

Commercial Sale MLS#220207155
 30073 Redwood Highway
 Cave Junction, OR 97523
 County: Josephine
 Section: Not Applicable
 Cross Street: Patton Bar

Building Area Total:
 3,060
 Source: Assessor

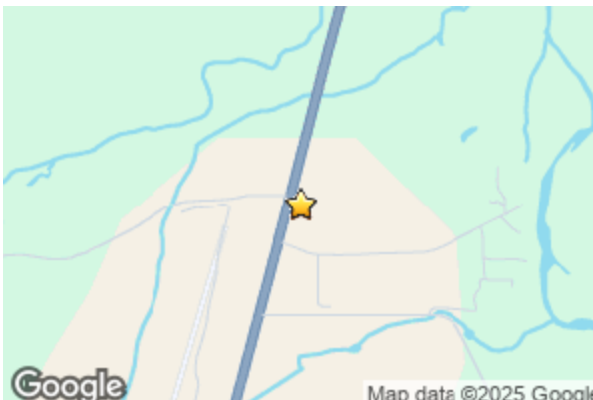
1
 # of Units Total

\$850,000

Business Type (AKA
 Sub Type)

2019
 Year Built

Active
 DOM: 31 CDOM: 31



Parcel Number: R331797
 Subdivision Name: N/A
 Lot Size Square Feet: 60,113
 Lot Size Acres: 1.38
 Zoning: Ri; Rural Indust
 Additional Parcels: No

Public Remarks: Exceptional chance to own this 3060 sq ft commercial building! Set on a securely fenced 1.38-acre lot zoned Rural Industrial, the property offers versatility for various businesses, including a professional lab setup. Built in 2019, it features private office space, ADA-compliant amenities, 3-phase power, backup diesel generator, specialized facilities like flammable chemical storage rooms, state-of-the-art HVAC, and compliant lab environment. Owner financing possible. Lab equipment and personal property for sale separately. Don't miss this chance to establish or expand your business in this strategically located, meticulously designed space!

General Property Information	Interior Information	Business Information
CC&R's: No Tax Annual Amount: \$3,051.92 Tax Year: 2024 Tax Lot: 500	Cooling: Ductless; ENERGY STAR Qualified Equipment; Heat Pump Heating: Ductless; Electric; ENERGY STAR Qualified Equipment; Forced Air; Heat Pump Flooring: Tile Security Features: Carbon Monoxide Detector(s); Smoke Detector(s) Lot Features: Fenced; Level Lot Size Acres: 1.38 Parking Details: Parking: Yes; # of Parking Spaces: 2; # of Other Parking: 20; # of Carports: 0 Parking Features: Gated; Parking Lot; RV Access/Parking Road Surface Type: Paved View: Territorial	Business Included?: No
Listing Office Information	Listing/Contract Information	Construction
	Original List Price: \$899,000 List Price per SqFt: \$277.78 Listing Contract Date: 08/05/2025 Listing Terms: Cash; Conventional Special Listing Conditions: Standard	New Construction: No Levels: One Common Walls: No Common Walls; No One Above; No One Below Construction Materials: Frame Basement: None Foundation Details: Slab Power Production: Generator Utilities: Electricity Connected Roof: Metal Sewer: Private Sewer; Septic Tank Water Source: Private; Well

Listing courtesy of:



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