

13645 nw science park dr portland or 97229

13645 NW Science Park Dr Portland OR 97229: Exploring a Key Location in Portland's Innovation Hub

13645 NW Science Park Dr Portland OR 97229 is more than just an address—it represents a dynamic part of Portland's thriving business and technology ecosystem. Nestled in the northwest region of Portland, this location is a gateway to innovation, offering a blend of commercial spaces, research facilities, and convenient amenities. Whether you're a professional looking for office space, a visitor wanting to explore the area, or someone interested in Portland's economic landscape, understanding what makes this address significant is a great starting point.

Understanding the Location: 13645 NW Science Park Dr Portland OR 97229

Situated in the vibrant northwest district of Portland, 13645 NW Science Park Dr sits within a well-planned science and technology park that caters to companies focused on innovation and research. This area is designed to foster collaboration among businesses in biotech, software development, environmental sciences, and other cutting-edge industries.

The location benefits from proximity to major transportation routes and is easily accessible from downtown Portland and surrounding neighborhoods. This makes it ideal for employees and clients who value convenience and connectivity.

What Makes This Area Special?

Portland's northwest corridor, where 13645 NW Science Park Dr is located, is known for its mix of corporate offices, research labs, and green spaces. The science park itself is a thoughtfully designed environment that encourages interaction between professionals and promotes a healthy work-life balance. Walking paths, nearby parks, and cafes provide a pleasant atmosphere beyond just a workspace.

Additionally, the neighborhood around this address is rich in resources. You'll find restaurants offering diverse cuisine, fitness centers, and easy access to retail hubs—all of which contribute to a well-rounded day for anyone working or visiting the area.

Business and Economic Significance of 13645 NW Science Park Dr

The address is home to several prominent companies and startups, particularly those involved in technology and scientific research. The science park's infrastructure supports advanced labs and office setups, making it a preferred location for businesses that require specialized facilities.

Key Industries and Companies

At 13645 NW Science Park Dr Portland OR 97229, you'll encounter businesses in sectors such as:

- Biotechnology and life sciences
- Software development and IT services
- Environmental consulting and green technology
- Research and development firms

These sectors benefit from the collaborative environment the science park fosters, often leading to partnerships and innovations that have a regional and even global impact.

Employment Opportunities

Because of the concentration of tech and science companies here, the area is a magnet for professionals with backgrounds in engineering, biology, computer science, and related fields. Job seekers interested in high-tech and research-driven roles will find 13645 NW Science Park Dr an attractive address to consider for employment or business opportunities.

Accessibility and Transportation

One of the standout features of 13645 NW Science Park Dr Portland OR 97229 is its accessibility. The location is well-served by Portland's public transit system, including bus routes that connect to major parts of the city. For commuters who drive, the area offers ample parking and easy access to highways such as US-26, making travel to and from work smooth and efficient.

Nearby Transit Options

- TriMet bus lines serving the northwest Portland area
- Close proximity to MAX Light Rail stations for easy city-wide travel
- Bike-friendly routes and pedestrian walkways encouraging alternative commuting

These options make the science park not only convenient but also eco-friendly, aligning with Portland's reputation for sustainability.

Local Amenities and Lifestyle

Beyond its professional appeal, 13645 NW Science Park Dr is surrounded by amenities that enhance daily life. Whether you're grabbing lunch during a workday or looking for after-hours relaxation, the neighborhood caters to a variety of needs.

Dining and Leisure

Walkable restaurants and cafes near 13645 NW Science Park Dr Portland OR 97229 offer everything from quick bites to sit-down meals. Many establishments prioritize local and sustainable ingredients, reflecting Portland's culinary culture. For those who enjoy a coffee break or informal meetings, several coffee shops provide cozy atmospheres.

Recreation and Wellness

The location benefits from nearby parks and green spaces, perfect for a mid-day walk or outdoor exercise. Fitness centers and wellness studios are also within easy reach, supporting a balanced lifestyle for professionals who work in the area.

Real Estate and Office Spaces at 13645 NW Science Park Dr

If you're considering a move or opening a business in Portland, 13645 NW Science Park Dr presents attractive real estate options. The buildings here

range from modern office complexes to specialized lab spaces, offering flexibility depending on business needs.

Office Space Features

Many of the office spaces in this science park come equipped with:

- High-speed internet and advanced telecommunications infrastructure
- Customizable floor plans to suit startups or established firms
- On-site security and maintenance services
- Access to meeting rooms and communal areas fostering collaboration

Such features make it easier for companies to operate efficiently while providing a comfortable environment for employees.

