

# MICRO-RETAIL OPPORTUNITY

CENTRALLY LOCATED IN PORTLAND, OR



**FOR LEASE > 185 SF**

## ADDRESS

600 SW Pine Street, Portland, OR  
At the corner of SW 6th & Pine

## AVAILABLE SPACE

375 SF

## RENTAL RATE

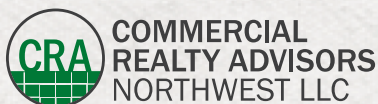
\$500/MO, plus utilities

## TRAFFIC COUNTS

W Burnside St - 24,050 ADT ('18)  
SW Broadway - 9,286 ADT ('18)

## HIGHLIGHTS

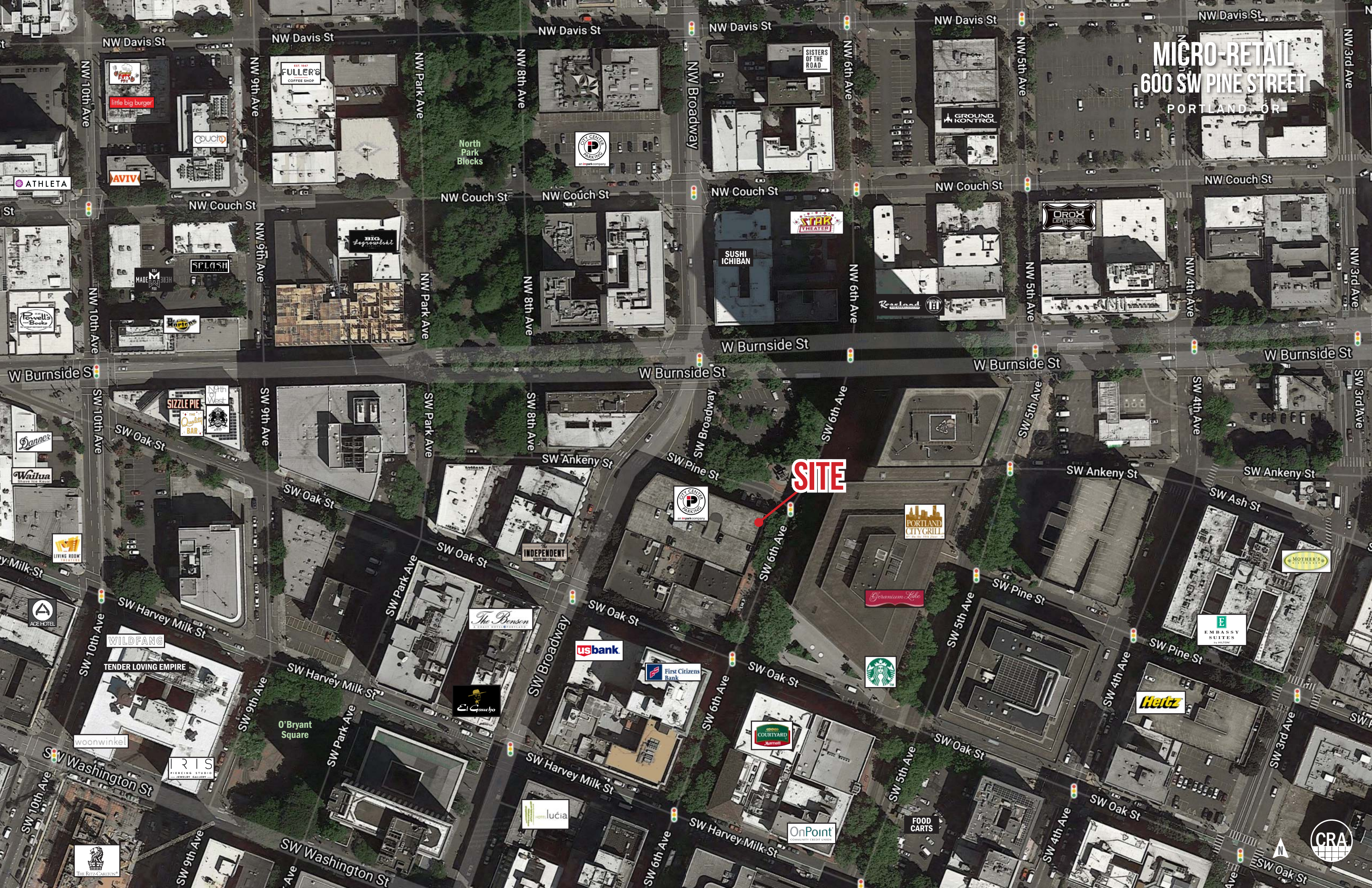
- Rare and affordable micro-retail opportunity in central location with access to off-street (paid) parking
- Ideal for florist or other micro-retailer
- Located on the Trimet Max Light Rail Service.
- There are approximately 7,084 employees and 670+ hotel rooms within a 2 block radius of site.



