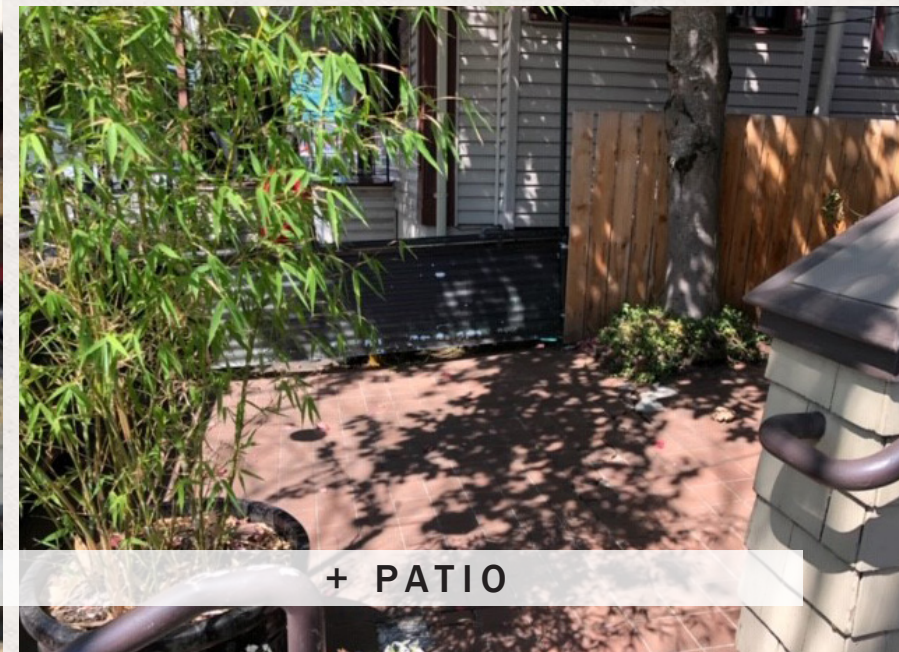




NE BROADWAY 2ND GENERATION RESTAURANT OPPORTUNITY



FOR LEASE > 1,000 SF

+ PATIO

ADDRESS

1411 NE Broadway, Unit B, Portland, OR

AVAILABLE SPACE

1,000 SF, plus exclusive outdoor patio

RENTAL RATE

Please call for details

TRAFFIC COUNTS

NE Broadway @ NE 15th - 10,442 ADT ('20)

NE 15th @ Broadway - 8,304 ADT ('20)

HIGHLIGHTS

- Great opportunity for small 2nd generation restaurant space in the heart of NE Broadway corridor
- Type 1 hood, grease interceptor (tenant to verify if compliant with current code), and most of existing FF&E included.
- One off-street parking space available to tenant.
- Exclusive outdoor patio included.
- Area tenants include: Petisco, Eb & Bean, Footwise, Peet's Coffee, Blossoming Lotus, Taste Tickler, Milo's City Café, Sushi Ohana, Aztec Willie's Taqueria, McMenamins Broadway Pub, and more.
- Please do not disturb current tenant.





