



For Lease

Farragut Factory Business Park

55 NE Farragut Street Portland, OR 97060

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

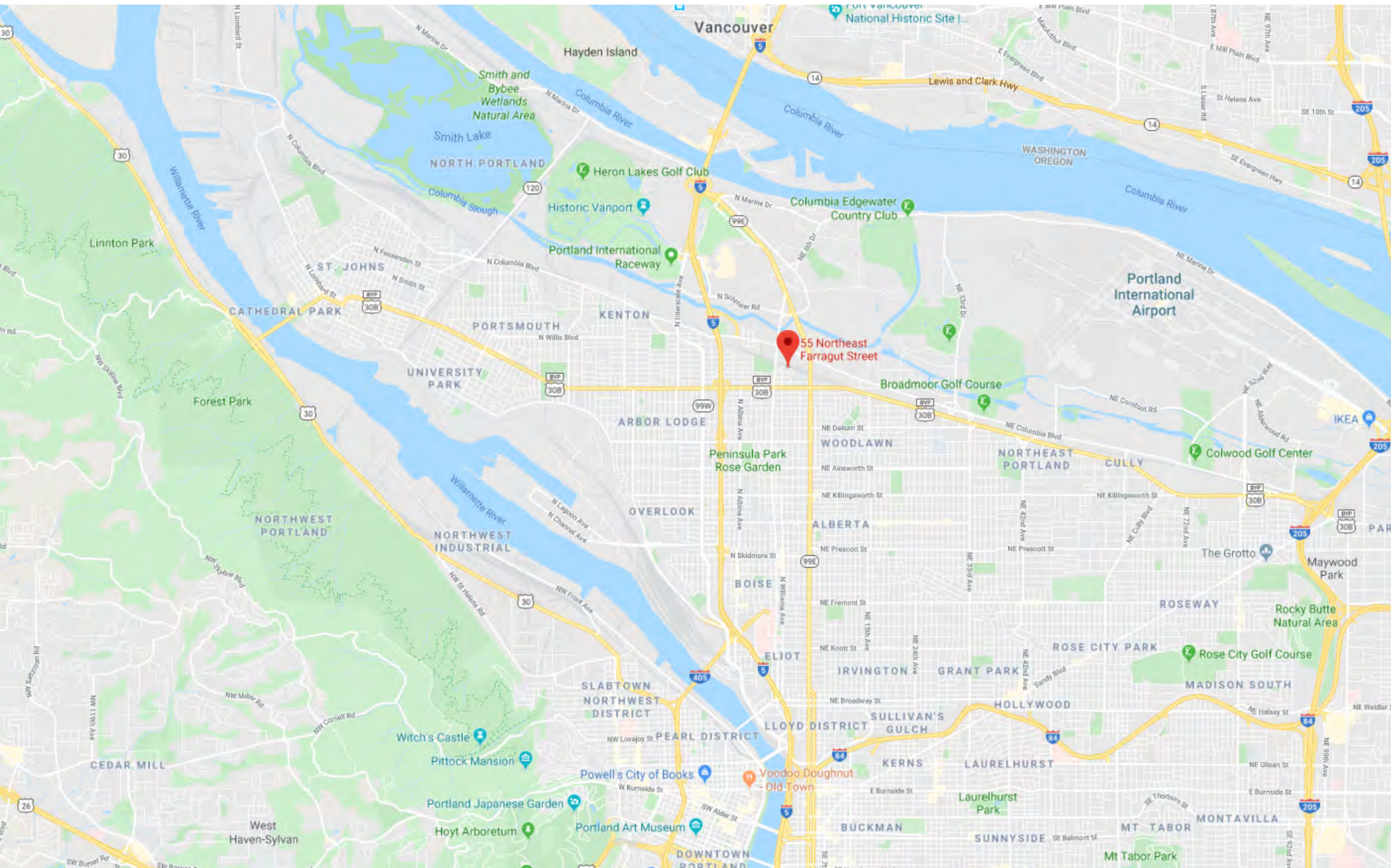
55 NE Farragut Street

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Available Suites

- Suite 2/3 | 2,362 SqFt - Available Now
- Suite 2 | 619 SqFt - Available Now
- Suite 3 | 1,727 SqFt - Available Now
- Suite 08 | 2,293 SqFt - Avail. 10/01/22!

