

# Unique Stand-Alone Office Building

1224 SE OAK STREET PORTLAND, OR 97214

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### PROPERTY DESCRIPTION

A unique offering for a stand-alone office building located in the heart of Southeast Portland. Hard to find newer construction with open floor plans, roll-up door, and off-street parking. The property was formerly used in the cannabis business and contains all the infrastructure for a grow operation, however the building is in great condition and would be easily converted to an office/clinical use.

### PROPERTY HIGHLIGHTS

- CM2 Zoning
- Stand-alone building
- Grade level roll-up door
- Built in 2007
- Elevator served

### OFFERING SUMMARY

Sale Price:	\$3,350,000
Lease Rate:	Negotiable
Building Size:	10,800 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	1,241	4,079	15,472
Total Population	1,955	6,569	25,364
Average HH Income	\$76,543	\$73,216	\$74,206



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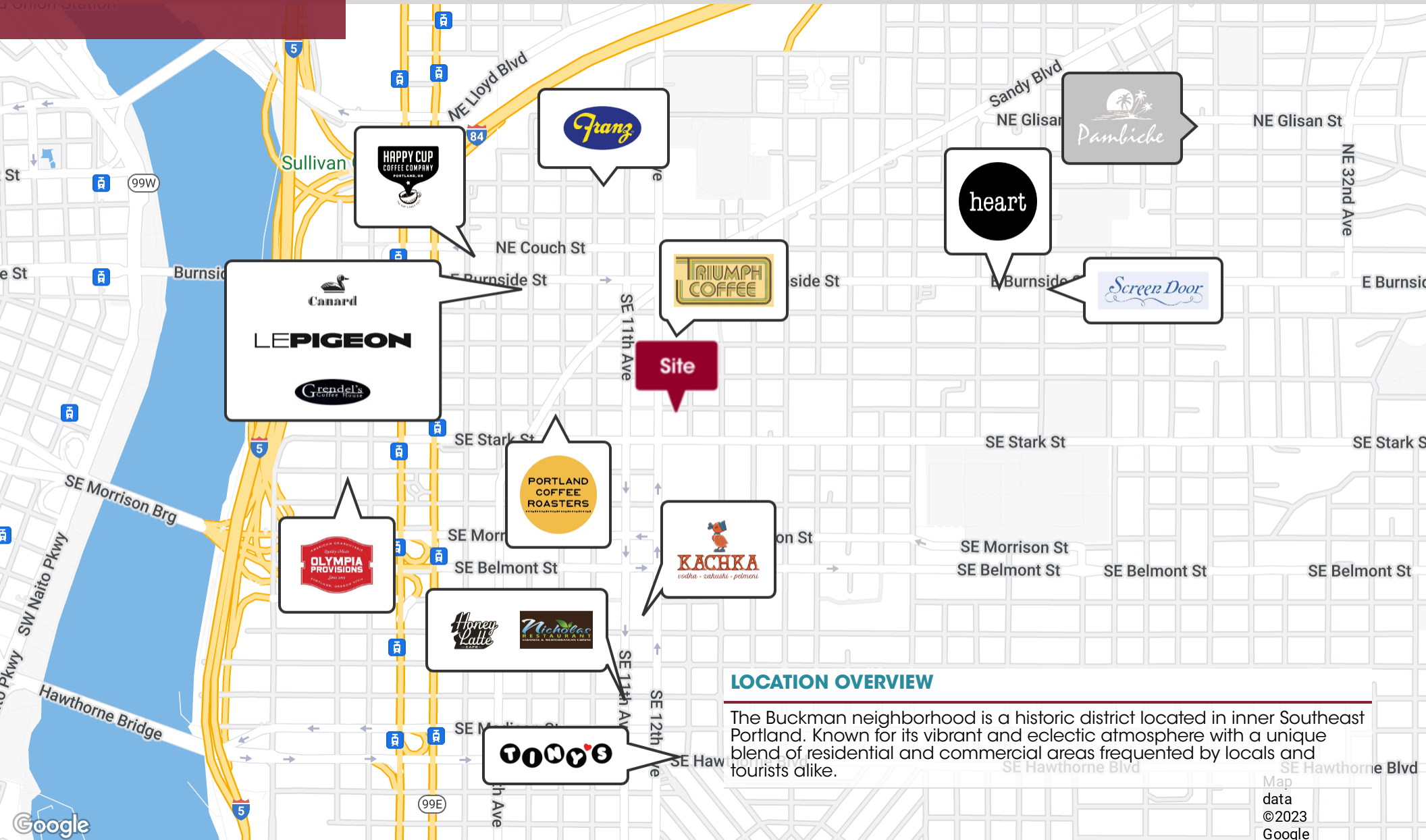
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### LOCATION OVERVIEW

The Buckman neighborhood is a historic district located in inner Southeast Portland. Known for its vibrant and eclectic atmosphere with a unique blend of residential and commercial areas frequented by locals and tourists alike.

Map  
data  
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