

Land for Lease

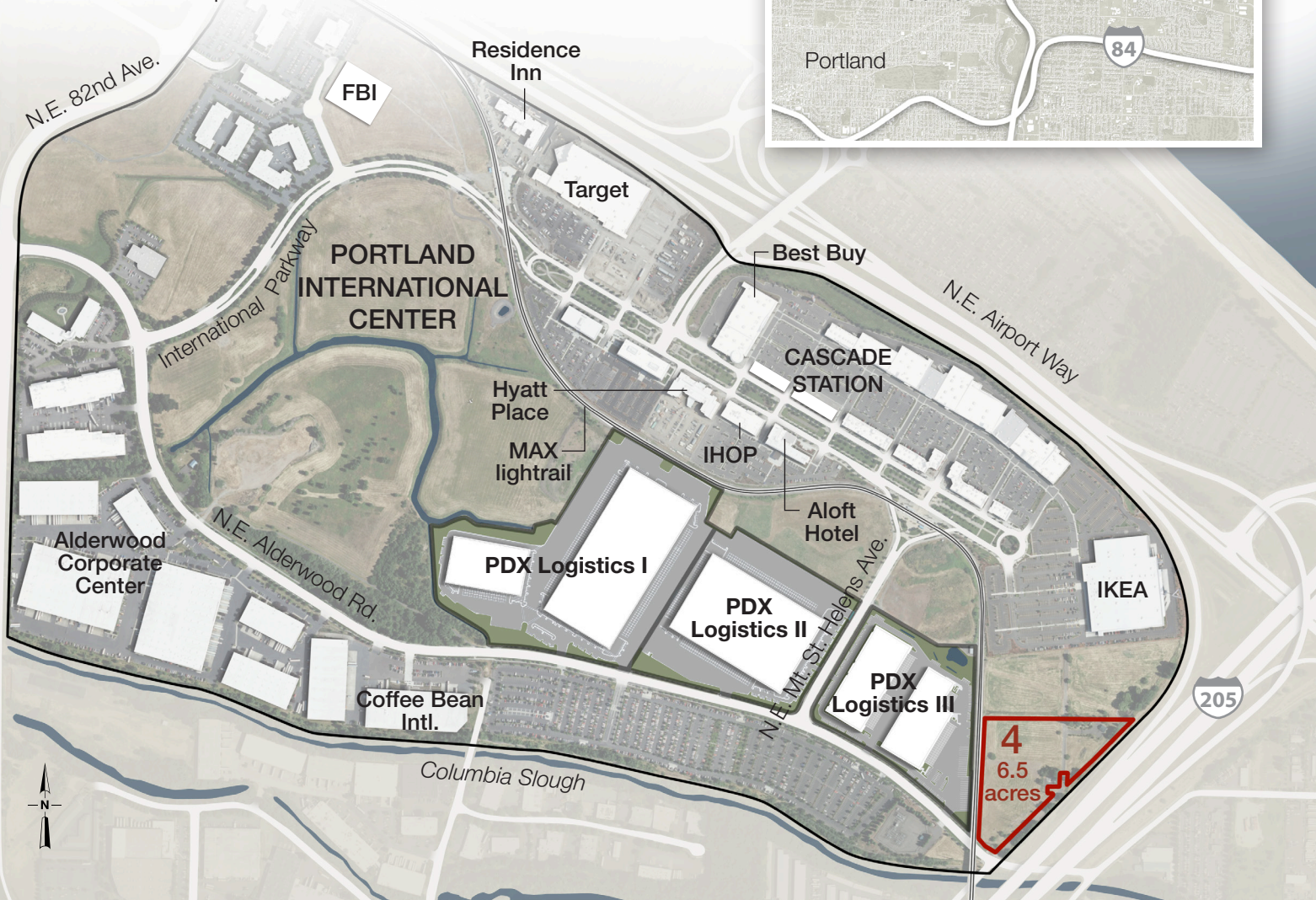
Portland International Center

- **Location:**
 - Immediate access to I-205 and I-84
 - Within 2 miles of Portland International Airport
 - Located close to Public transportation
- **Zoning IG2**
- **Nearby businesses:** CEVA Logistics, Coffee Bean Int.
- **Amenities include:**
 - Many nearby restaurants, hotels, stores (including IKEA, Target) at Cascade Station
 - Bike and pedestrian trails

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Regional Domestic Distribution Hub

Oregon advantages

- Best Pacific Northwest overnight truck reach
- Only river grade route through the Cascades
- Liberal truck length and weight limits
- Vast coverage by major truck carriers

Portland advantages

- No congestion: The Port of Portland remains uncongested with truck times of about 30 minutes.
- Better domestic truck and rail equipment availability: Equipment availability is less seasonal compared to other West Coast ports.
- Land and space for warehousing available close to terminal: Lower drayage cost.



This flyer is for informational purposes only and should not be construed as an offer to sell or lease or otherwise be binding. The terms of any proposed sale or lease are contingent upon the execution of a purchase and sale agreement or lease agreement acceptable to each party and approval of the Port of Portland Commission. Potential leasees or buyers are responsible for verifying the information on this flyer as part of their own due diligence.