



**FOR LEASE**

# Industrial Building

632 Shelley Street  
Springfield OR 97477

## DETAILS

- Approximately 27,307 square feet
- Adjacent 19,000 square foot fenced yard (shared)
- Available January 1st, 2025
- Zoned LMI (Light Medium Industrial)
- 2 grade loading doors
- \$0.85 per square foot per month, modified gross

**Evans  
Elder  
Brown &  
Seubert**

COMMERCIAL REAL ESTATE

## CONTACT

**Jeff Elder**  
jeff@eebcre.com

**Ashley Hope Elder**  
ashley@eebcre.com

**(541) 345-4860**

Licensed in the State of Oregon.

# Overview

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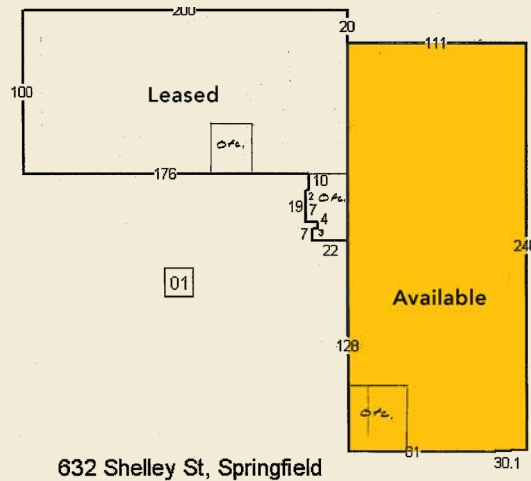
Ashley  
Hope  
Elder

ashley@eebcre.com

(541) 345-4860

101 East Broadway  
Suite #101  
Eugene, OR 97401

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## 27,307 SF FOR LEASE

- Two (2) grade loading doors
- 400 amp power
- Ceilings 17' - 20' 8"

## SITE

- Large parking area
- Adjacent fenced yard - approx. 19,000 sf



# Photographs

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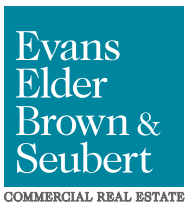
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