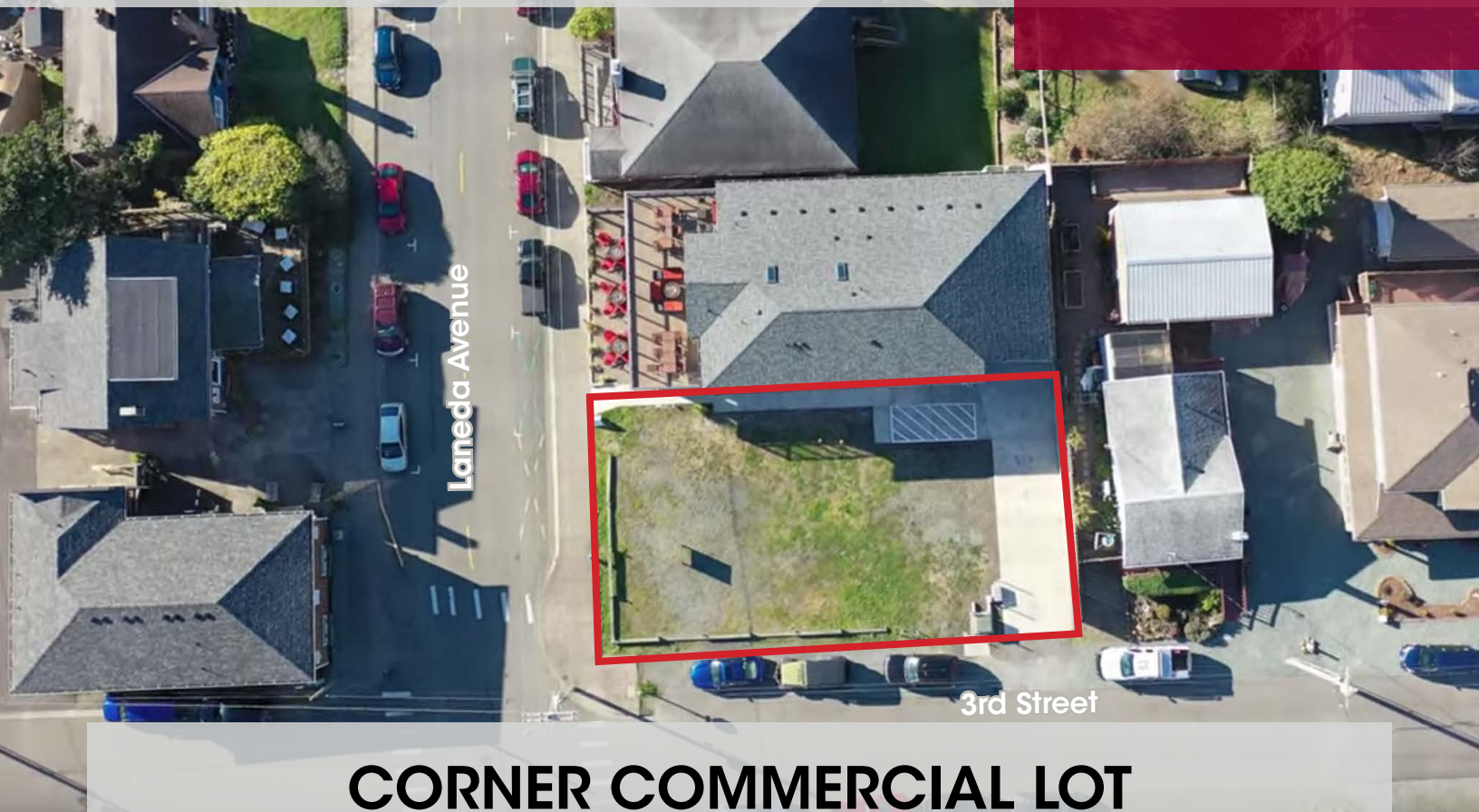


3rd Street & Laneda Avenue, Manzanita, OR 97130

FOR SALE



## CORNER COMMERCIAL LOT

### OFFERING SUMMARY

<b>Lot Size:</b>	0.11 Acres (4,792 SF)
<b>Topography:</b>	Level
<b>Zoning:</b>	C1
<b>2017 Real Estate Taxes:</b>	\$1,131.38
<b>County:</b>	Tillamook
<b>Sale Price:</b>	\$499,000