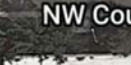
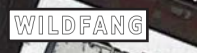
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# MICRO-RETAIL 600 SW PINE STREET PORTLAND, OR



**SITE**



# MICRO-RETAIL

## 600 SW PINE STREET

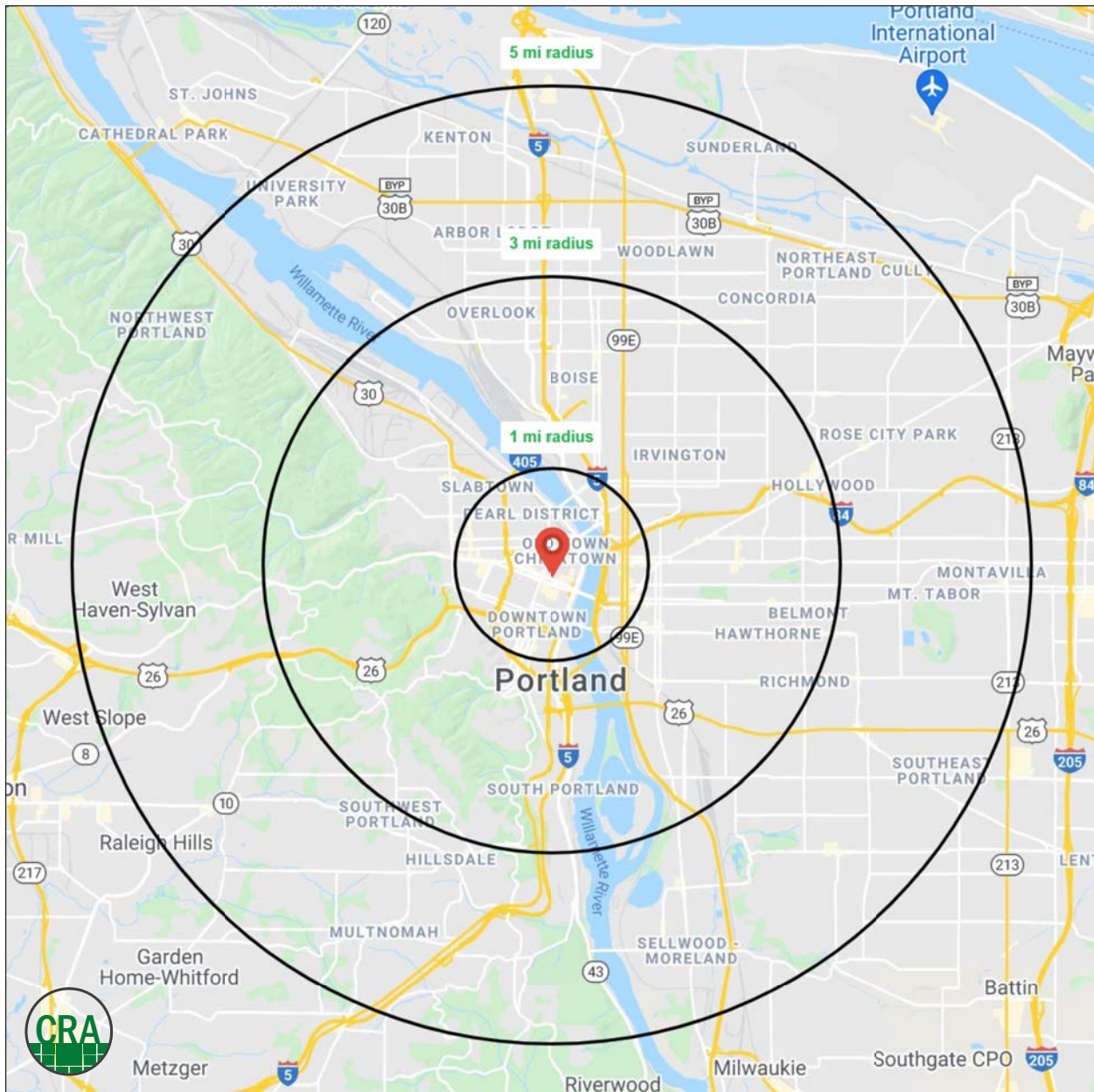
PORTLAND, OR

### DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2021)	1 MILE	3 MILE	5 MILE
Estimated Population 2021	46,782	197,754	443,340
Projected Population 2026	51,216	212,919	463,639
Average HH Income	\$88,228	\$111,012	\$112,021
Median Home Value	\$519,847	\$606,695	\$533,010
Daytime Demographics 16+	131,993	294,193	458,986
Some College or Higher	83.7%	87.2%	85.1%

**46,782**  
Estimated Population 2021  
1 MILE RADIUS

**131,993**  
Daytime Demographics  
Age 16 Years or Over  
1 MILE RADIUS



# SUMMARY PROFILE

2000-2010 Census, 2021 Estimates with 2026 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5223/-122.6771

RS1

600 SW Pine St		1 mi radius	3 mi radius	5 mi radius
Portland, OR 97205				
POPULATION	2021 Estimated Population	46,782	197,754	443,340
	2026 Projected Population	51,216	212,919	463,639
	2010 Census Population	34,884	157,466	383,937
	2000 Census Population	24,556	140,338	357,690
	Projected Annual Growth 2021 to 2026	1.9%	1.5%	0.9%
	Historical Annual Growth 2000 to 2021	4.3%	1.9%	1.1%
	2021 Median Age	35.7	37.0	37.9
HOUSEHOLDS	2021 Estimated Households	31,118	106,770	213,784
	2026 Projected Households	35,252	118,652	231,406