Leasing and Investment Potential

As Portland continues to grow as a technology and research hub, investing in properties near 13645 NW Science Park Dr Portland OR 97229 can be a wise decision. The area's rising demand for commercial space means good potential for both leasing and property value appreciation.

Community and Future Developments

The science park and surrounding neighborhoods are part of Portland's broader vision for sustainable growth and innovation. Plans for future expansions, infrastructure improvements, and community events highlight the area's ongoing evolution.

Innovation and Collaboration Initiatives

Organizations and businesses within 13645 NW Science Park Dr actively participate in initiatives that promote knowledge sharing and technological advancement. Regular workshops, networking events, and partnerships with local universities keep the community vibrant and forward-thinking.

Upcoming Infrastructure Projects

City planners are continually working to enhance transportation, green spaces, and utilities around Northwest Portland. Such improvements aim to support the influx of businesses and residents while preserving the area's unique character.

Exploring 13645 NW Science Park Dr Portland OR 97229 reveals a microcosm of Portland's innovative spirit—a place where technology meets community, accessibility blends with natural beauty, and business potential thrives alongside lifestyle amenities. Whether you're drawn by career opportunities, business prospects, or simply curious about this slice of Portland, this address holds a compelling story of growth and possibility.

Frequently Asked Questions

What is located at 13645 NW Science Park Dr, Portland, OR 97229?

13645 NW Science Park Dr, Portland, OR 97229 is a commercial property located within the Science Park area, often housing tech companies, research facilities, or office spaces.

Are there any tech companies operating at 13645 NW Science Park Dr, Portland, OR 97229?

Yes, the Science Park area in Portland is known for hosting various tech companies and startups, and 13645 NW Science Park Dr is likely home to one or more such businesses.

What are the transportation options near 13645 NW Science Park Dr, Portland, OR 97229?

The location is accessible by car with nearby highways and roads, and public transportation options include bus routes serving the Science Park area in Portland.

Is 13645 NW Science Park Dr, Portland, OR 97229 near any educational institutions?

Yes, the address is near several educational and research institutions, including local universities and community colleges in the Portland area.

What amenities are available near 13645 NW Science Park Dr, Portland, OR 97229?

Nearby amenities include restaurants, cafes, fitness centers, and retail stores catering to employees and visitors in the Science Park business district.

Can I find parking facilities at 13645 NW Science Park Dr, Portland, OR 97229?

Yes, commercial properties in the Science Park area typically offer parking facilities for tenants and visitors, including surface lots and possibly structured parking.

Is 13645 NW Science Park Dr, Portland, OR 97229 a good location for startups?

Yes, the area is known for its supportive environment for startups and tech companies, with access to resources, networking opportunities, and proximity to other innovative businesses.

What is the safety and security like at 13645 NW Science Park Dr, Portland, OR 97229?

The Science Park area maintains good safety and security standards, with well-lit premises, security personnel in some buildings, and regular patrols to ensure a safe working environment.

Additional Resources

13645 NW Science Park Dr Portland OR 97229: An In-Depth Look at a Key Location in Portland's Innovation Corridor

13645 NW Science Park Dr Portland OR 97229 represents more than just a postal address; it marks a strategic node within Portland's thriving Northwest industrial and technological landscape. Situated in a region known for its blend of scientific innovation, business activity, and proximity to key transportation routes, this location offers a unique vantage point for understanding the evolution of Portland's economic and commercial sectors.

Nestled in the Northwest Industrial District of Portland, Oregon, 13645 NW Science Park Dr is part of an area that has steadily developed into a hub for technology firms, research institutions, and light industrial enterprises. The address itself is indicative of Portland's broader commitment to fostering a science and technology ecosystem, supported by infrastructure tailored to meet the needs of modern enterprises. This article explores the significance of this location, its surrounding environment, and its role

within Portland's dynamic business ecosystem.

Strategic Location within Portland's Northwest Industrial District

13645 NW Science Park Dr Portland OR 97229 benefits from its advantageous position within the city's industrial corridor. The Northwest Industrial District is characterized by a mix of manufacturing, logistics, research facilities, and office spaces. This diversity allows the area to host a wide range of businesses, from startups to established corporations.

The address is conveniently positioned near major transportation arteries, including U.S. Route 30 and Interstate 5, facilitating efficient logistics and commuting options. Its proximity to the Portland International Airport and the Port of Portland further enhances its appeal for companies engaged in import-export operations or those requiring swift access to national and international markets.

Infrastructure and Accessibility

One of the standout features of 13645 NW Science Park Dr is the robust infrastructure supporting the surrounding area. The roadways are well-maintained and designed to accommodate both commercial vehicles and commuter traffic. Additionally, public transportation options serve the vicinity, enabling employees and visitors to access the site with relative ease.