MAIN ENTRANCE



DINING ROOM



DINING ROOM



PATIO



DINING ROOM



KITCHEN



KITCHEN



1411 NE BROADWAY PORTLAND, OR



1411 NE BROADWAY

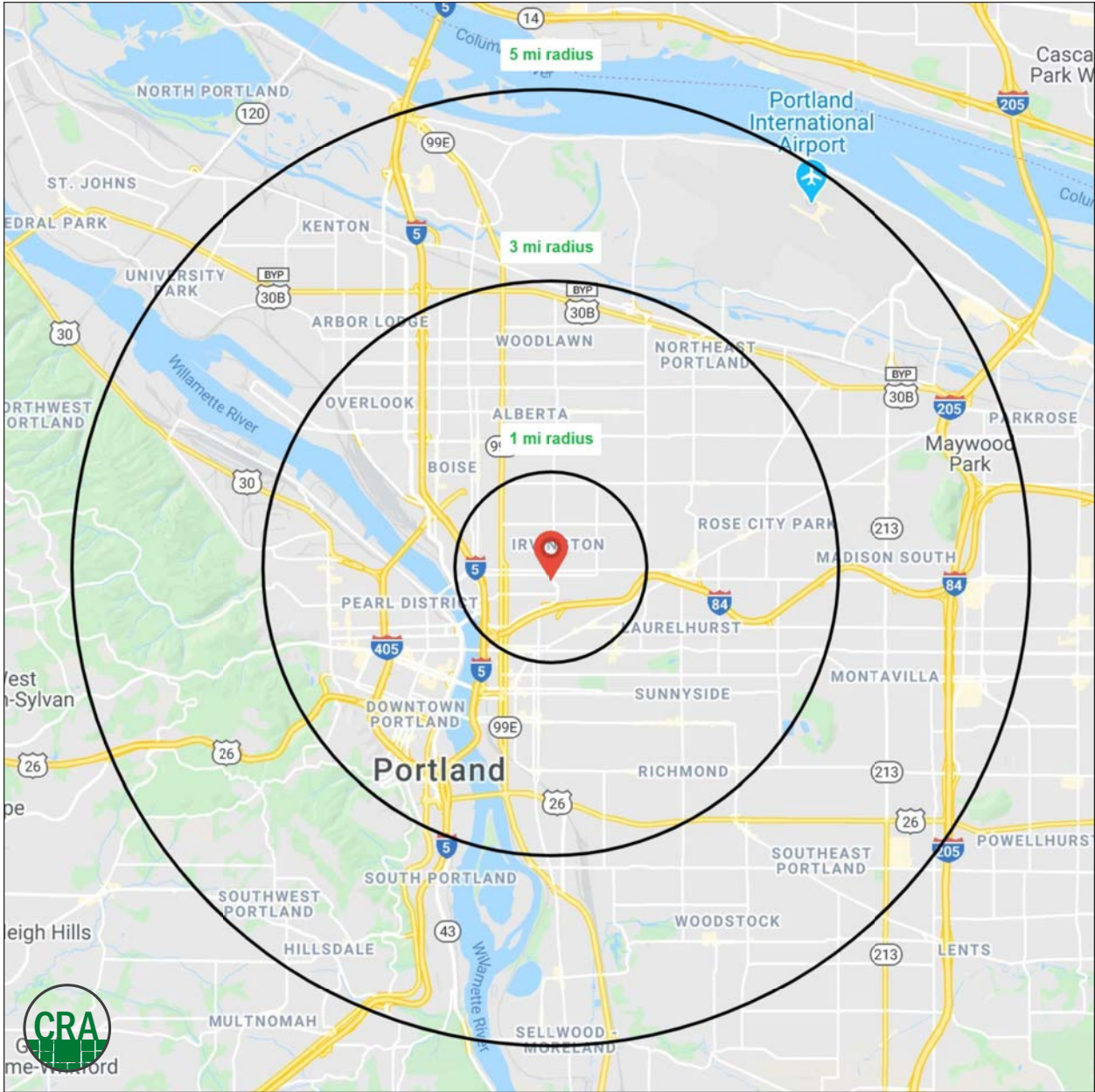
PORTLAND, OR

DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2020)	1 MILE	3 MILE	5 MILE
Estimated Population 2020	29,330	251,197	438,108
Projected Population 2025	29,968	255,427	444,702
Average HH Income	\$98,851	\$103,967	\$104,070
Median Home Value	\$630,572	\$535,848	\$499,055
Daytime Demographics 16+	41,471	303,715	497,619
Some College or Higher	87.0%	86.3%	82.6%

\$630,572

Median Home Value
1 MILE RADIUS



SUMMARY PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5352/-122.6511

RS1

1411 NE Broadway		1 mi radius	3 mi radius	5 mi radius
Portland, OR 97232				
POPULATION	2020 Estimated Population	29,330	251,197	438,108
	2025 Projected Population	29,968	255,427	444,702
	2010 Census Population	22,491	207,590	376,998
	2000 Census Population	21,333	190,482	350,767
	Projected Annual Growth 2020 to 2025	0.4%	0.3%	0.3%
	Historical Annual Growth 2000 to 2020	1.9%	1.6%	1.2%
	2020 Median Age	36.4	36.4	37.2
HOUSEHOLDS	2020 Estimated Households	15,420	127,777	207,551
	2025 Projected Households	16,214	134,682	218,984
	2010 Census Households	11,142	100,524	171,084
	2000 Census Households	10,593	89,857	155,498
	Projected Annual Growth 2020 to 2025	1.0%	1.1%	1.1%
	Historical Annual Growth 2000 to 2020	2.3%	2.1%	1.7%
RACE AND ETHNICITY	2020 Estimated White	78.2%	76.2%	75.0%
	2020 Estimated Black or African American	7.5%	8.5%	7.3%
	2020 Estimated Asian or Pacific Islander	3.6%	5.7%	7.9%
	2020 Estimated American Indian or Native Alaskan	1.3%	1.0%	0.9%
	2020 Estimated Other Races	9.4%	8.7%	8.8%
	2020 Estimated Hispanic	13.8%	9.8%	9.5%
INCOME	2020 Estimated Average Household Income	\$98,851	\$103,967	\$104,070
	2020 Estimated Median Household Income	\$74,389	\$78,483	\$78,728
	2020 Estimated Per Capita Income	\$52,254	\$53,260	\$49,636
EDUCATION (AGE 25+)	2020 Estimated Elementary (Grade Level 0 to 8)	1.1%	1.6%	2.4%
	2020 Estimated Some High School (Grade Level 9 to 11)	2.3%	2.3%	3.0%
	2020 Estimated High School Graduate	9.5%	9.8%	12.0%
	2020 Estimated Some College	18.0%	18.2%	19.1%
	2020 Estimated Associates Degree Only	5.9%	6.2%	6.7%
	2020 Estimated Bachelors Degree Only	37.7%	36.7%	33.5%
	2020 Estimated Graduate Degree	25.5%	25.2%	23.3%
BUSINESS	2020 Estimated Total Businesses	3,389	24,276	34,932
	2020 Estimated Total Employees	34,919	243,078	385,441
	2020 Estimated Employee Population per Business	10.3	10.0	11.0
	2020 Estimated Residential Population per Business	8.7	10.3	12.5

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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