

OFFICE FOR SALE

# 124 Berkley Avenue

MOLALLA, OR 97038



Versatile office space in the heart of Molalla

## CONTACT

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Well-maintained property with ample parking

Building address	124 Berkley Ave, Molalla, OR 97038
Price	\$600,000
Property type	Office
Zoning	Neighborhood Commercial (C1)
Building size	2,200 SF
Lot size	14,375 SF / .33 AC
Year built	1960

**Introducing a prime investment opportunity at 124 Berkley Ave, in Molalla, OR.**

This 2,200 SF building, constructed in 1960 and zoned C1, offers an ideal space for office investors, as well as potential opportunities for daycare facilities or medical practices. The property features a large, fully-fenced yard, adding versatility for outdoor use or additional functionality to suit your business needs. With a strategic location in the Molalla area, this property presents a versatile foundation for a wide range of business ventures. Whether you're looking to establish a community-serving business or expand your investment portfolio, this asset offers immense potential.



# Photos



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Chris Lio  
Mike Mayer

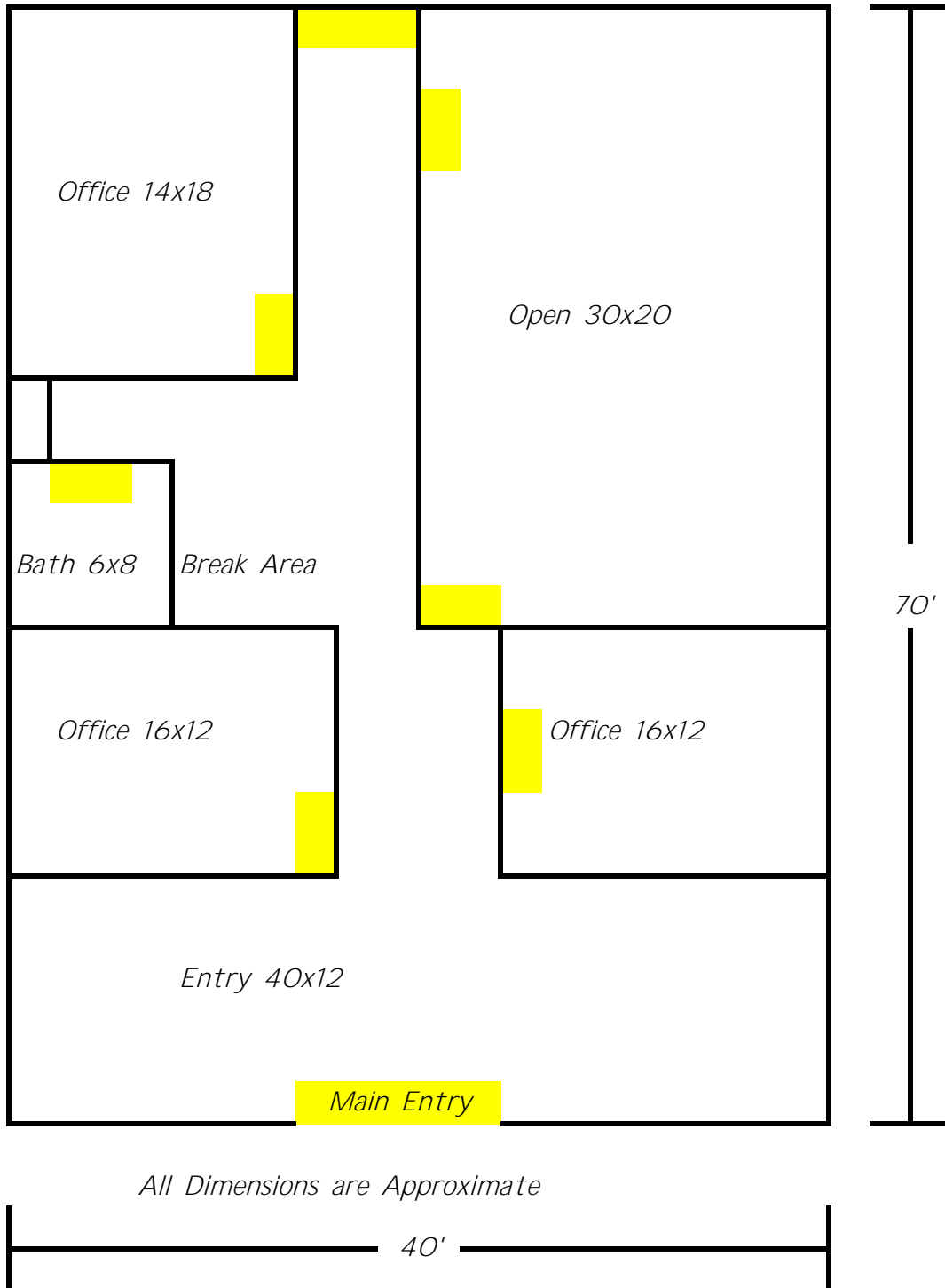
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**NAI Elliott**