### PROPERTY OVERVIEW

Corner lot, flat parcel zoned C1 which allows multiple types of retail/commercial uses. Located 3 blocks from the Pacific Ocean and is surrounded by established businesses.

### LOCATION OVERVIEW

This lot is located on the NW Corner of 3rd Street & Laneda Avenue, one of the central commercial stretches in the city. Neighbors and amenities nearby include lodging, shopping, restaurants and grocery stores.

[View Property Video](#)



**Brett Bayne**  
503.972.7280  
bayne@macadamforbes.com



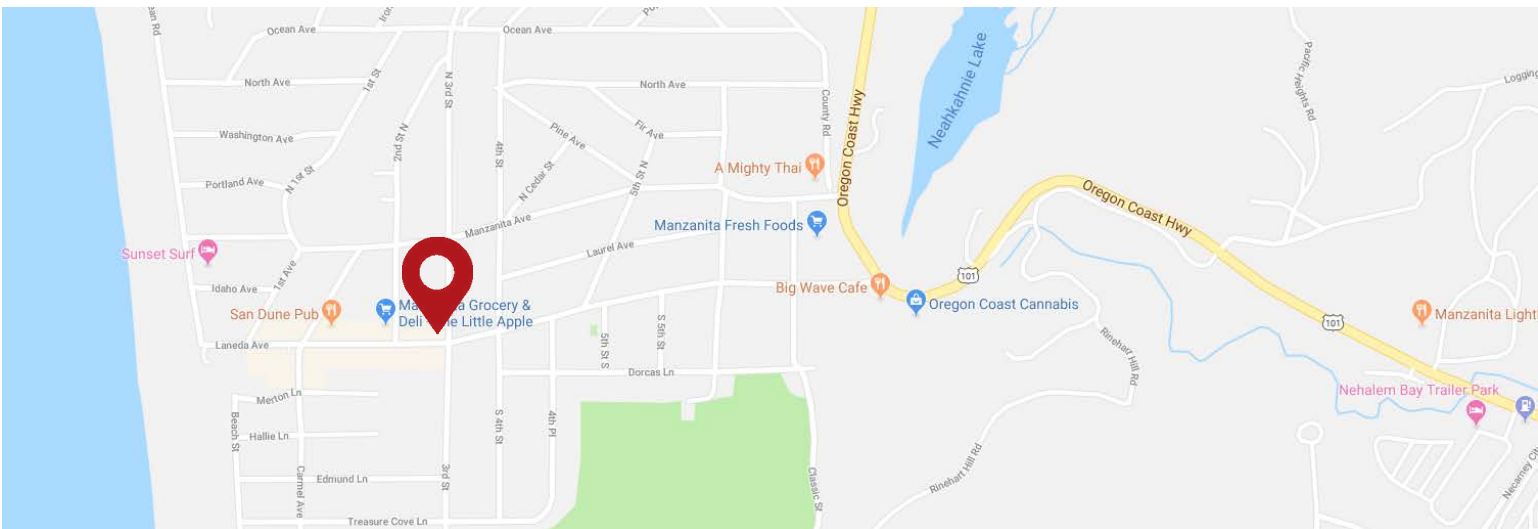
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FOR SALE



## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Population	1,473	2,487	3,765
Total Households	735	1,208	1,799
Average HH Income	\$63,522	\$61,599	\$53,697
Pop. Growth '18 - '23	↑6.4%	↑6.2%	↑6.5%
HH Growth '18 - '23	↑6.1%	↑5.9%	↑6.3%



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