

FOR SALE

www.firstcommercialoregon.com

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**FIRST
COMMERCIAL**
real estate services LLC



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Industrial Property at the Brooks I-5 Interchange 8981 Huff Ave. NE ~ Keizer, OR



PROPERTY HIGHLIGHTS

SALE PRICE

\$1,700,000.00 - \$1,550,000.00

ZONE

IUC (Industrial Unincorporated Community) Under the jurisdiction of Marion County

SIZE

Site includes two (2) industrial buildings, totaling 9,240 SF on approximately 3.13 acres

FEATURES

Building 1 is a 6,600 metal sided building and Building 2 is a 2,640 SF shop building. The larger building includes a small office area and multiple overhead doors. The second smaller "shop" building also includes five overhead doors. The entire site is fenced for additional security.

Please do not disturb the existing tenant.

The site is located at the Brooks I-5 Interchange which serves the truck transport industry.

Information contained herein has been obtained from the owner of the property or from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information is subject to change without notice.

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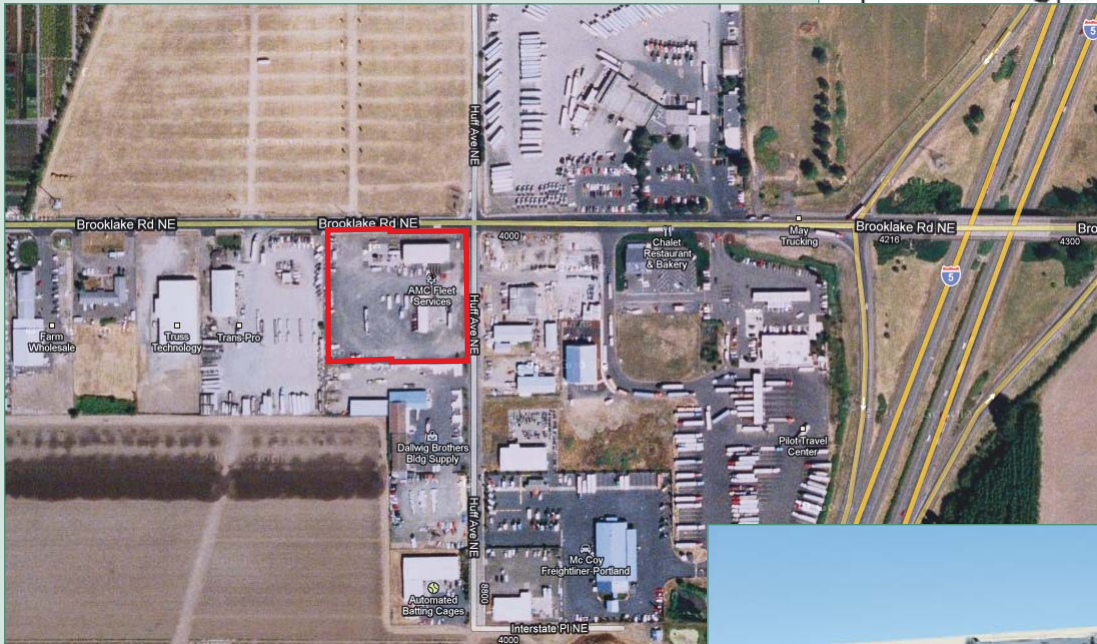
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Industrial Property at the Brooks I-5 Interchange

PROPERTY INFO

- 3 Tax Lots: #062W18D01700
#062W18D01600
#062W18C00100
- 2009-2010 Taxes: \$4,020.35
- Services on site include septic and well water
- Huff Avenue is a public right of way and maintained by Marion County



Building 2

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