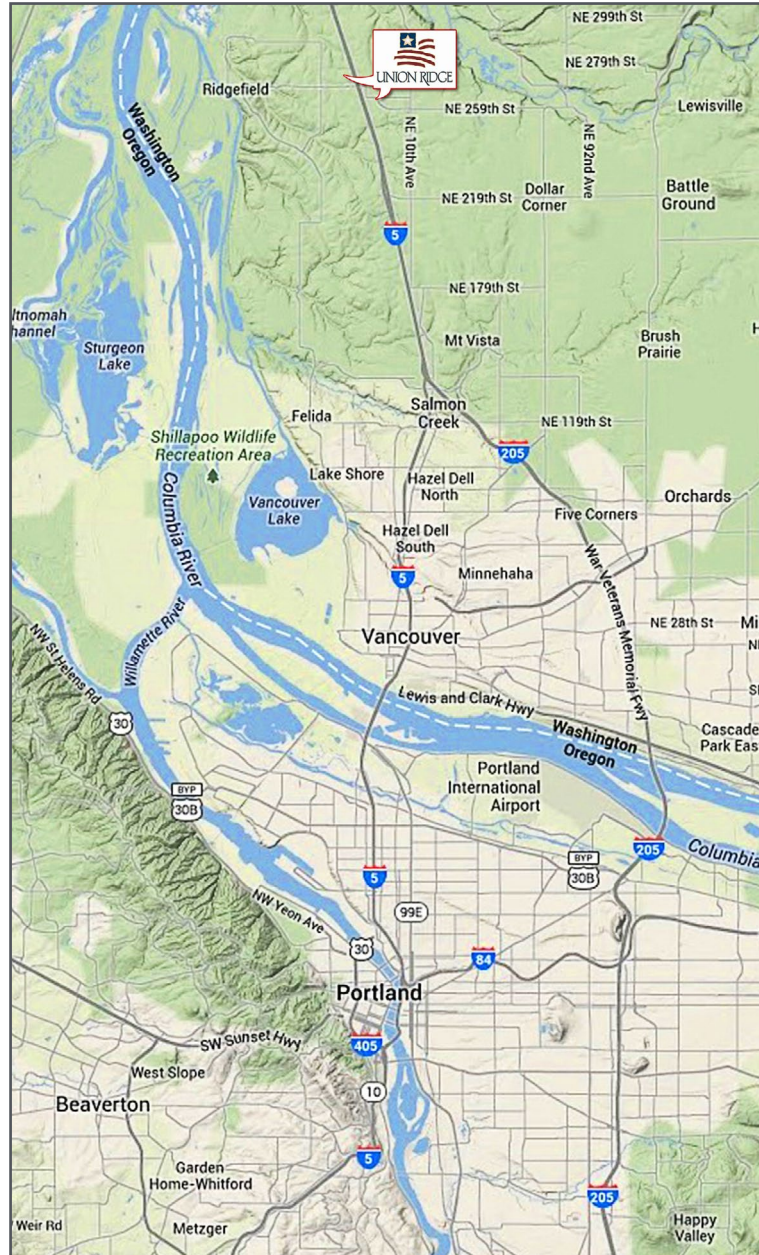




# INDUSTRIAL LAND FOR SALE



INDUSTRIAL

# LAND FOR SALE



## UNION RIDGE

S Union Ridge Pkwy @ S 5th St | Ridgefield, WA

### SITE SPECS & INFORMATION

- » City of Ridgefield Jurisdiction
- » Municipal utilities to site
- » ±2.54 up to ±75.06 Acres available
- » Located at Exit 14 in Ridgefield just off I-5

Flexible zoning allows for a range of uses, including office, warehouse, manufacturing, research, technology & other light industrial.

[www.unionridgewa.com](http://www.unionridgewa.com)

CAPACITY COMMERCIAL GROUP 805 SW Broadway, Suite 700 | Portland, OR

PHONE. 503.326.9000 | WEB. [www.capacitycommercial.com](http://www.capacitycommercial.com)

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Proud member of:

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International

The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or Landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.

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LOT	GROSS SIZE	NET SIZE	PRICE/SF	ASKING PRICE
1B	2.54	2.54	\$6.25	\$691,515
30	38.01	24.60	\$4.25	\$4,554,198
4	12.01	8.30	\$4.25	\$1,536,579
30 & 4 Combined	50.02	32.90	\$3.95	\$5,660,840

