



**Intermountain
Realty, Inc.**

Paradise Truck Center Baker City, Oregon

The Opportunity

The Paradise Truck Center is located just off I-84 in Baker City. This is one of the few modern truck wash facilities in the region. The Center is situated on nearly one acre of land which is zoned for a variety of truck oriented uses. The improvements consist of the main facility which is a steel building, fully insulated and heated containing approximately 6,000 square feet. It features two full drive-through bays currently utilized for truck and RV wash and detail. Additionally, the building houses a nice lounge area, office, storage, showers and bath with a mechanical room and overhead storage for materials. The building was constructed in 2008 and is in excellent condition. Additionally, there is an older building containing nearly 2,000 square feet used as a separate detail shop. This building is situated on the site in such a manner that it could easily house a variety of other uses. The overall property offers excellent truck parking.



The Property

Location:

*2410 Plum Street
Baker City, Oregon 97814*

County: Baker County

Property Taxes (2017): \$5,063.60

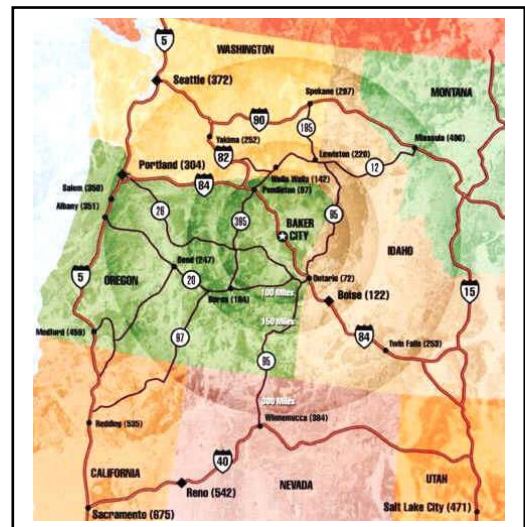
Site: 42,400 Sq. ft. m/l

Offered at \$795,000!

The Area

This property is situated an equidistant hub between Seattle, Salt Lake, and Reno, with Portland and other regional cities in close proximity. Distribution, truck repair, truck wash or any other activity in this terminal radius makes this a highly desirable location. Baker County is one of the most attractive rural areas in the Pacific Northwest. Nestled in the heart of the Blue Mountain and Eagle Cap Mountain ranges, Baker County offers exceptional outdoor recreation, affordable housing, schools that still focus on education, safe streets, clean air and water.

***For additional information contact:
INTERMOUNTAIN REALTY, INC.
1425 Campbell Street, Baker City, OR 97814
Office: 541.523.4434
Email: info@intermountainland.com***



* All information furnished is from sources deemed reliable and is published subject to errors, omissions, changes of conditions, terms, price or withdrawal without notice.