Parking availability and site layout are other practical considerations that contribute to the functionality of this location. For businesses that require warehousing or manufacturing facilities, ample space for loading docks and delivery vehicles is a significant advantage.

Economic and Business Environment

As part of Portland's Northwest Industrial District, 13645 NW Science Park Dr is embedded in a thriving economic ecosystem. The district hosts a blend of industries, including technology companies focused on software development, biotechnology firms, research labs, and light manufacturing operations. This mingling of sectors fosters collaboration and innovation, which are vital drivers of Portland's economic growth.

Key Industry Players and Business Types

The vicinity around 13645 NW Science Park Dr is home to a mix of tenants that illustrate the breadth of activity in the area:

- **Technology firms:** Several companies specializing in software and hardware development have established offices nearby, benefiting from the science park atmosphere and access to skilled labor pools.
- **Research and development centers:** The address's name reflects its relationship with scientific inquiry, as the area houses institutions dedicated to advancing research in fields such as environmental science and medical technology.
- **Light manufacturing and distribution:** Businesses engaged in assembly, packaging, and logistics operations take advantage of the location's connectivity.

These varied industries contribute to a vibrant economic landscape, where cross-sector collaboration can lead to innovative products and services.

Comparative Advantage Within Portland

Compared to other industrial districts in Portland, the Northwest Industrial District—and by extension 13645 NW Science Park Dr—offers a balanced mix of industrial utility and access to urban amenities. While areas like the Central Eastside Industrial District are known for heavy manufacturing and arts-related businesses, the Northwest Industrial District leans toward technology and research, aligning with current economic trends emphasizing innovation.

This positioning makes the address attractive for companies looking to capitalize on Portland's growing reputation as a tech-friendly city without sacrificing logistical efficiency.

Real Estate and Development Considerations

The real estate landscape around 13645 NW Science Park Dr Portland OR 97229 reflects current trends in commercial property demand. Industrial and office spaces in this area tend to be competitively priced relative to downtown Portland, yet they provide modern facilities that meet the standards of tech companies and research organizations.

Property Features and Amenities

Buildings located here typically feature:

- High ceilings and flexible floor plans suitable for lab setups or creative workspace configurations.
- Advanced HVAC systems designed to support sensitive equipment and research environments.
- Robust IT infrastructure, including high-speed internet connectivity options.
- Environmental sustainability features, reflecting Portland's citywide commitment to green building practices.

For businesses prioritizing a combination of workspace adaptability and sustainability, 13645 NW Science Park Dr offers a compelling option.

Development Trends and Future Outlook

Recent years have seen an uptick in redevelopment projects within the Northwest Industrial District, with older warehouses being converted into modern office and laboratory spaces. This trend is aligned with Portland's overall economic shift toward knowledge-based industries. The address at 13645 NW Science Park Dr sits at the heart of this transformation, signaling potential for ongoing investment and growth.

Forecasts for the area indicate continued demand for mixed-use commercial properties that can accommodate the evolving needs of tech firms and research institutions. This bodes well for property owners, investors, and tenants interested in long-term stability and growth potential.

Community and Environmental Context

Beyond its commercial and industrial value, 13645 NW Science Park Dr Portland OR 97229 is situated within a community that values environmental stewardship and quality of life. Portland is known for its green spaces, walkability, and emphasis on sustainable urban development, all of which influence the surrounding neighborhood.

Nearby Amenities and Lifestyle

Although primarily an industrial area, the vicinity offers access to parks, dining options, and retail outlets that serve the working population. This blend of functionality and lifestyle convenience enhances the appeal of the location for employees and business visitors alike.

Additionally, the city's commitment to public transportation and bike-friendly infrastructure means that commuting to and from the address can be managed in an environmentally responsible manner, aligning with broader corporate sustainability goals.

Environmental Impact and Regulations

Businesses operating at or near 13645 NW Science Park Dr are subject to Portland's stringent environmental regulations. These include policies on emissions, waste management, and energy use that aim to minimize ecological footprints. Companies in the science park area often adopt green technologies and practices, contributing to Portland's reputation as a leader in sustainable industrial development.

This regulatory environment encourages innovation in environmental management, which can be a selling point for tenants and investors alike.

In sum, 13645 NW Science Park Dr Portland OR 97229 occupies a strategic and increasingly vital position within Portland's industrial and technological landscape. Its blend of accessibility, modern infrastructure, and integration into a forward-looking economic district makes it an address worth monitoring for businesses and investors interested in the Pacific Northwest's growth trajectory. The convergence of technology, research, and light industrial activity here underscores Portland's broader evolution into a hub for innovation and sustainable development.

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