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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WEBSITE

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Suite 2/3 - Amenities

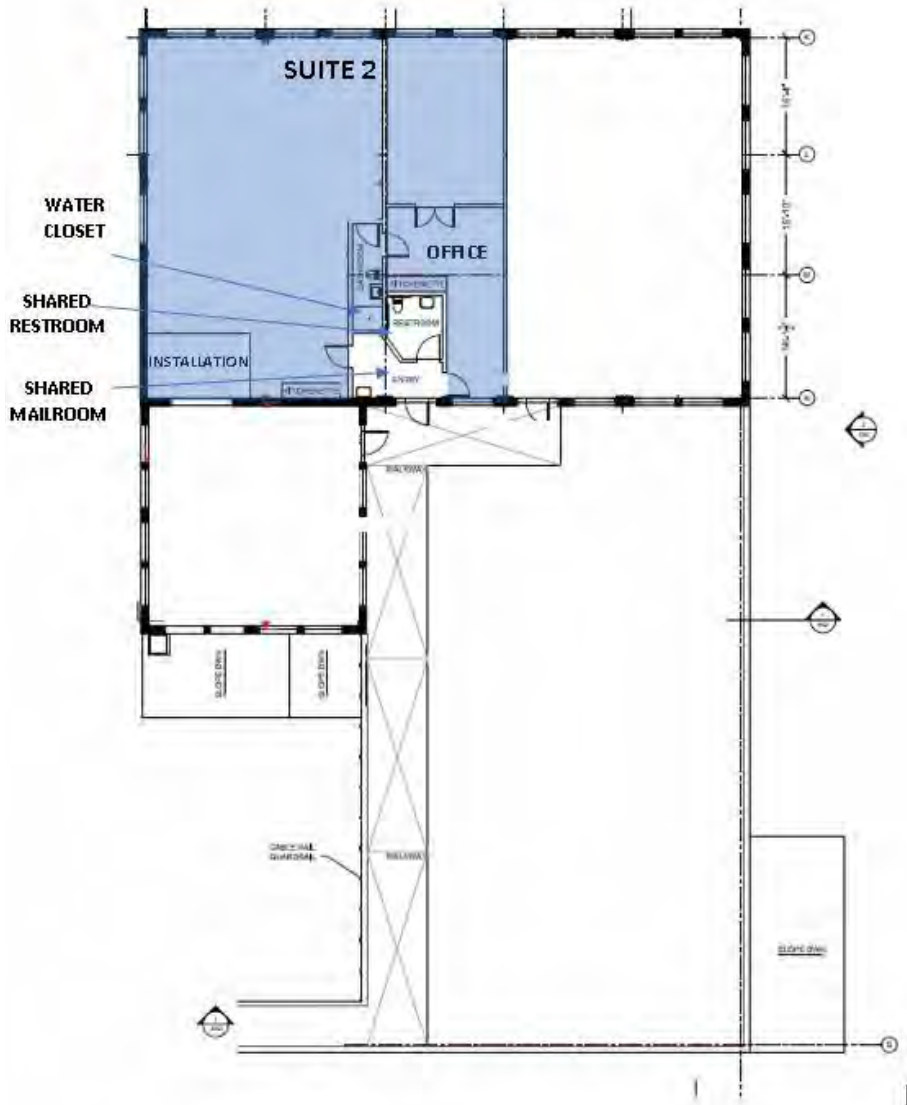
2,362 square feet of industrial space

High interior clearance

Gas heat

Direct access to shared restroom facilities

Direct access to on-site mail room



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Suite 2 - Amenities

- 619 square feet of industrial space
- Office Space
- Shared Restrooms
- Flex Space



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Suite 2 - Pricing

- The first-year base rent rate is \$16.00 per year per square foot (\$825.00 per month), plus \$4.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$206.33), resulting in all-in lease costs of \$20.00 per year per square foot or (\$1,031.67 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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Suite 3 - Amenities

- 1,727 square feet of industrial space
- Office Space
- Flex Space
- Vaulted Ceiling
- Private Restroom



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Suite 3 - Pricing

- The first-year base rent rate is \$16.00 per year per square foot (\$2,302.67 per month), plus \$4.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$575.67), resulting in all-in lease costs of \$20.00 per year per square foot or (\$2,878.33 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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Suite 08 - Amenities

- 2,293 square feet of industrial space
- High interior clearance
- one (1) Rollup Door
- Walk-in Cooler
- Direct access to shared restroom facilities



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Suite 08 - Pricing

- The first-year base rent rate is \$14.75 per year per square foot (\$2,818.48 per month), plus \$4.00 per year per square foot pro-rata allocation of triple net (NNN) costs (\$764.33), resulting in all-in lease costs of \$18.75 per year per square foot or (\$3,582.81 per month) for year 1 with 7% annual increases on base rent.
- Tenants responsible for their own electricity, gas, and garbage.



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Contact Us!



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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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