

— FOR LEASE —

GATEWAY SHOPPING CENTER

PORTLAND, OREGON



LOCATION

Intersection of NE 102nd Ave & NE Halsey St in Portland, Oregon

AVAILABLE SPACE

3,103 SF | 5,414 SF

RENTAL RATE

Please call for details

TRAFFIC COUNTS

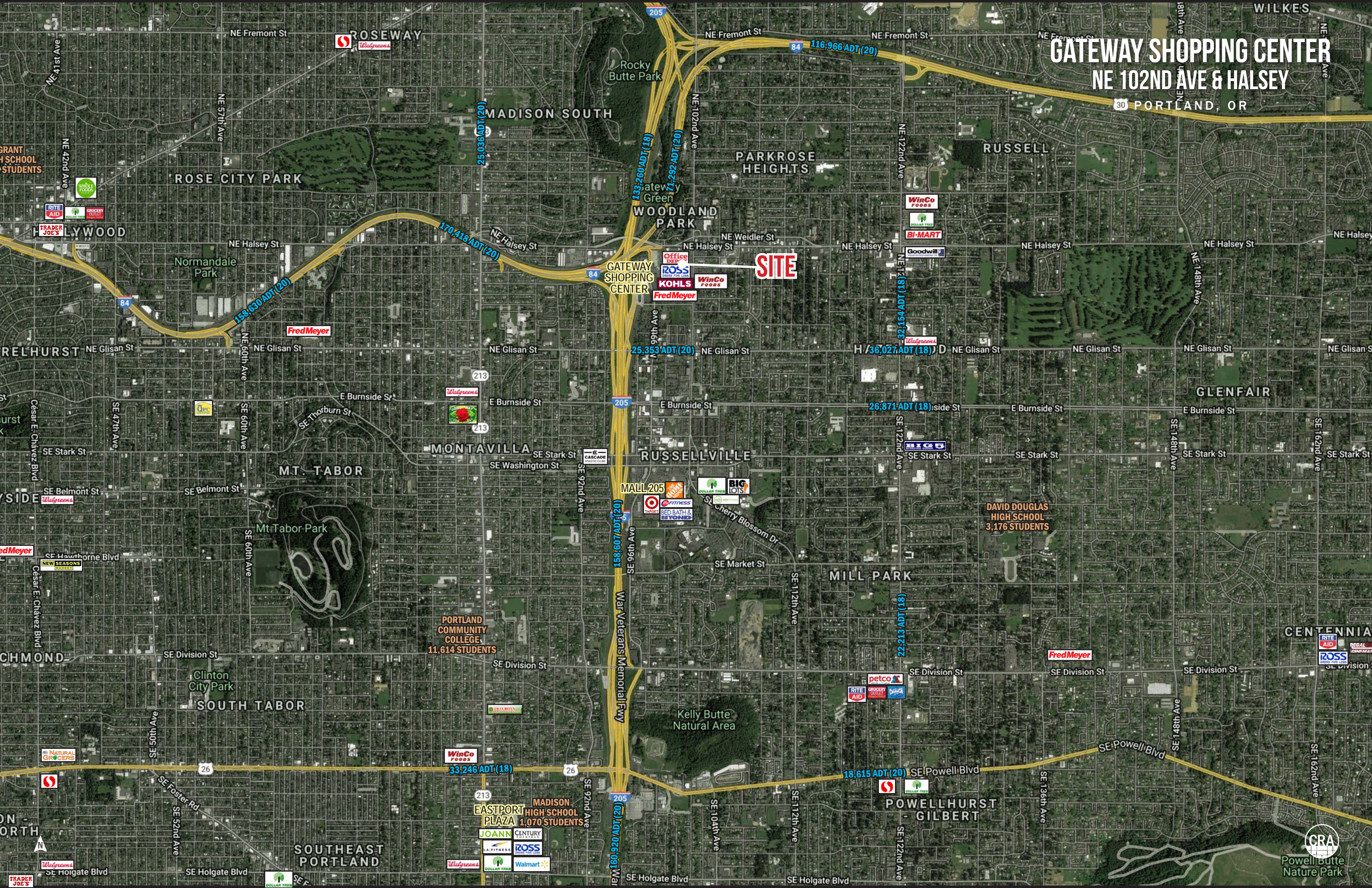
Halsey St - 25,397 ADT ('20)
 102nd Ave - 21,675 ADT ('20)
 I-84 @ Halsey - 71,292 ADT ('20)

HIGHLIGHTS

An excellent Portland location with easy access from I-84 and I-205. Gateway Center is adjacent to the Gateway Transit Station and only minutes from downtown. Gateway is anchored by Fred Meyer, Kohl's, Ross, Office Depot and located across from WinCo.