	2010 Census Households	21,616	79,944	176,012
	2000 Census Households	15,846	70,137	160,268
	Projected Annual Growth 2021 to 2026	2.7%	2.2%	1.6%
	Historical Annual Growth 2000 to 2021	4.6%	2.5%	1.6%
RACE AND ETHNICITY	2021 Estimated White	76.4%	79.0%	77.6%
	2021 Estimated Black or African American	6.8%	6.7%	6.6%
	2021 Estimated Asian or Pacific Islander	8.1%	5.6%	6.7%
	2021 Estimated American Indian or Native Alaskan	1.1%	0.9%	0.9%
	2021 Estimated Other Races	7.6%	7.9%	8.3%
	2021 Estimated Hispanic	7.5%	8.8%	8.8%
INCOME	2021 Estimated Average Household Income	\$88,228	\$111,012	\$112,021
	2021 Estimated Median Household Income	\$58,850	\$85,024	\$88,870
	2021 Estimated Per Capita Income	\$59,985	\$60,342	\$54,324
EDUCATION (AGE 25+)	2021 Estimated Elementary (Grade Level 0 to 8)	1.7%	1.2%	1.6%
	2021 Estimated Some High School (Grade Level 9 to 11)	2.7%	2.0%	2.3%
	2021 Estimated High School Graduate	12.0%	9.6%	10.9%
	2021 Estimated Some College	19.6%	16.5%	17.9%
	2021 Estimated Associates Degree Only	5.9%	5.4%	5.8%
	2021 Estimated Bachelors Degree Only	35.4%	36.7%	35.0%
	2021 Estimated Graduate Degree	22.8%	28.7%	26.4%
BUSINESS	2021 Estimated Total Businesses	9,104	23,132	36,398
	2021 Estimated Total Employees	114,826	237,411	332,740
	2021 Estimated Employee Population per Business	12.6	10.3	9.1
	2021 Estimated Residential Population per Business	5.1	8.5	12.2

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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