

# Demographics



| Demographics          | .5 Mile   | 1 Mile     |
|-----------------------|-----------|------------|
| EST POPULATION (2016) | 13,133    | 34,183     |
| TRADE AREA SIZE       | .78 sq mi | 3.14 sq mi |
| TOTAL BUSINESSES      | 3,659     | 7,206      |
| DAYTIME POPULATION    | 82,353    | 137,011    |
| WORKPLACE EMPLOYEES   | 61,924    | 105,844    |



**Walk Score 99**  
*Walker's Paradise*  
Daily errands do not require a car

**Transit Score 100**  
*Rider's Paradise*  
Bus and MAX lines adjacent to building

**Bike Score 92**  
*Biker's Paradise*  
Mostly, flat, excellent bike lanes, bicycle amenities

**FOR LEASE**

4,606 RSF Retail-Creative  
1,528 RSF Retail-Creative Facing SW Jefferson

# 1320 BROADWAY

UPPER FLOOR OFFICES 100% LEASED | 700+ FTE

Join these Tenants:



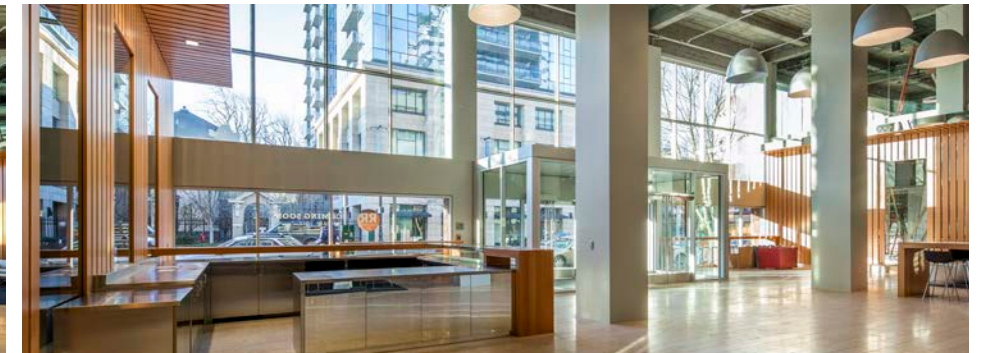
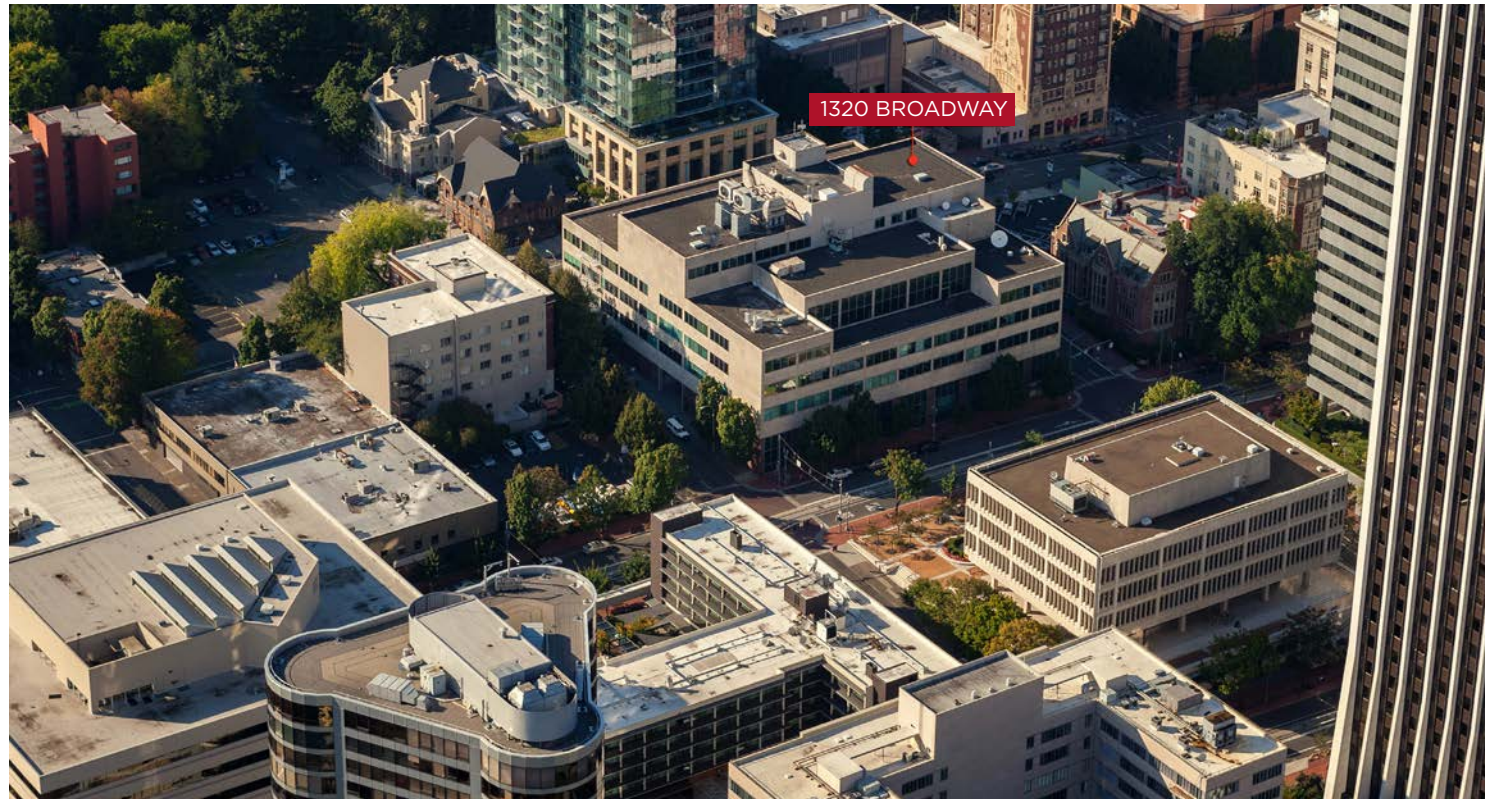
200 SW Market Street, Suite 200  
Portland, OR 97201  
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cushmanwakefield.com

