



FOR LEASE

1665 HWY 101

Florence, OR

- Stand-alone retail building
- 6,840 sf one story retail building. Surplus building is 1,232 sf (not included in rent calculation)
- Located on the NW corner of Hwy 101 and 16th Street
- Along the major corridor (Hwy 101) in Florence
- Approximately 32+ on-site parking spaces
- Zoning C (Commercial). Traffic Count: 17,100 VPD



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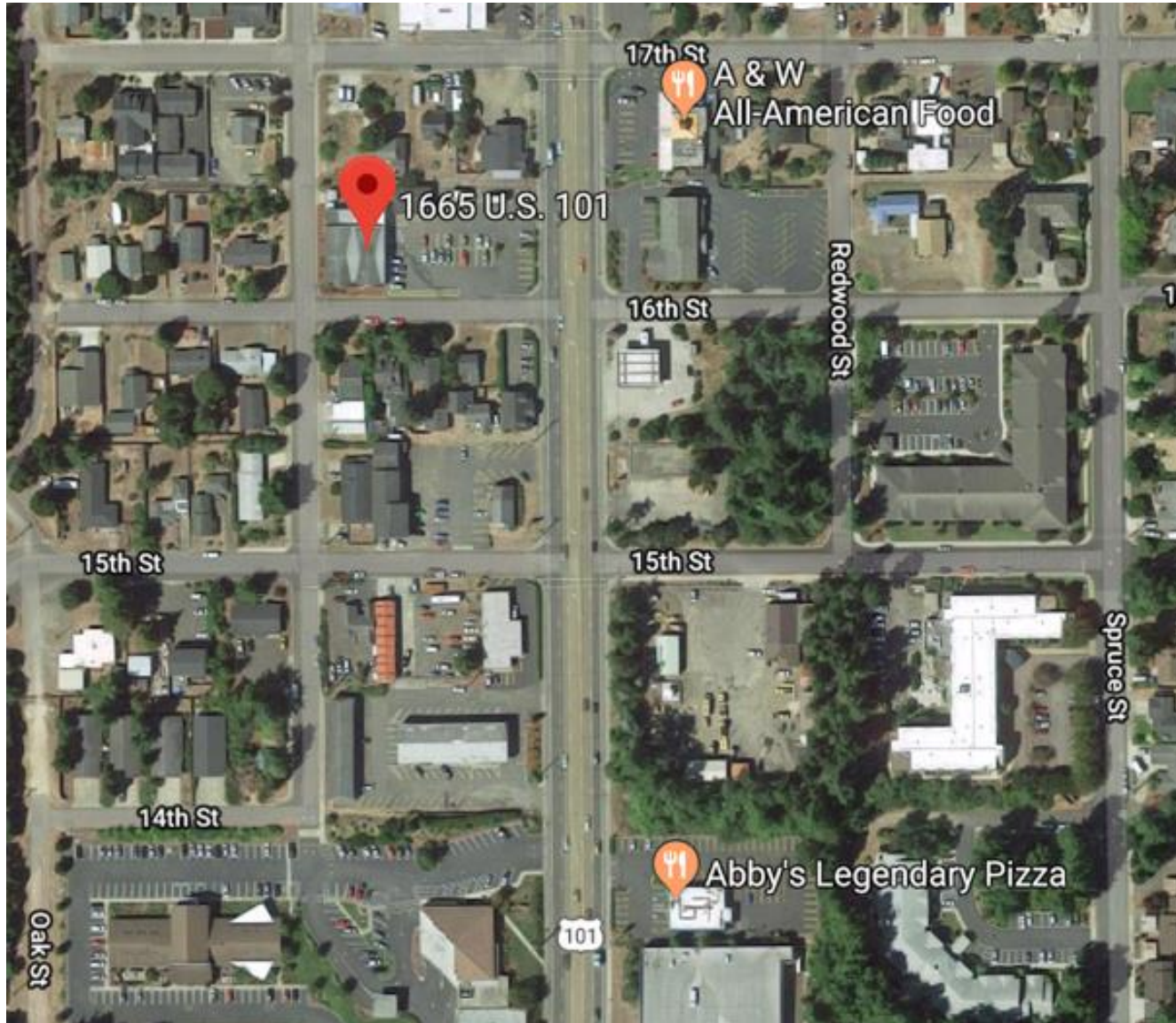
Lease Rate
\$5,472/month NNN
\$0.80/sf NNN

