TIGARD CENTRAL INDUSTRIAL PARK

12670 - 12700 SW Hall Boulevard | Tigard, OR 97223

FOR LEASE

AGGRESSIVE RATE

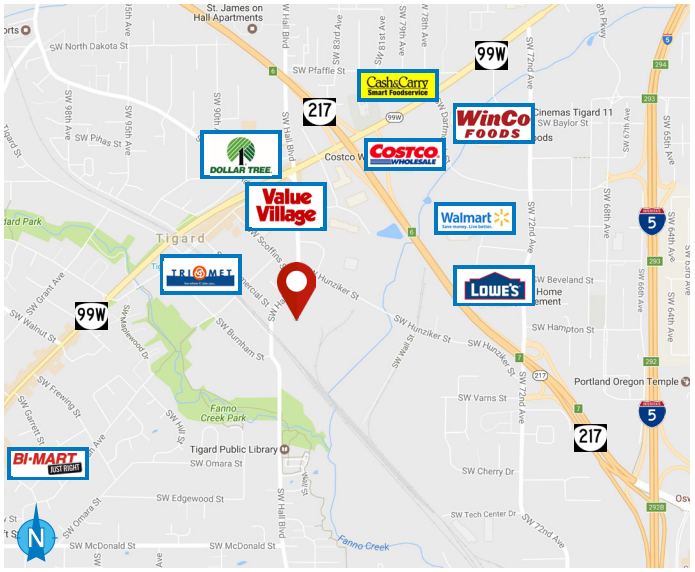


1 MONTH FREE PER YEAR OF LEASE WITH QUALIFIED TENANTS

INDUSTRIAL SPACE AVAILABLE FOR LEASE

DETAILS

- **Suite G:** ± 30,815 SF *NEW TO MARKET!*
  - Two (2) huge oversized grade level door (20' wide x 20' high)
  - Dock inside space including drive-up ramp
  - 480v, 3-phase power (large amps available)
  - 24' clearance height
  - Drive-thru entire length of building with indoor parking
  - Excellent opportunity for landscaper, roofer, construction company, plumber, etc.
- Lease Rate: $0.50 PSF + NNN
  Estimated NNN: $0.14 PSF
- **Suite D3W:** ± 3,301 SF
  - Excellent WAREHOUSE space
  - Oversized roll-up door
  - No office
  - Heavy Power
- Lease Rate: $1.20 PSF + NNN
  Estimated NNN: $0.14 PSF



FEATURES

- Located on SW Hall Blvd, 3 minutes to Hwy 99W, Hwy 217, and I-5
- Close to Tigard Transit Center, WES commuter rail
- Metal buildings offering a wide variety of uses

11.18.2026

For more information or a property tour, please contact:

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Norris & Stevens
INVESTMENT REAL ESTATE SERVICES

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Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to their own satisfaction.

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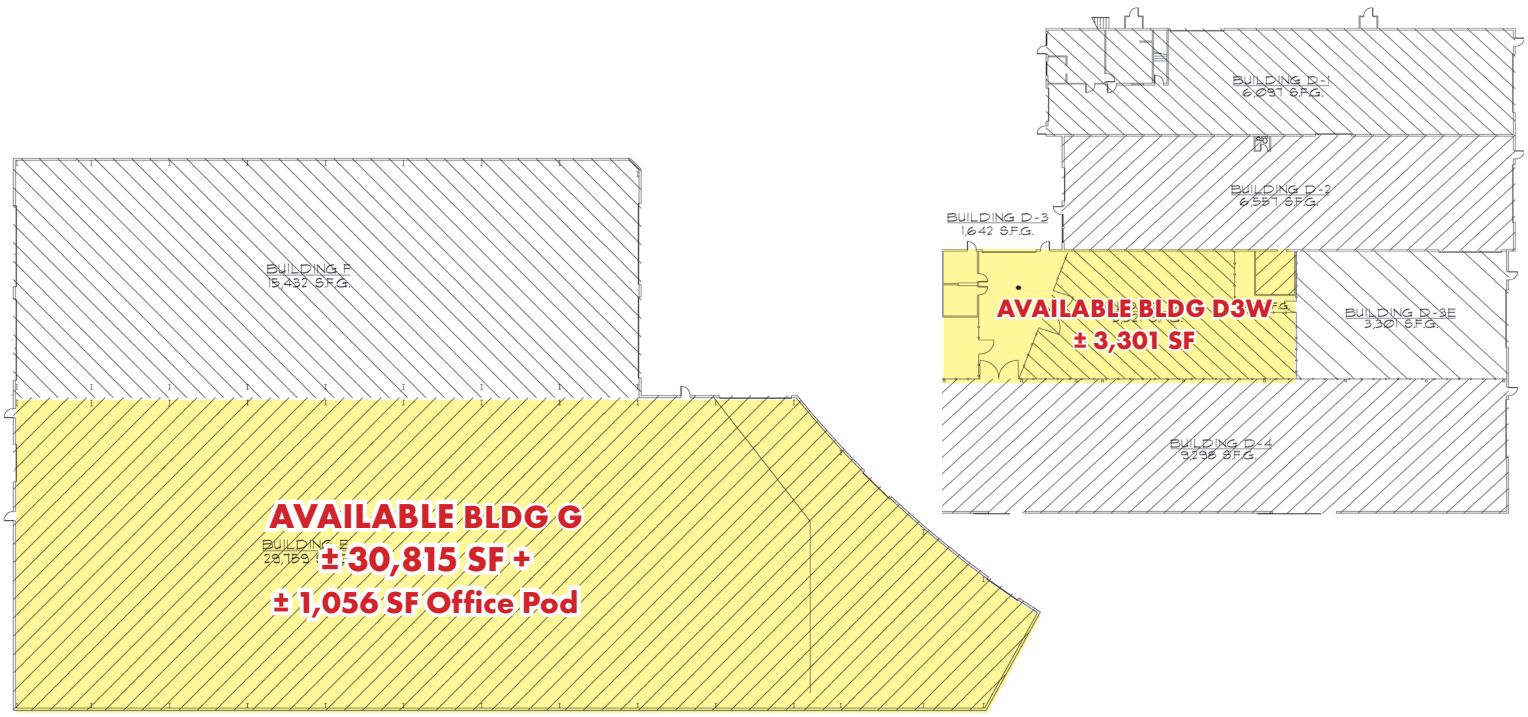
FLOOR PLAN





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