

INDUSTRIAL/WAREHOUSE
FOR LEASE

Guilds Lake Industrial Park

4250 NW Yeon Avenue, Portland, OR 97210
Building 2



Key Features



34,510 sq. ft. shell



1,412 sq. ft. office



5 dock doors
with levelers
2 rail doors

21' clear height

LED lighting

Rail served by Union
Pacific and BNSF

Prominent industrial hub
with easy access to I-405,
I-5 and Port of Portland

Lease Rate (NNN):

\$0.85/sq. ft. shell

\$1.10/sq. ft. office

Jake Bigby

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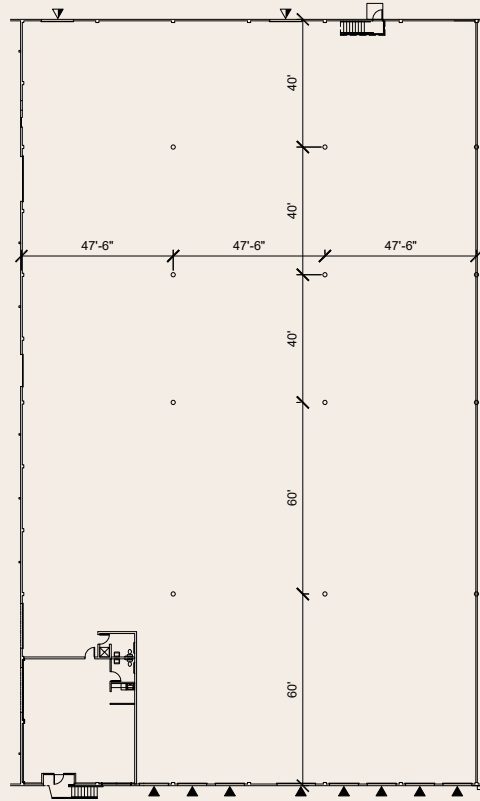
Owned & Managed by

PACTRUST

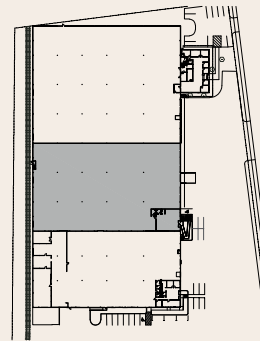
Space Plan

4250 NW Yeon Avenue, Portland, OR 97210

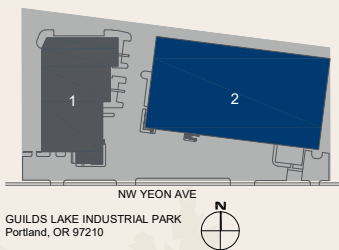
34,510 Sq. Ft.



▼ DOCK ACCESS
▼ RAIL ACCESS



BUILDING PLAN



PROPOSED PLAN

Jake Bigby
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