

CLACKAMAS COMMERCE CENTER

14300 – 14360 SE Industrial Way

Clackamas, OR 97015

± 41,945 SF Available



Newly renovated

Current availabilities

14340 SE Industrial Way



14310 SE Industrial Way



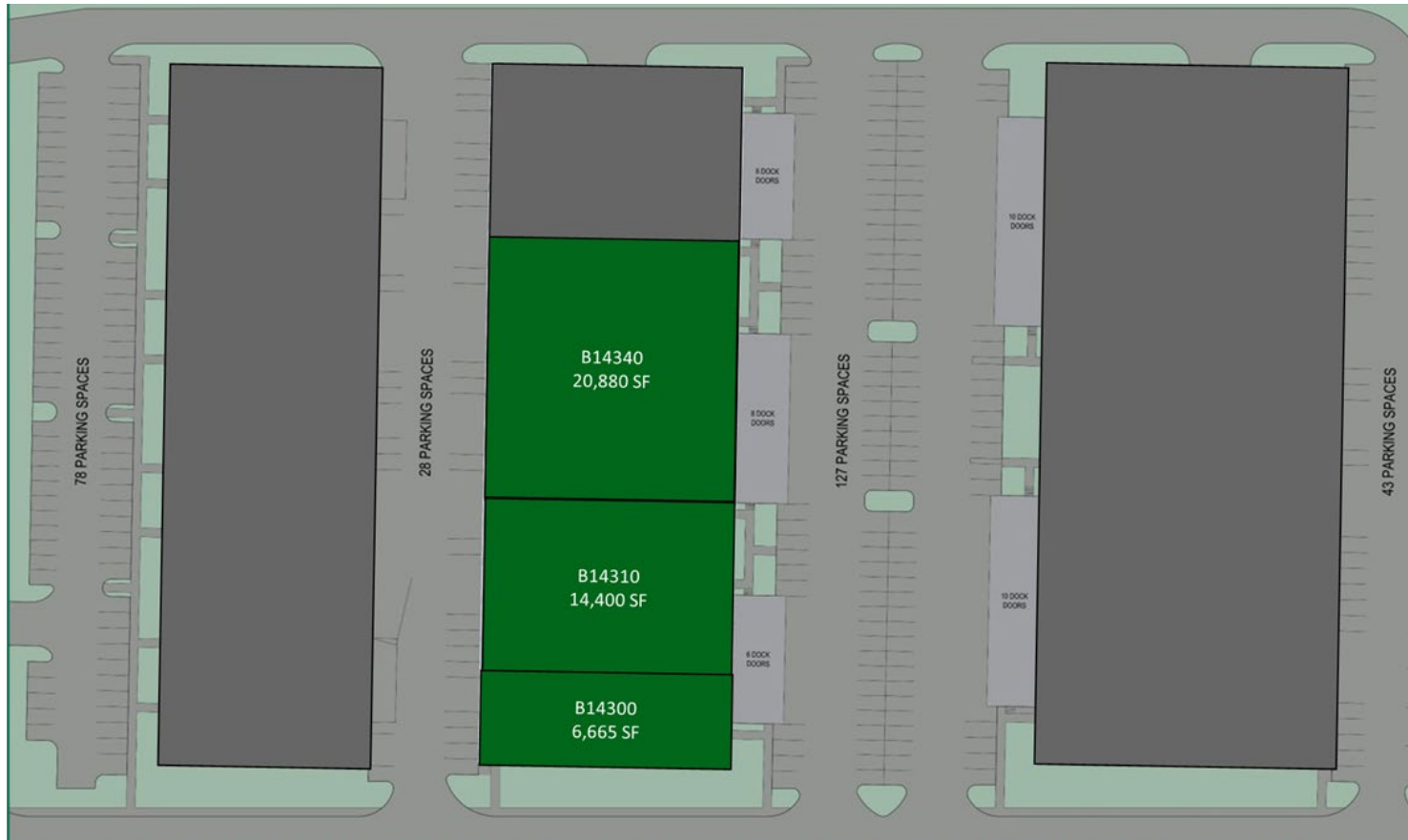
14300 SE Industrial Way



Spaces	Shell SF	Office SF	Available	Clear Height	Dock Doors	Power
14340 SE Industrial Way	20,880 SF	3,600 SF	Q2 2023	22'	8 DH, 4 DI (1 pit leveler)	Heavy, 480V, 3-Phase
14310 SE Industrial Way	14,400 SF	1,377 SF	Q2 2023	22'	4 DH, 2 DI	Heavy, 480V, 3-Phase
14300 SE Industrial Way	6,665 SF	2,880 SF	Q2 2023	22'	2 DH, 1 DI	Heavy, 480V, 3-Phase