GATEWAY SHOPPING CENTER NE 102ND AVE & HALSEY

PORTLAND, OR



GATEWAY SHOPPING CENTER

SITE

Office
ROSS
KOHLS
Fred Meyer
WinCo Foods

DAVID DOUGLAS
HIGH SCHOOL
3,176 STUDENTS

PORTLAND
COMMUNITY
COLLEGE
11,614 STUDENTS

MADISON
EASTPORT
PLAZA
HIGH SCHOOL
1,070 STUDENTS



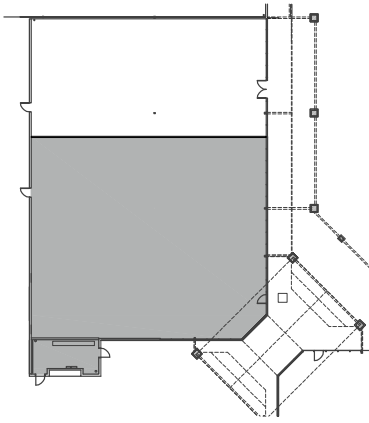
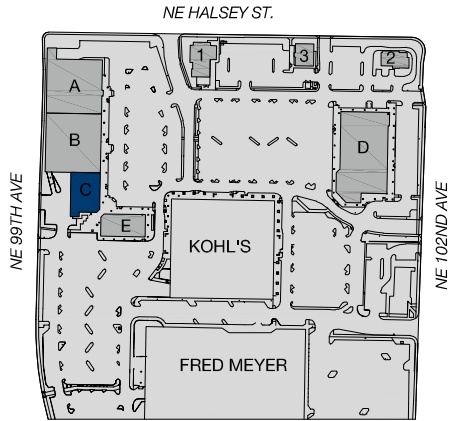
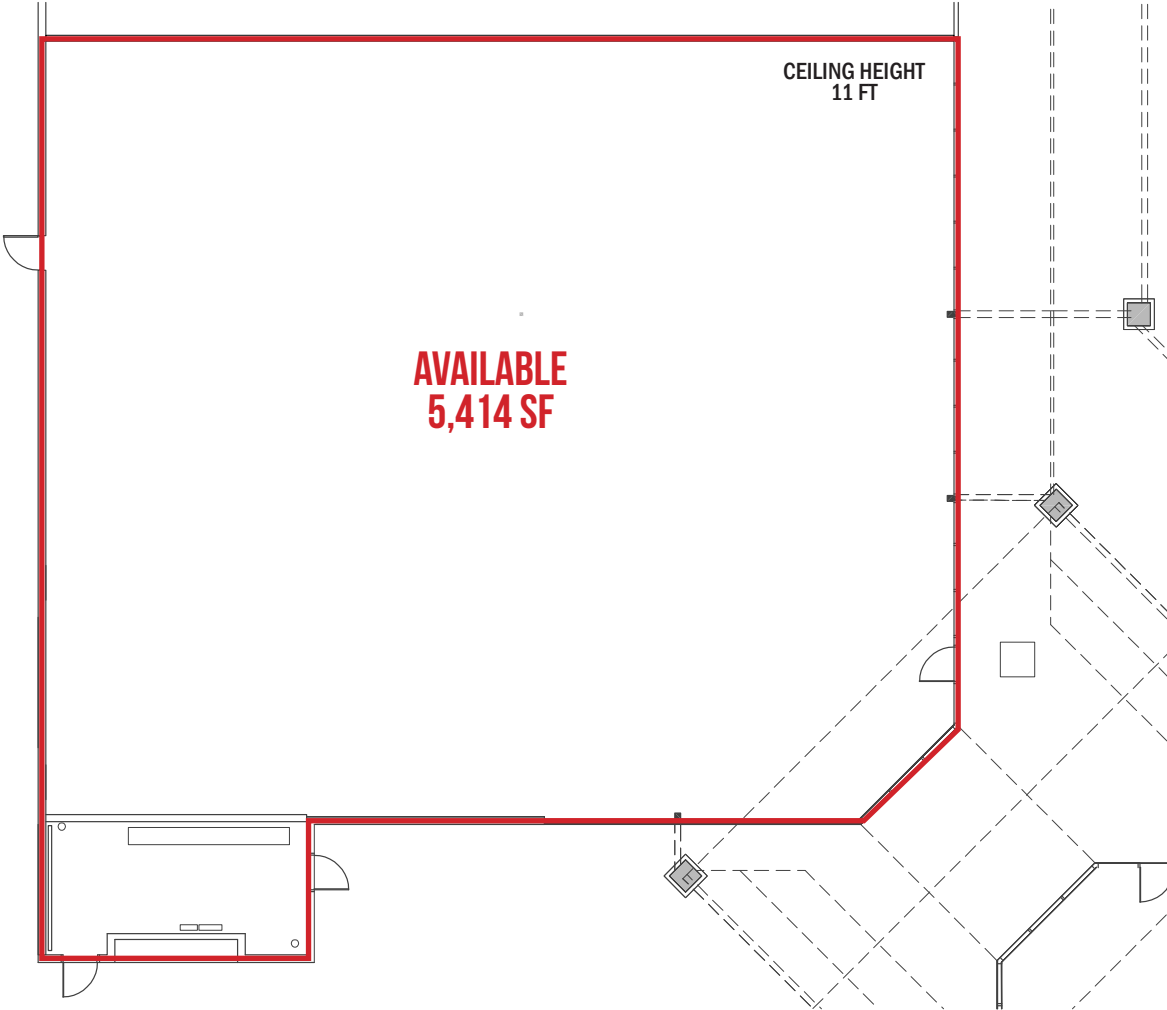


