

OFFICE/SERVICE RETAIL MULTNOMAH VILLAGE



FOR LEASE > 829 SF

ADDRESS

3536 SW Troy Street, Suite B, Portland, OR

AVAILABLE SPACE

829 SF

RENT

\$2,000/Month, plus utilities

TRAFFIC COUNTS

SW Capitol Hwy @ 33rd Ave - 8,037 ADT ('18)

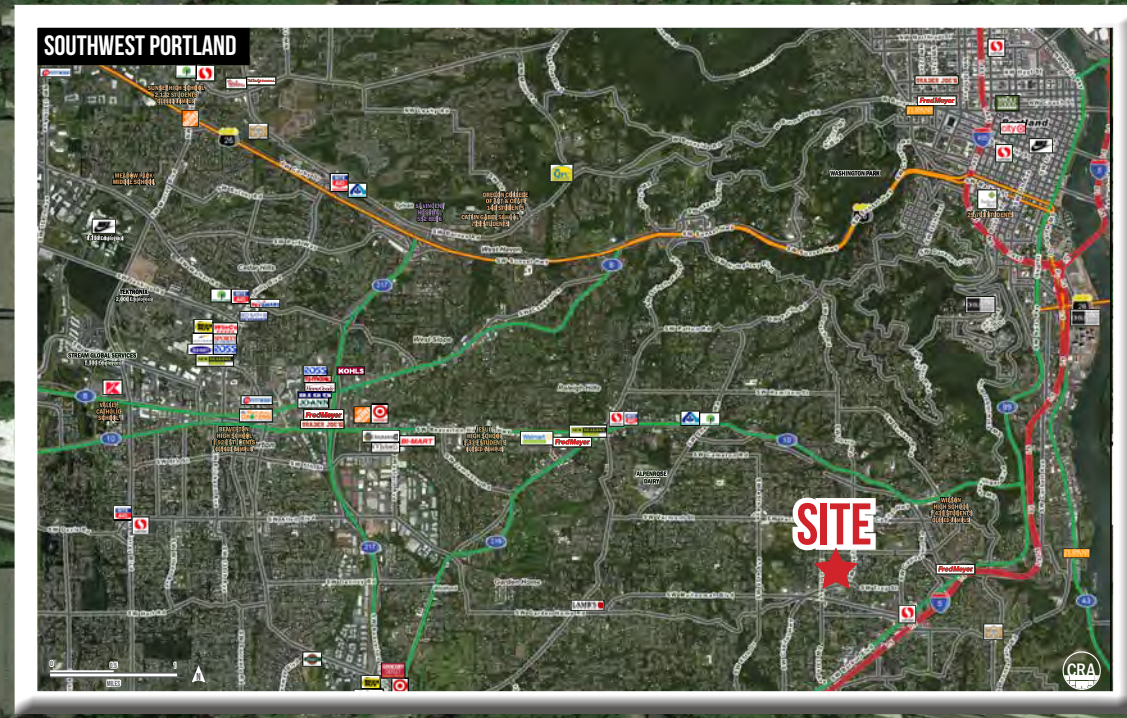
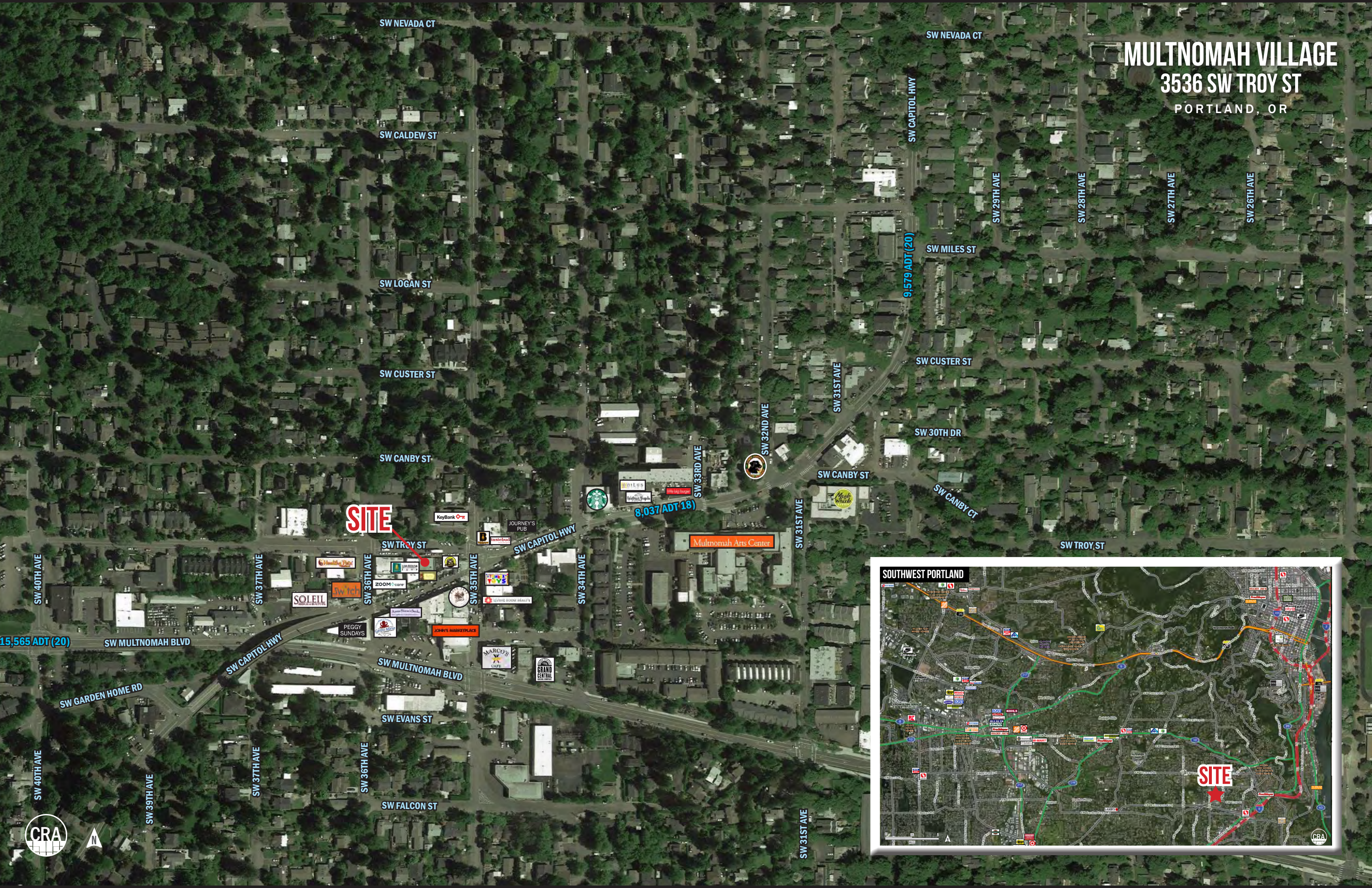
HIGHLIGHTS

