



For Lease

Farragut Factory Business Park

55 NE Farragut Street Portland, OR 97060

Flex Space Available For Lease - Located in Inner NE Portland!

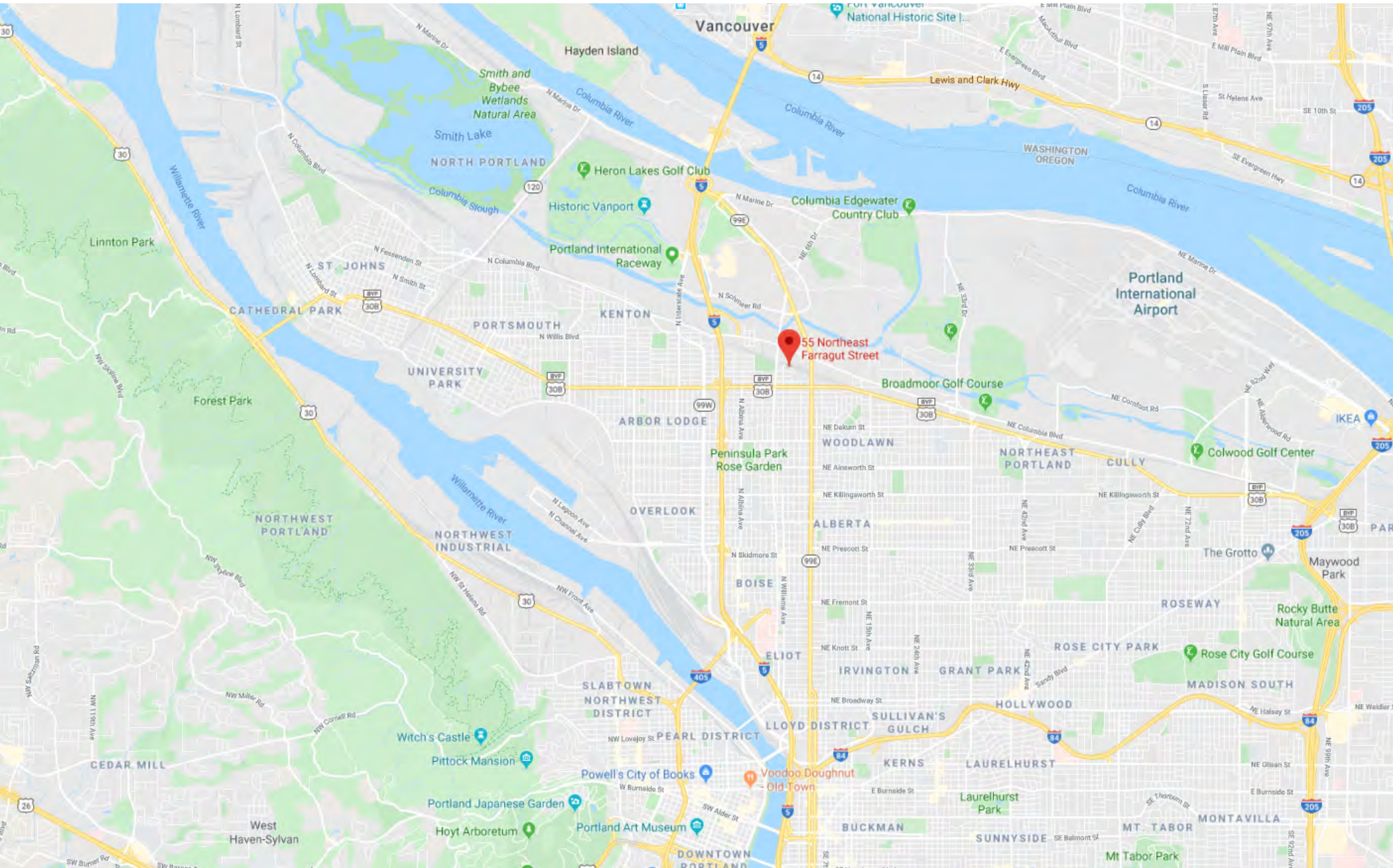
55 NE Farragut Street

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FarragutFactory.com



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Available Suites

- Suite 7 | 3,433 SqFt - **AVAILABLE 07/19/2024**
- Suite 9&10 | 2,214 SqFt - **AVAILABLE 05/01/2024**
- Suite 4 | 951 SqFt - **LEASED**
- Suite 6 | 6,300 SqFt - **LEASED**

PROPERTY FEATURES

- The Farragut Factory Business Center comprises approximately 22,157 square feet of leasable space.
- The two-story building hosts a variety of office, studio, production, and retail businesses.
- Property is located in close-in NE Portland with quick access to I-5.



