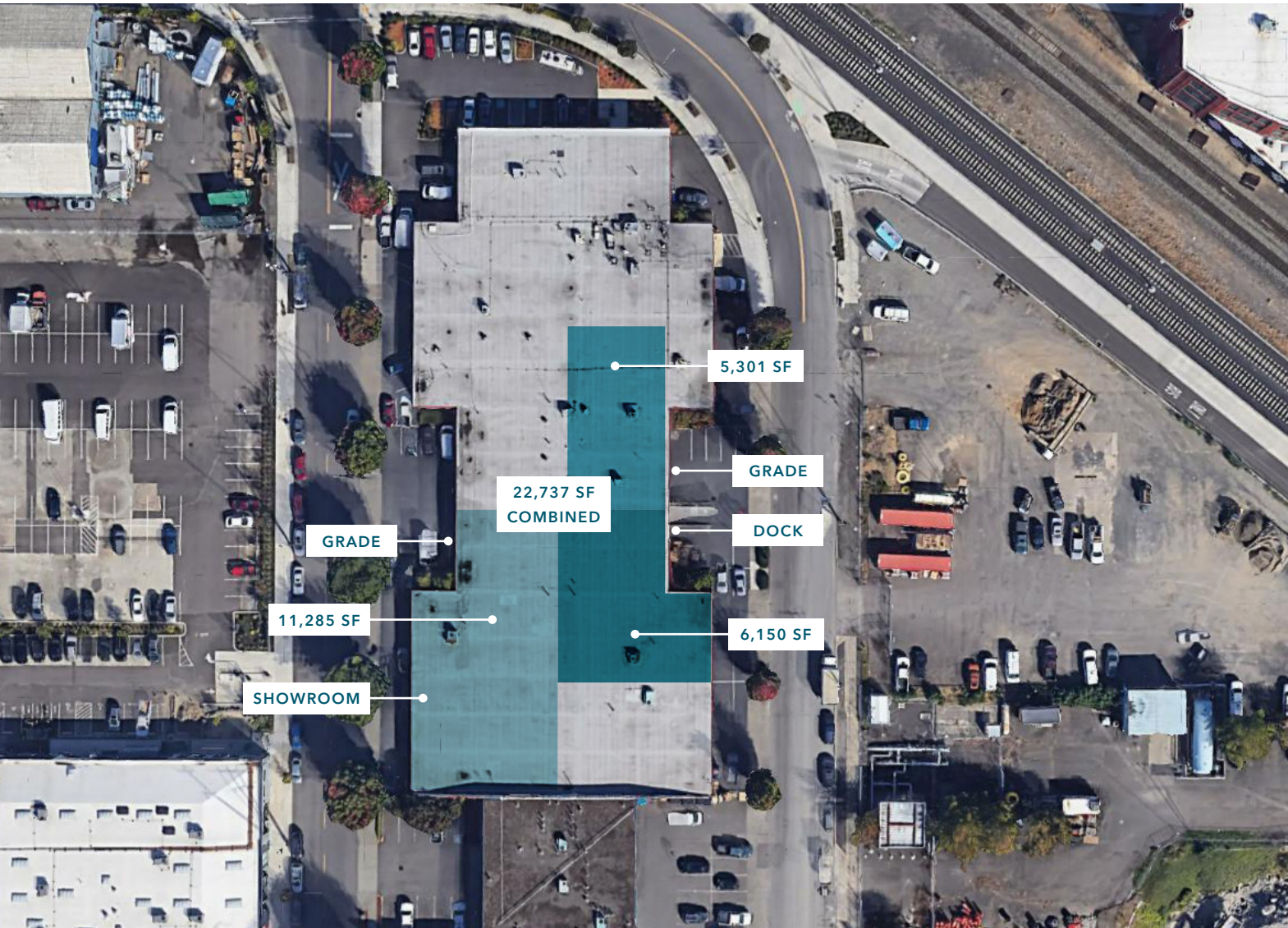
This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

