

QUALITY INDUSTRIAL / OFFICE / SHOWROOM SPACE

PRICE
REDUCED

541 SE 148th Avenue, Portland Oregon



FOR SALE
OR LEASE

FOR MORE INFORMATION, CONTACT:

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**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES



PROPERTY FEATURES

BUILDING SIZE

Main Level Showroom/Office/Warehouse: 13,972 SF

Second Floor Office/Showroom: 3,650 SF

Total: 17,622 SF

LOT SIZE

0.76 Acres (33,024 SF)

CEILING HEIGHT

18' in warehouse and main showroom

9' in Second Floor Showroom

PARKING

18 off-street stalls

ZONING

CM2, Commercial Mixed-Use 2

YEAR BUILT

1980



LEASE RATE

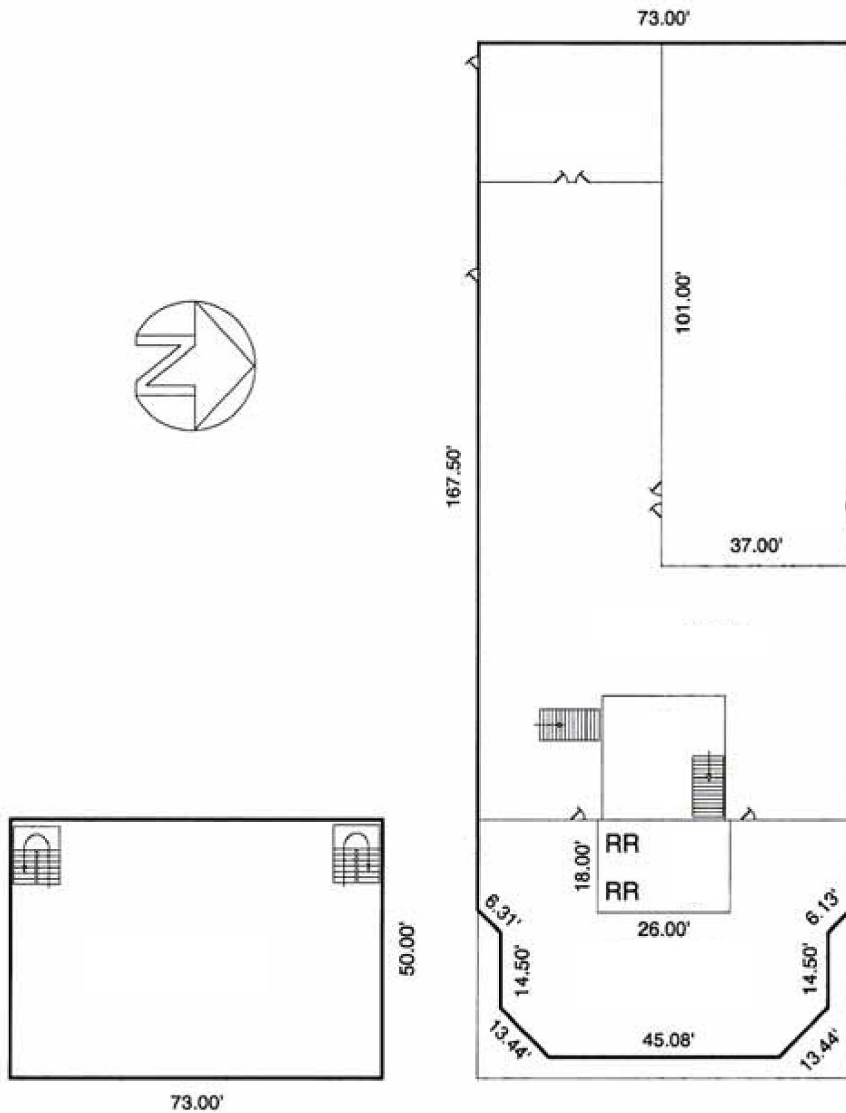
\$9.60/SF NNN

SALE PRICE

\$2,400,000



FLOOR PLAN



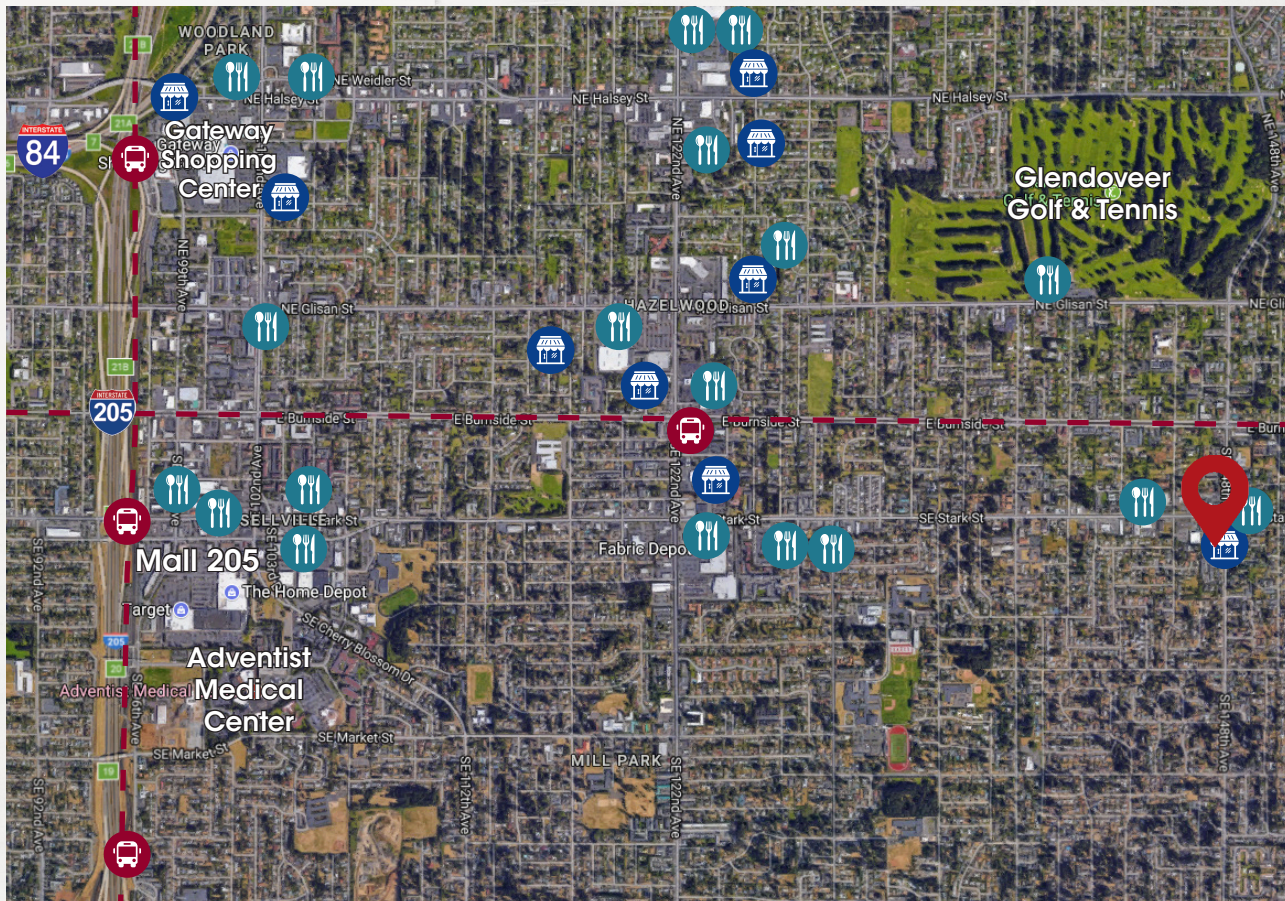


LOCATION & DEMOGRAPHICS

Located near the Centennial and Rockwood neighborhoods, this property is a 5 minute walk to the MAX light rail, and close to TriMet bus stops. The site is conveniently just off of SE Stark Street making access to I-205, I-84, and the Portland International Airport easy. It is also close to amenities at Mall 205 and Gateway Shopping Center.

DEMOGRAPHICS

	1 Mile	3 Miles
Population	25,676	171,790
Households	8,821	61,912
Median HH Income	\$46,794	\$47,375
Pop. Growth '17-'22	↑6.3%	↑6.1%
HH Growth '17-'22	↑6.2%	↑6.1%



RETAIL



- Fred Meyer
- Big 5 Sporting Goods
- Franz Bakery Outlet
- Safeway
- Walgreens
- Walmart Supercenter
- Harbor Freight Tools
- Everyday Deal Grocery

DINING



- Real Deal Smoke BBQ
- Rainbow Dragon
- Saylors Old Kitchen
- Old Chicago
- Mod Pizza
- Chang's Mongolian Grill
- Ringside Grill