

### 3100 NE Orchard Ave McMinnville, Oregon 97128 (26 acres) - CERTIFIED

Located in the McMinnville Industrial District and certified shovel ready in 180 days. Build to suit/lease to own and divisible. **Rail spur possible.**



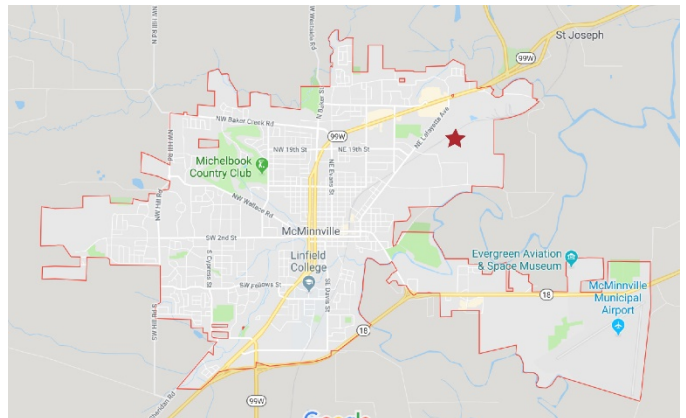
#### DETAILS

Land Area	± 26 acres
Type	Site
Status	Active
Certification	M-2 Certified, City of McMinnville
Sale	Negotiable
Lease	Build to Suit (BTS)
Tax Lot	R4415 03100



#### UTILITIES

Electricity & Water	<a href="#">McMinnville Water &amp; Light</a> – Combined one of the lowest rates in Oregon
Sewer	<a href="#">City of McMinnville</a>
Gas	<a href="#">NW Natural</a>
Telecom	City wide fiber optic network
Rail	<a href="#">Genesee &amp; Wyoming</a>



#### CONTACT

##### ECONOMIC DEVELOPMENT

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##### BROKER/OWNER

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# McMinnville

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