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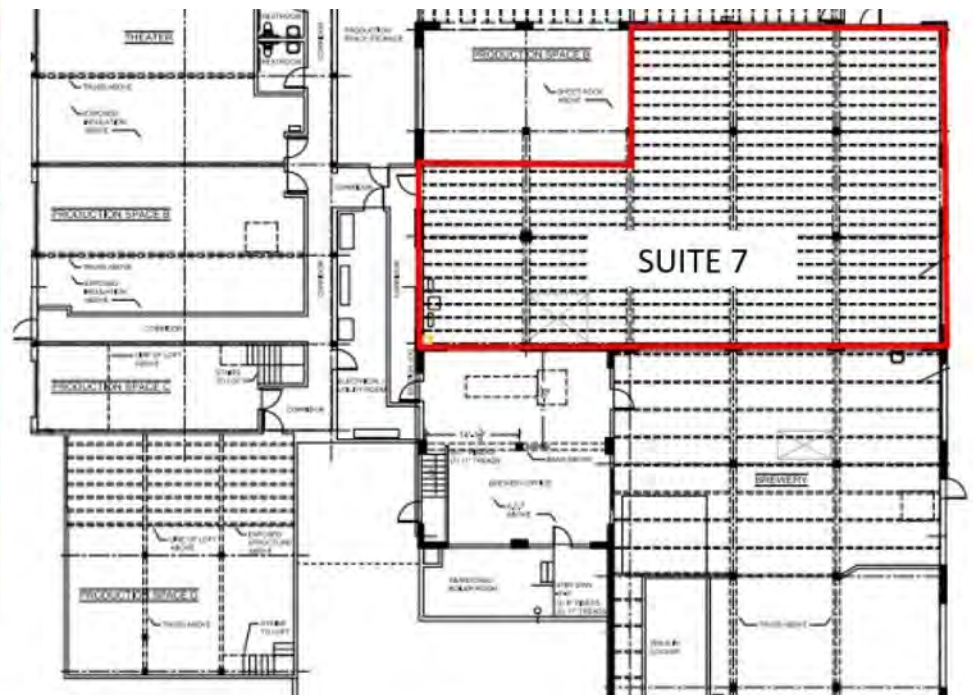
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Suite 07 - Amenities

- Ample Parking
- 1 Drive-In Roll Up Door
- High Ceiling Clearance Warehouse



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Suite 07 - Pricing

- The first-year base rent rate is \$17.65 per year per square foot (\$1, \$1,398.76 per month), plus \$4.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$317.00), resulting in all-in lease costs of (\$1,755.39 per month) for year 1 with 5% annual increases on base rent.
- Tenants responsible for their own electricity, gas, and garbage.



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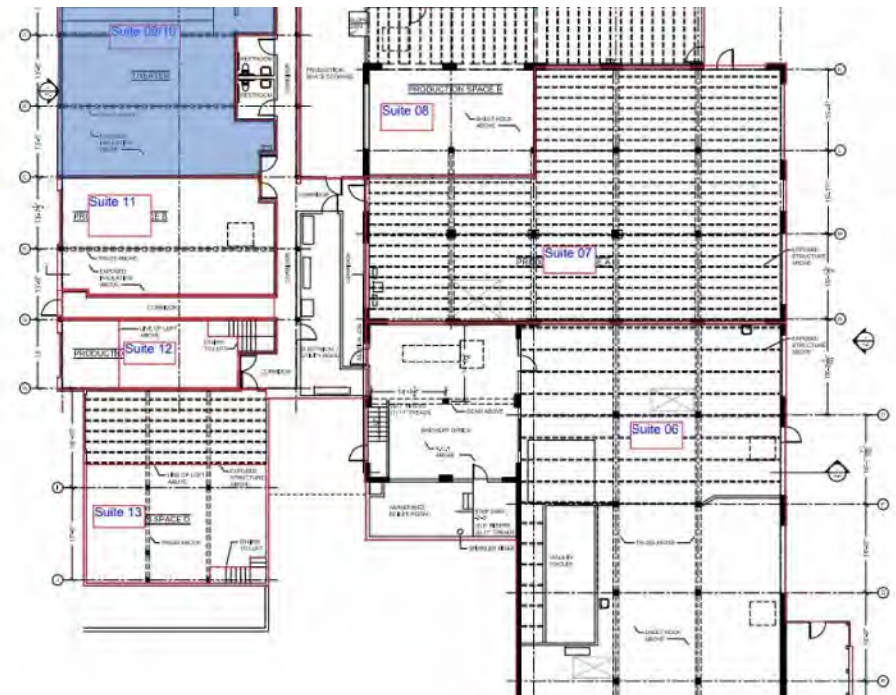
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Suite 09 & 10 - Amenities

- Ample Parking
- 2 Roll Up Doors
- High Ceiling Clearance Warehouse



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Suite 09 & 10 - Pricing

- The first-year base rent rate is \$14.00 per year per square foot (\$3,647.56 per month), plus \$4.50 per year per square foot pro-rata allocation of triple net (NNN) costs (\$1,287.38), resulting in all-in lease costs of \$18.50 per year per square foot or (\$3,413.25 per month) for year 1 with 5% annual increases on base rent.
- Tenants responsible for their own electricity, gas, and garbage.



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Contact Us!



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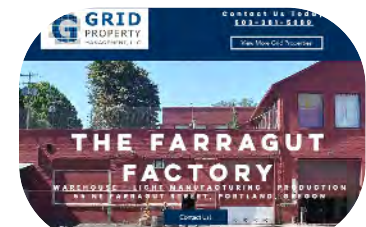
Phone: 503-406-2745

Website: www.FarragutFactory.com



About Grid Property Management

Grid Property Management is a Portland-based property management firm that specializes in the management of multifamily, commercial, and industrial property in the greater Portland metropolitan area.



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