km Kidder Mathews

FOR LEASE

Central Eastside Business Center

2530 SE 8TH AVE, PORTLAND, OR



Site Plan

PETER STALICK

503.221.2272

peter.stalick@kidder.com

STEVEN KLEIN

503.221.2260

steven.klein@kidder.com

BRENDAN MURPHY

503.721.2705

brendan.murphy@kidder.com

KIDDER.COM

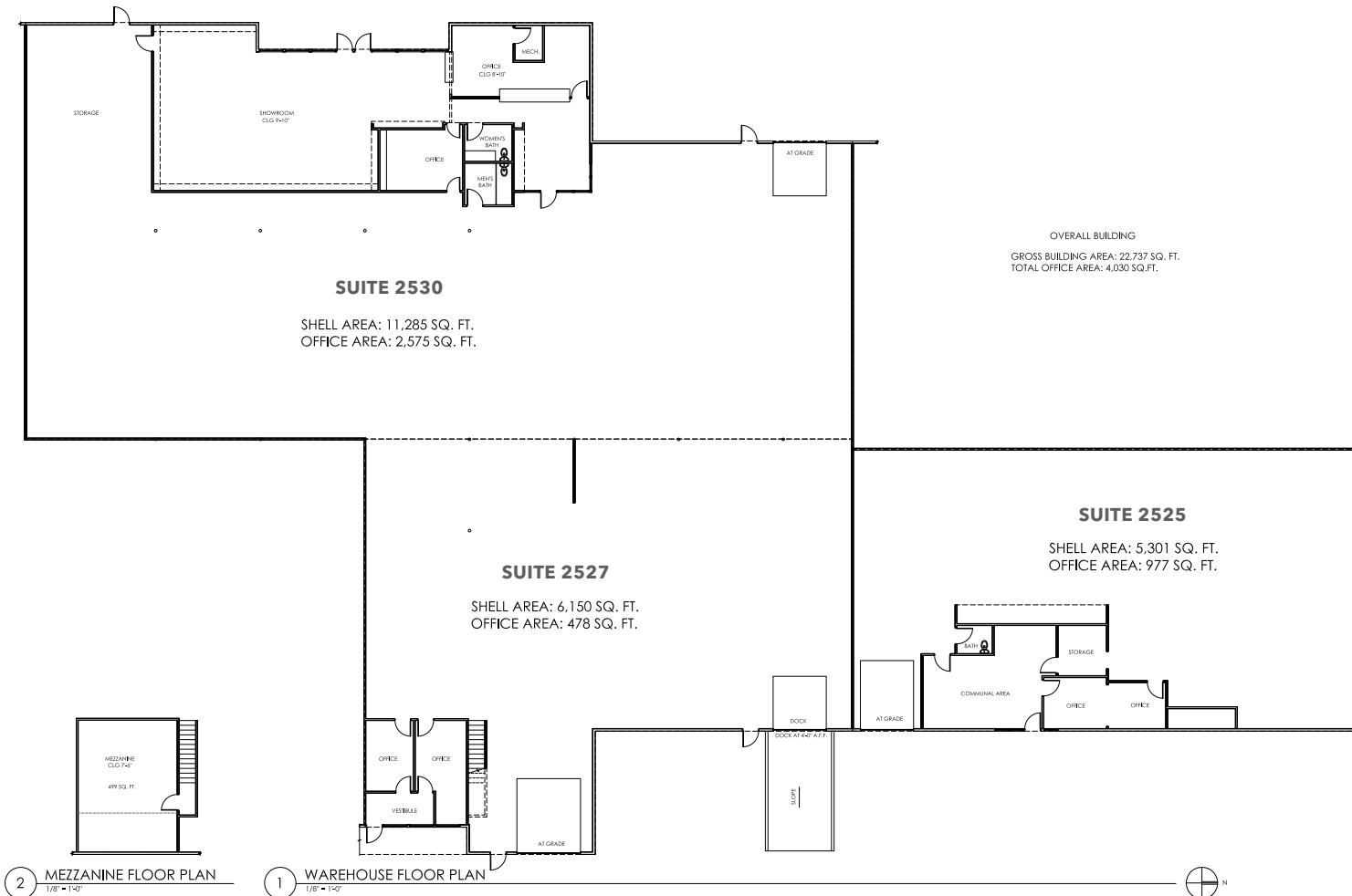
This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



FOR LEASE

Central Eastside Business Center

2530 SE 8TH AVE, PORTLAND, OR



Site Plan

TOTAL SPACE 22,737 SF shell
4,030 SF office

SUITE 2530 11,285 SF shell
2,575 SF office

SUITE 2527 6,150 SF shell
478 SF office
499 SF mezz.

SUITE 2525 5,301 SF shell
977 SF office

Suites may be combined or
leased separately.

PETER STALICK
503.221.2272
peter.stalick@kidder.com

STEVEN KLEIN
503.221.2260
steven.klein@kidder.com

BRENDAN MURPHY
503.721.2705
brendan.murphy@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

