



For Lease

NE Marx Industrial Park

10319 NE Marx Street, Portland, OR 97220
Office, Industrial Suites and Yard Space

NE Marx Industrial Park

10319 NE Marx Street, Portland, OR 97220

Kiely@GridPropertyManagement.com

503-244-4927

NEMarxIndustrialPark.com

NE Marx Industrial Park

PROPERTY FEATURES

- The NE Marx Industrial Park is made up of an office building, two warehouse suites, and nearly an acre of yard space. The property comprises of approximately 51,808 square feet of leasable space.
- Located in NE Portland with direct access to I-205, the NE Marx Industrial Park is ideal for companies that need manufacturing, office and yard space.
- The office suite is approximately 1,408 RSF, the warehouses are 2,400 RSF and the site footprint is 51,808 SF.
- There is ample paved parking and a secure perimeter fence with a manual security gate.
- The office suite features a reception area, a private restroom, and private offices. The warehouses feature roll-up doors and high ceiling clearance.
- The lease rates for the property is shown below. The future tenant will pay for all utilities and taxes.



NE Marx Industrial Park

10319 NE Marx Street, Portland, OR 97220

Kiely@GridPropertyManagement.com

503-244-4927

NEMarxIndustrialPark.com.



10319 NE Marx

Amenities

- 51,808 SqFt.
- Secured Entry
- Large gravel yard space
- Warehouse space

Pricing

- The first-year base rent rate is \$8,995.00 plus a pro-rata allocation of triple net (NNN) costs (\$0.45 per foot) or (\$1,942.80), resulting in all-in lease costs of \$10,937.80 per month for year 1 with 7% annual increases on base rent. Tenants will also pay for their own electricity, gas, and garbage.
- Tenants will be responsible for all utilities related to this property (garbage, gas, electric, water/sewer)



NE Marx Industrial Park

10319 NE Marx Street, Portland, OR 97220

Kiely@GridPropertyManagement.com

503-244-4927

NEMarxIndustrialPark.com.

Contact Us!

Kiely@GridPropertyManagement.com

503-244-4967

NEMarxIndustrialPark.com.



GRID
PROPERTY
MANAGEMENT, LLC

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