Potential to combine spaces up to 41,195 SF

Floor plans



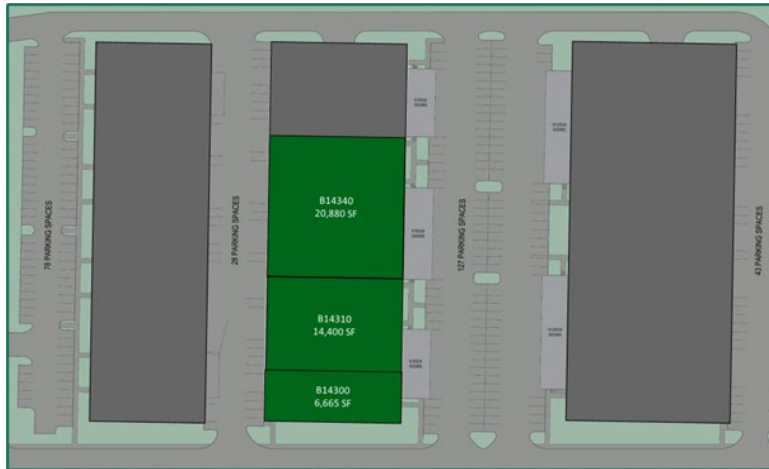
Other key features

- 2022 renovation
- 50' x 24' column spacing
- Common area board room
- Common area showers and lockers
- Gas heat
- Wet sprinklered system
- Call for pricing

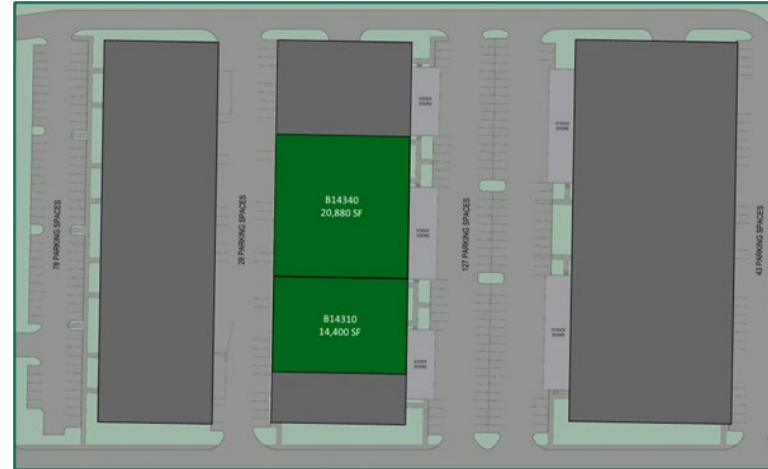
Lease independently or potentially combine spaces

Divisible floor plan options

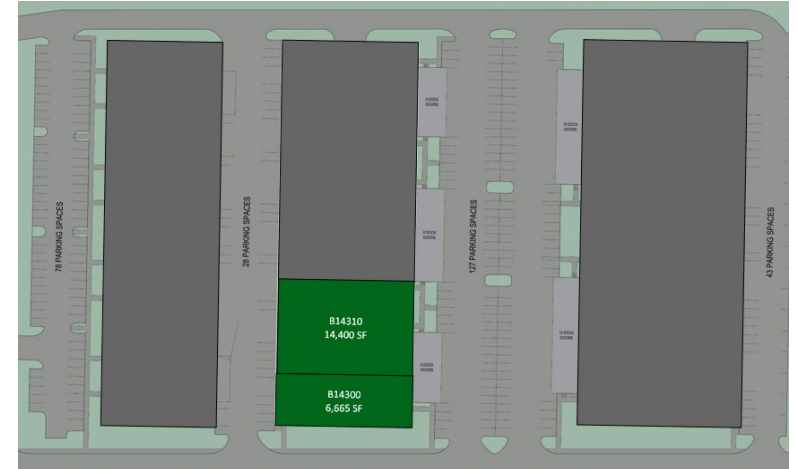
Option 1



Option 2



Option 3



Floor Plans	Shell SF	Office SF	Available	Clear Height	Dock Doors	Power
Option 1	41,945 SF	7,857 SF	Q2 2023	22'	14 DH, 7 DI (1 pit leveler)	Heavy, 480V, 3-Phase
Option 2	35,280 SF	4,977 SF	Q2 2023	22'	12 DH, 6 DI (1 pit leveler)	Heavy, 480V, 3-Phase
Option 3	21,065 SF	4,257 SF	Q2 2023	22'	6 DH, 3 DI	Heavy, 480V, 3-Phase

