



FOR LEASE

Industrial Ground Lease or BTS

90860 Roberts Road
Coburg OR 97408

DETAILS

- Approximately 2.2 Acres Light Industrial Land (with ACA overlay) in Coburg OR
- Lot includes approximately 1,950 square foot office
- Fully rocked parcel for Build-to-Suit or Ground Lease
- I-5 on/off ramp 1/4 mile north with potential for I-5 visibility
- Ground Lease: \$5,500/month
- Build-to-Suit rates based on cost of developing property for tenant

**Evans
Elder
Brown &
Seubert**

COMMERCIAL REAL ESTATE

Jack Pennington

jack@eebcre.com

541.345.4860

office

541.513.0918

cell

Licensed in the State of Oregon.

Industrial Lot for Lease

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101 East Broadway
Suite #101
Eugene, OR 97401

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APPROXIMATELY 2.2 ACRES

- Zoned: LI | Light Industrial
- Overlay: X | Architecturally Controlled Area



- 1,950 sf office includes 3 offices & 1.5 baths
- Lot is currently fully rocked
- Owner willing to fence lot for negotiated ground lease rate adjustment
- Build-to-suit rate based on costs of developing site specifically for tenant