- Move-in ready space in the heart of Multnomah Village
- One restroom, one private office and an open front area
- Ideal for office or service retail
- Building was built in 2010 and features attractive brick exterior
- Available Now! Perfect opportunity for a small business to work “close to home” and nearby many services and amenities.



MULTNOMAH VILLAGE

3536 SW TROY ST
PORTLAND, OR



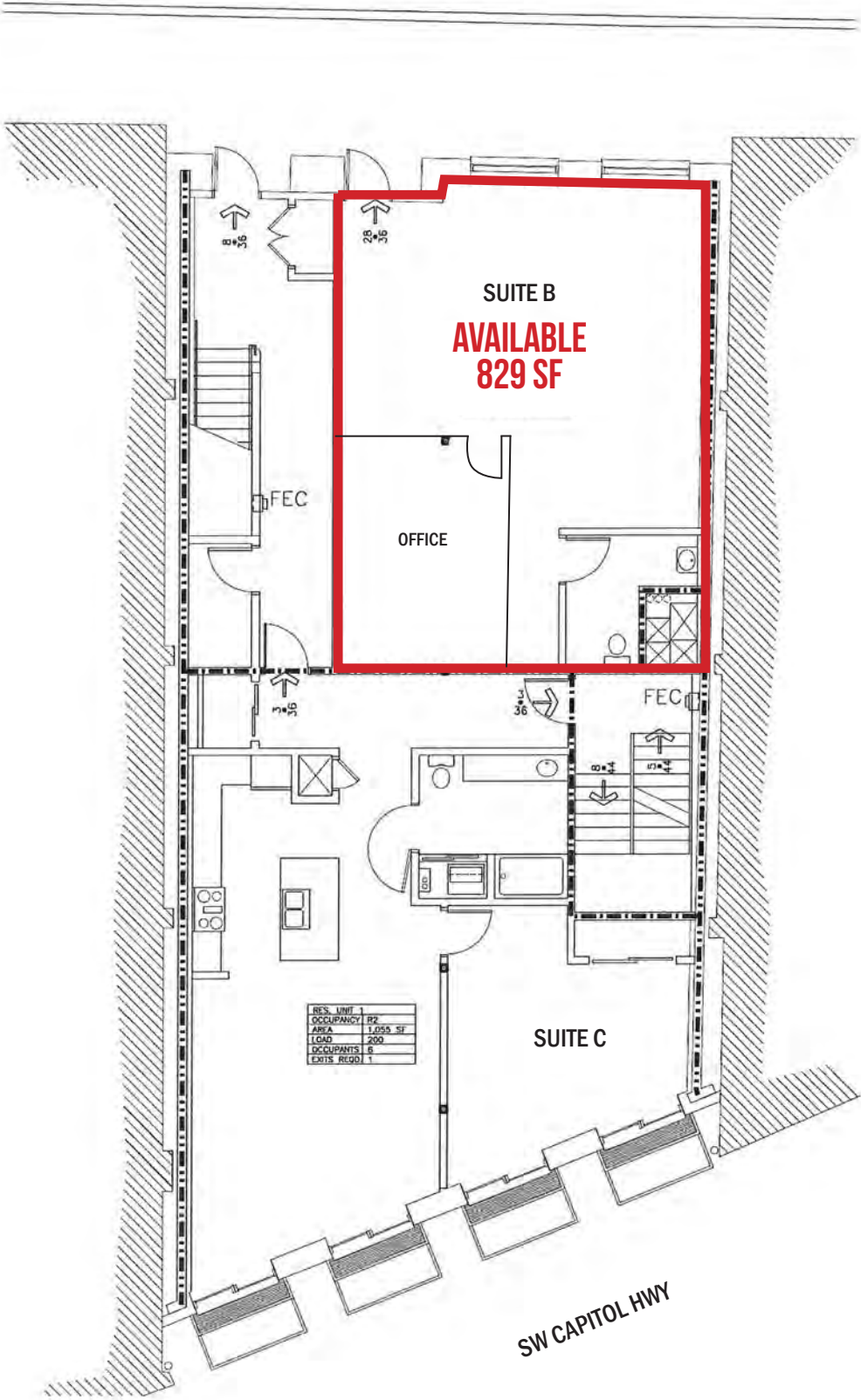
MULTNOMAH VILLAGE

3536 SW TROY ST

PORTLAND, OR

SITE PLAN

SW TROY STREET



MULTNOMAH VILLAGE

3536 SW TROY ST

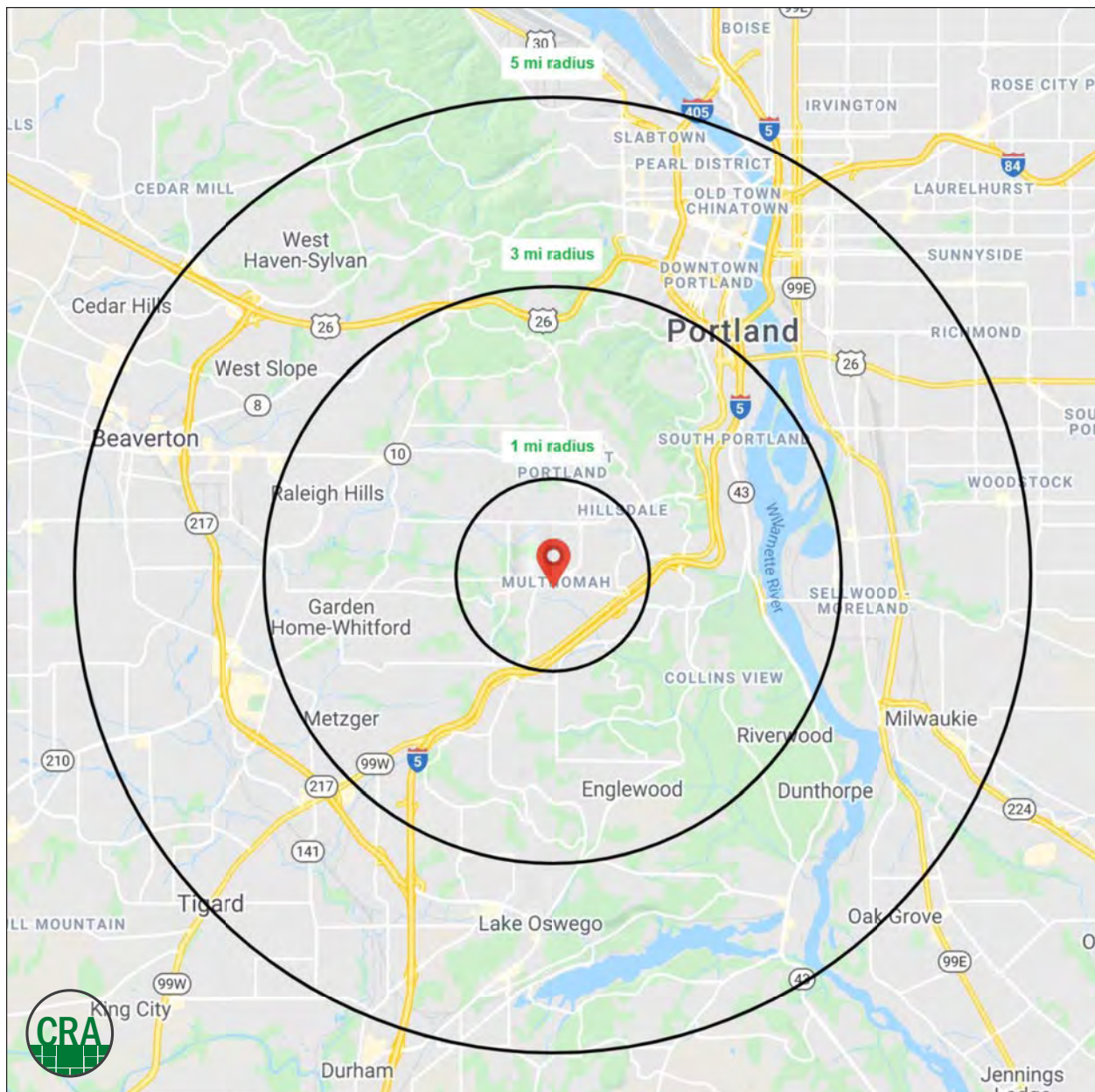
PORTLAND, OR

DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2020)	1 MILE	3 MILE	5 MILE
Estimated Population 2020	17,206	112,767	367,792
Projected Population 2025	17,546	115,811	379,430
Average HH Income	\$112,898	\$137,225	\$116,949
Median Home Value	\$450,277	\$539,767	\$527,238
Daytime Demographics 16+	10,864	118,990	456,011
Some College or Higher	88.7%	89.0%	84.3%

\$137,225
Average Household Income
3 MILE RADIUS

39.4
Median Age
1 MILE RADIUS



SUMMARY PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.468/-122.7135

RS1

3536 SW Troy St		1 mi radius	3 mi radius	5 mi radius
Portland, OR 97219				
POPULATION	2020 Estimated Population	17,206	112,767	367,792
	2025 Projected Population	17,546	115,811	379,430
	2010 Census Population	15,799	100,274	322,860
	2000 Census Population	14,988	94,677	296,617
	Projected Annual Growth 2020 to 2025	0.4%	0.5%	0.6%
	Historical Annual Growth 2000 to 2020	0.7%	1.0%	1.2%
HOUSEHOLDS	2020 Median Age	39.4	42.1	39.9