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GATEWAY SHOPPING CENTER NE 102ND AVE & HALSEY

BUILDING PLAN - 5,414 SF

PORTLAND, OR



BUILDING PLAN



GATEWAY SHOPPING CENTER
Portland, OR 97220



GATEWAY SHOPPING CENTER NE 102ND AVE & HALSEY

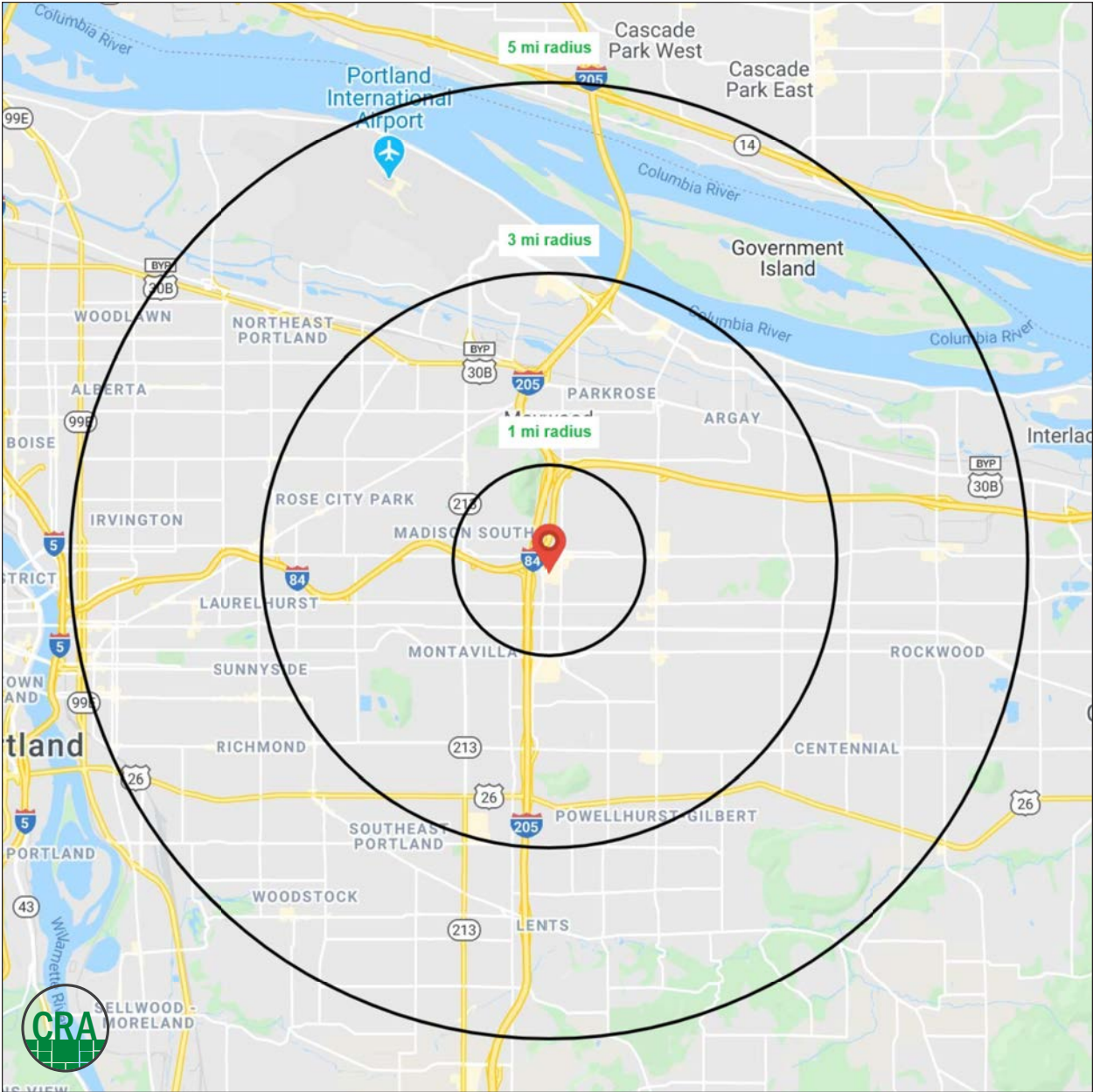
PORTLAND, OR

DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2020)	1 MILE	3 MILE	5 MILE
Estimated Population 2020	20,412	177,256	434,328
Projected Population 2025	20,761	179,525	440,061
Average HH Income	\$65,230	\$81,846	\$87,852
Median Home Value	\$354,082	\$401,306	\$427,771
Daytime Demographics 16+	15,887	124,996	300,675
Some College or Higher	64.9%	68.0%	71.0%

177,256

Estimated Population
3 MILE RADIUS



SUMMARY PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5326/-122.5607

RS1

Gateway Shopping Center

Portland, OR 97220

1 mi radius 3 mi radius 5 mi radius

		1 mi radius	3 mi radius	5 mi radius
POPULATION	2020 Estimated Population	20,412	177,256	434,328
	2025 Projected Population	20,761	179,525	440,061
	2010 Census Population	18,341	161,470	392,255
	2000 Census Population	17,686	149,133	361,209
	Projected Annual Growth 2020 to 2025	0.3%	0.3%	0.3%
	Historical Annual Growth 2000 to 2020	0.8%	0.9%	1.0%
	2020 Median Age	38.0	38.6	37.3
HOUSEHOLDS	2020 Estimated Households	8,323	71,778	178,935
	2025 Projected Households	8,842	75,849	188,974
	2010 Census Households	7,303	64,089	157,190
	2000 Census Households	6,593	58,891	145,310