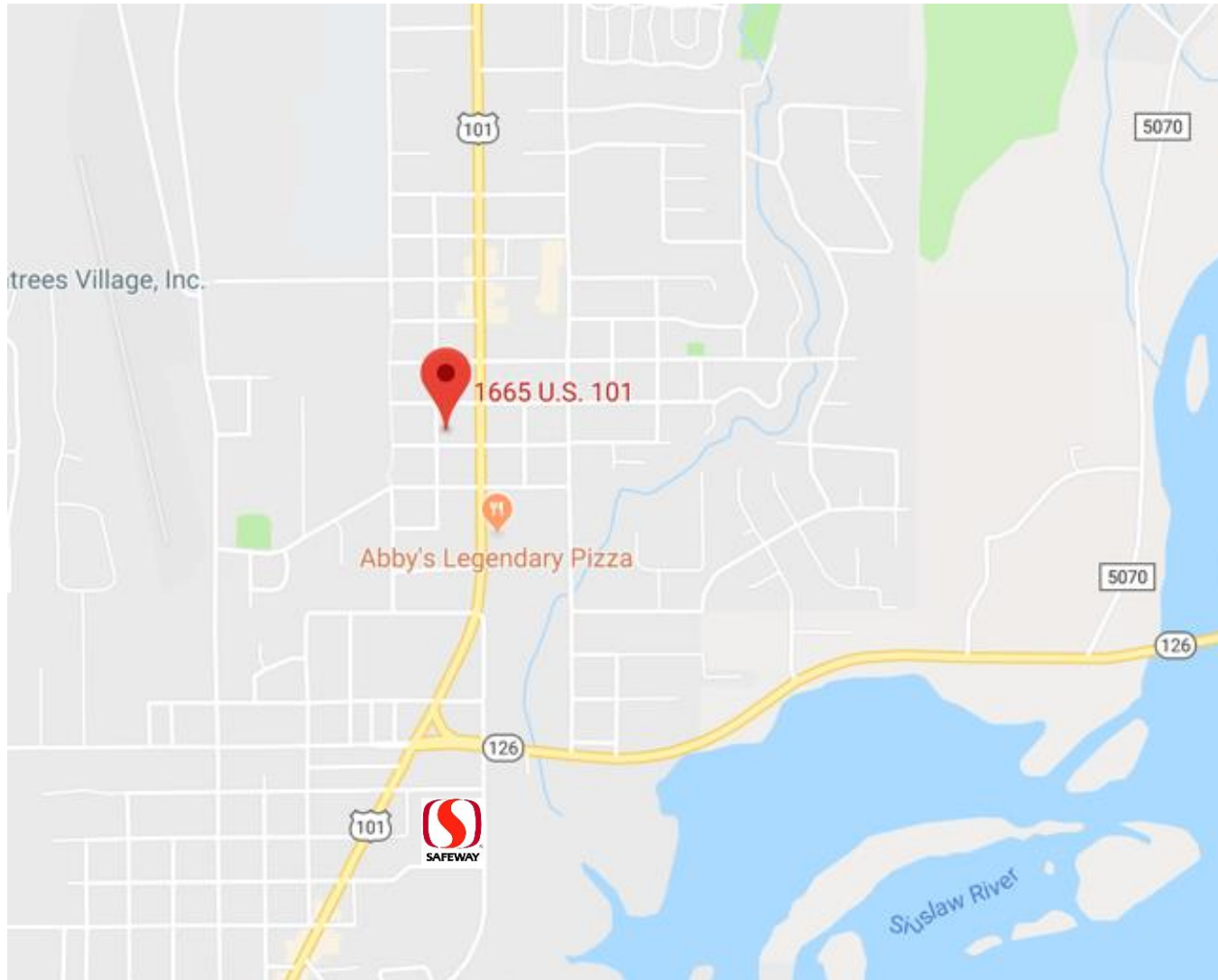
Pennington Realty, Inc.
1144 Gateway Loop Ste 205 Springfield, OR
Office: 541-344-5959 jpennington.com



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Aerial





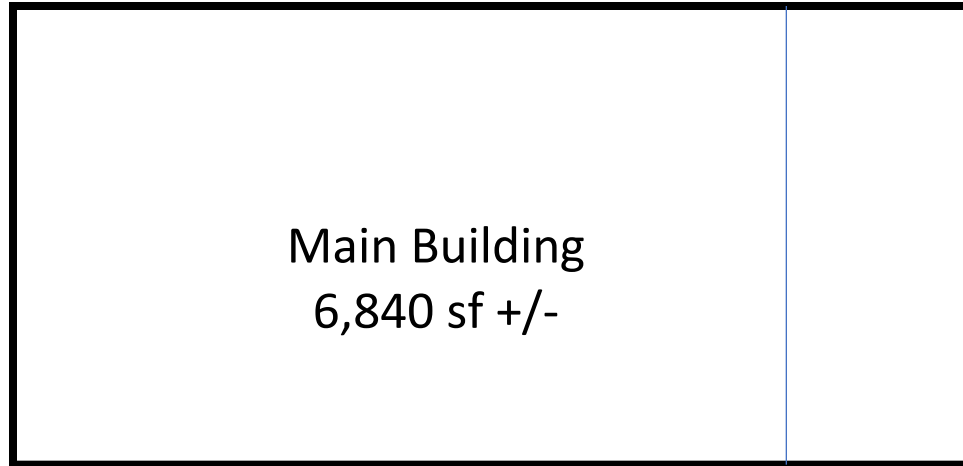
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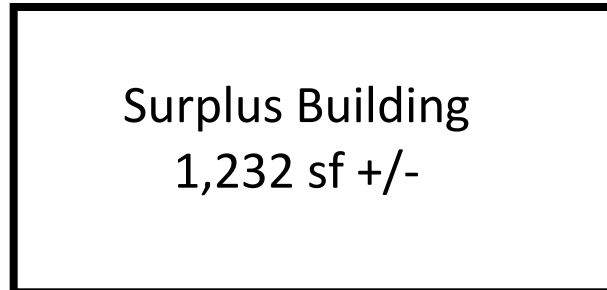
95'



Main Building
6,840 sf +/-

72'

44'



Surplus Building
1,232 sf +/-

28'