	2020 Estimated Households	8,170	52,049	176,027
	2025 Projected Households	8,646	55,056	185,823
	2010 Census Households	7,357	45,081	149,303
	2000 Census Households	6,825	42,052	135,578
	Projected Annual Growth 2020 to 2025	1.2%	1.2%	1.1%
RACE AND ETHNICITY	Historical Annual Growth 2000 to 2020	1.0%	1.2%	1.5%
	2020 Estimated White	85.7%	84.6%	81.0%
	2020 Estimated Black or African American	2.7%	2.6%	3.3%
	2020 Estimated Asian or Pacific Islander	4.9%	6.2%	6.7%
	2020 Estimated American Indian or Native Alaskan	0.5%	0.5%	0.7%
	2020 Estimated Other Races	6.2%	6.2%	8.3%
INCOME	2020 Estimated Hispanic	5.7%	6.1%	9.7%
	2020 Estimated Average Household Income	\$112,898	\$137,225	\$116,949
	2020 Estimated Median Household Income	\$89,318	\$102,128	\$85,597
EDUCATION (AGE 25+)	2020 Estimated Per Capita Income	\$53,684	\$63,459	\$56,274
	2020 Estimated Elementary (Grade Level 0 to 8)	1.1%	1.0%	2.0%
	2020 Estimated Some High School (Grade Level 9 to 11)	1.3%	1.5%	2.8%
	2020 Estimated High School Graduate	8.8%	8.6%	11.0%
	2020 Estimated Some College	16.7%	16.3%	18.6%
	2020 Estimated Associates Degree Only	6.5%	5.8%	6.5%
BUSINESS	2020 Estimated Bachelors Degree Only	35.3%	36.0%	34.3%
	2020 Estimated Graduate Degree	30.2%	30.8%	24.8%
	2020 Estimated Total Businesses	946	6,598	33,279
	2020 Estimated Total Employees	6,590	87,226	354,105
	2020 Estimated Employee Population per Business	7.0	13.2	10.6
	2020 Estimated Residential Population per Business	18.2	17.1	11.1

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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