	Projected Annual Growth 2020 to 2025	1.2%	1.1%	1.1%
	Historical Annual Growth 2000 to 2020	1.3%	1.1%	1.2%
RACE AND ETHNICITY	2020 Estimated White	65.7%	67.0%	70.0%
	2020 Estimated Black or African American	7.7%	7.1%	6.8%
	2020 Estimated Asian or Pacific Islander	14.3%	13.8%	11.1%
	2020 Estimated American Indian or Native Alaskan	1.2%	1.0%	1.0%
	2020 Estimated Other Races	11.1%	11.1%	11.1%
	2020 Estimated Hispanic	11.6%	12.0%	12.9%
INCOME	2020 Estimated Average Household Income	\$65,230	\$81,846	\$87,852
	2020 Estimated Median Household Income	\$53,142	\$65,015	\$70,029
	2020 Estimated Per Capita Income	\$26,851	\$33,405	\$36,431
EDUCATION (AGE 25+)	2020 Estimated Elementary (Grade Level 0 to 8)	4.5%	5.2%	4.8%
	2020 Estimated Some High School (Grade Level 9 to 11)	5.6%	6.3%	5.7%
	2020 Estimated High School Graduate	25.0%	20.6%	18.5%
	2020 Estimated Some College	23.6%	23.0%	22.4%
	2020 Estimated Associates Degree Only	11.1%	8.4%	7.7%
	2020 Estimated Bachelors Degree Only	21.3%	23.4%	25.5%
	2020 Estimated Graduate Degree	8.9%	13.1%	15.3%
BUSINESS	2020 Estimated Total Businesses	1,023	7,856	20,091
	2020 Estimated Total Employees	9,435	72,986	182,778
	2020 Estimated Employee Population per Business	9.2	9.3	9.1
	2020 Estimated Residential Population per Business	20.0	22.6	21.6

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

For more information, please contact:

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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