# Site plan

124 Berkley

Exit to Yard



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# Location Map



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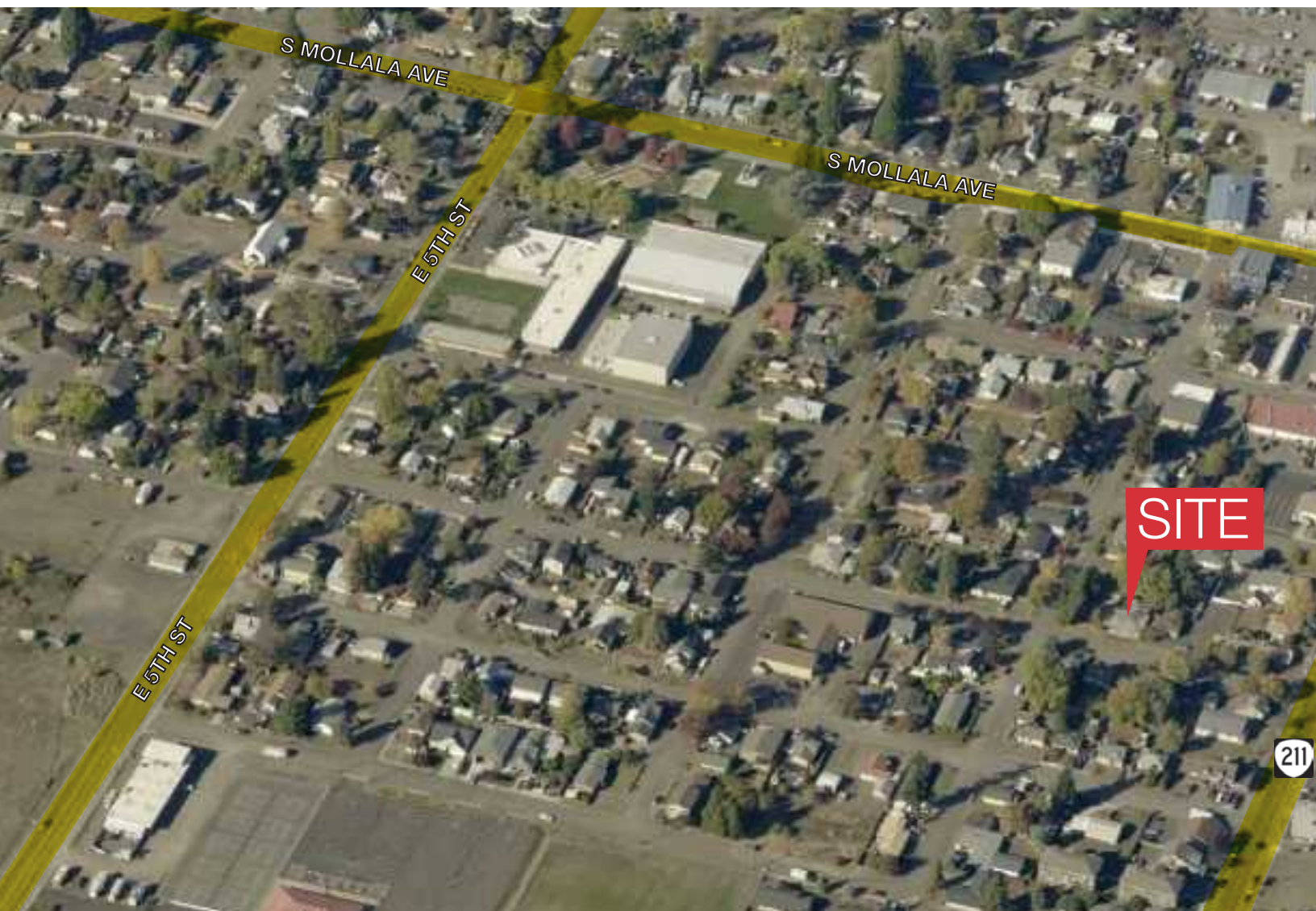
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# Aerial Map



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