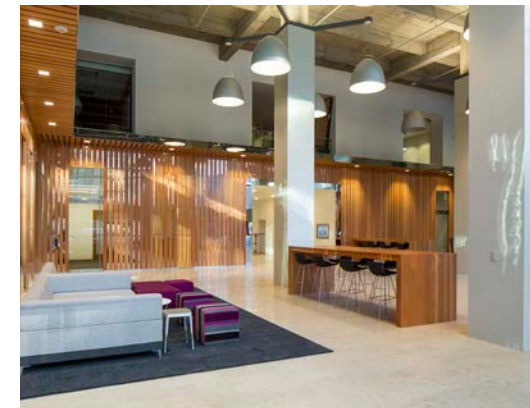
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LOBBY COFFEE/CAFE COUNTER



LOBBY SEATING

### Building Amenities

- Exterior signage available
- Large conference room
- Ride-in, ride-out parking for 200 bicycles
- Fitness center
- Private showers, lockers and towel service

### Broadway Level

#### 4,606 RSF Space

- 14' ceilings
- Corner exposure
- Access both from the street and the main lobby
- Common grease interceptor available
- Hood venting possible

Café opening soon



CALL FOR PRICING

### Jefferson St Level

#### 1,528 RSF Space

- Separate entrance on SW Jefferson
- Accessed both from the street and the new open lobby on Jefferson Street
- Access to main building amenities
- Can be vented for food
- Common grease interceptor available

BIKE STORAGE | SHOWERS



FITNESS CENTER