Images

Suite 14340

Entry / Showroom



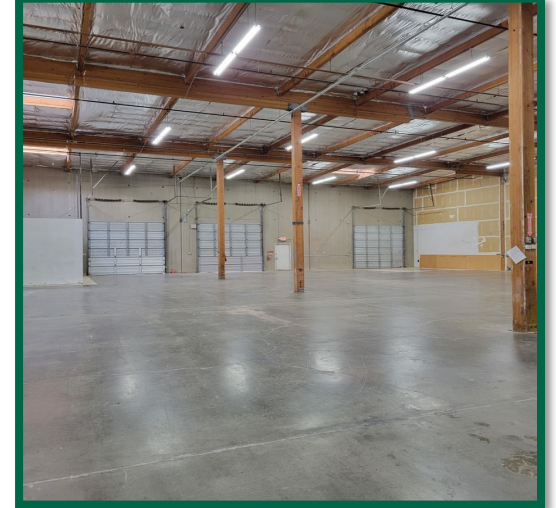
Back Office



Warehouse & DH Doors



Warehouse & DI Doors



Ease of access throughout the region

Location



Drive times

- 5 minutes to I-205
- 22 minutes to I-5
- 20 minutes to PDX



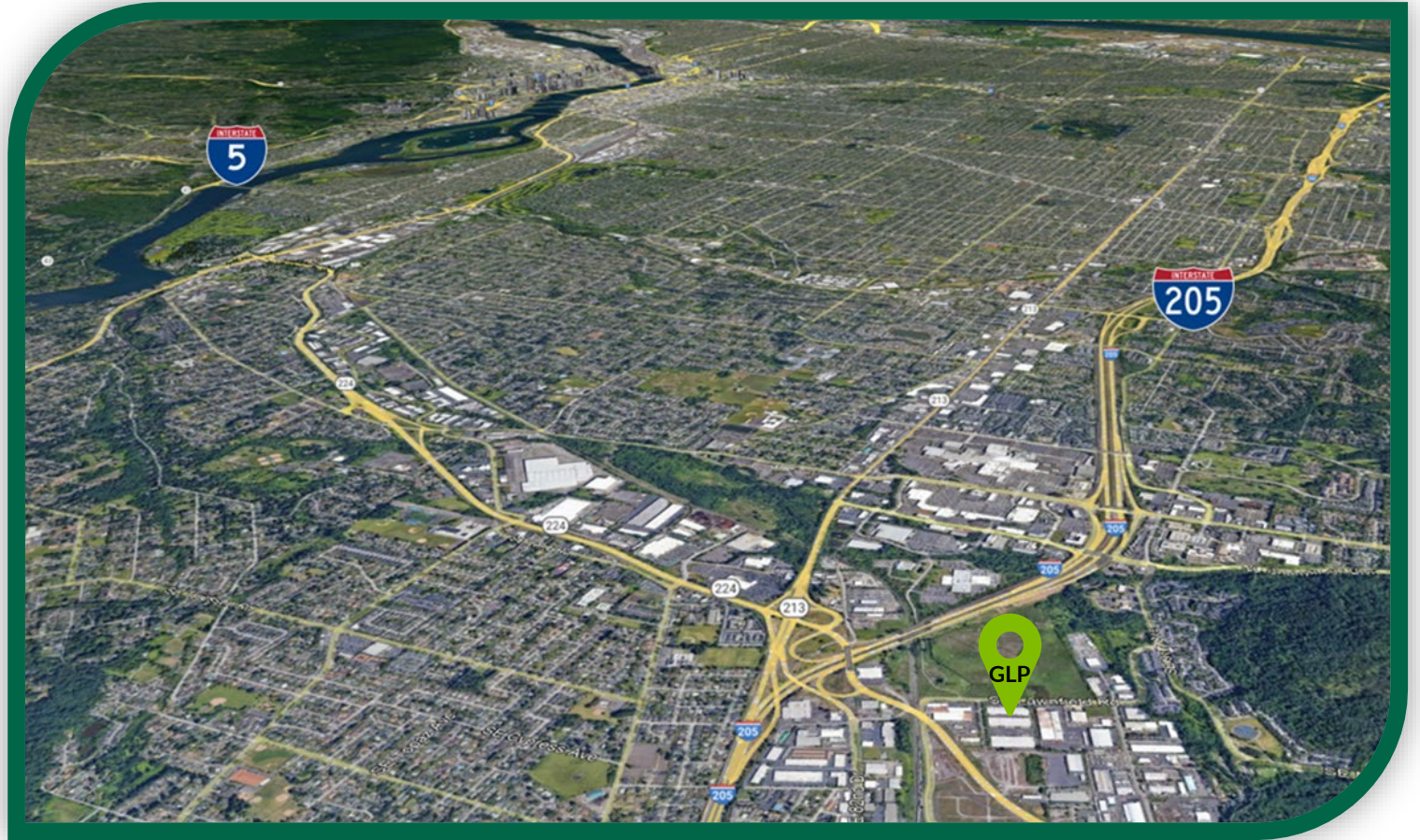
Proximity

- 12.4 miles from downtown Portland



Transportation hubs

- Clackamas industrial area shuttle
- TriMet transportation
- Clackamas transportation center



About us

GLP overview

GLP is a leading global investment manager and business builder in logistics, real estate, infrastructure, finance and related technologies. Our combined investing and operating expertise allows us to create value for our customers and investors. We operate across Brazil, China, Europe, India, Japan, and the U.S. and have US\$89 billion in assets under management in real estate and private equity funds. Learn more at glprop.com

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