



CREATIVE RETAIL DISTRICT

# DESIGN CENTER



811 Design Center is home to a collection of local Portland designers and retailers including Redux, The Ones Shop, XO Bruno, and Coy & Co. Floral as well as other creative service businesses including film producers, graphic & print designers and local artists.

## ADDRESS

811 E Burnside Street, Portland, Oregon

## AVAILABLE SPACE/RENTAL RATE

### GROUND FLOOR:

#### SUITE 111B

- 345 Rentable Square Feet
- \$900/month full service lease plus internet and janitorial
- One off street exclusive parking space available, \$100/mo.
- Available now!

## TRAFFIC COUNTS

E Burnside St – 19,291 ADT ('22)

## HIGHLIGHTS

- Heart of the burgeoning, close-in East Side Cultural / Restaurant / Creative Services / Retail and Office District, and close to the Burnside Bridgehead.
- Located across from the Doug Fir Lounge and Le Pigeon in the heart of East Burnside's retail district.
- Cool, 60's vintage character and high-exposure building. East Burnside carries almost 20,000 cars per day and is well served by public transportation, including the streetcar line.
- Dense neighborhood with over 27,000 residents, and over 74,000 daytime employment within one mile.
- Less than 3/4 mile from the Central Business District with easy access to I-5 and I-84.



COMMERCIAL  
REALTY ADVISORS  
NORTHWEST LLC

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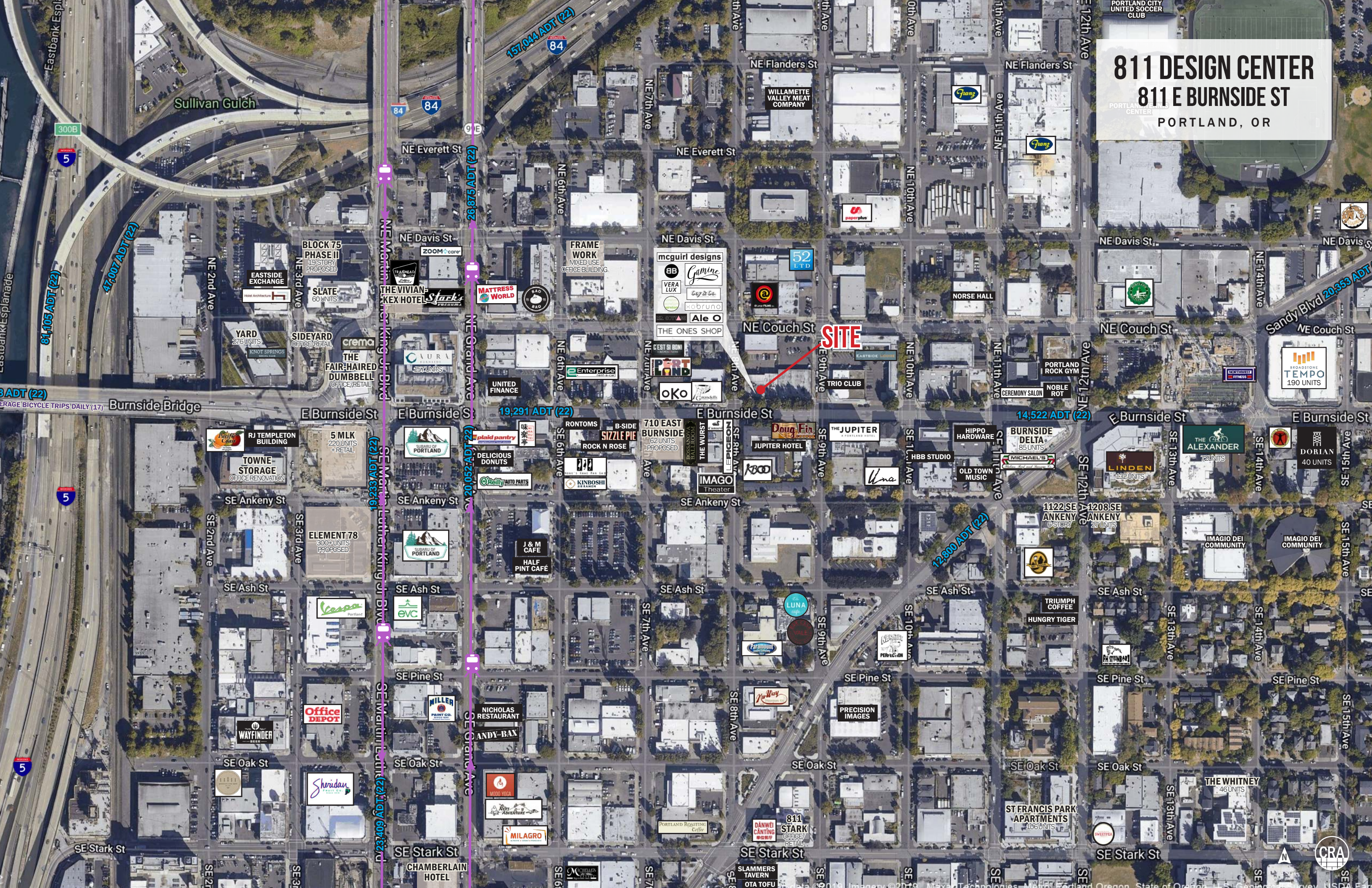
**503.274.0211**  
[www.cra-nw.com](http://www.cra-nw.com)



# 811 DESIGN CENTER

## 811 E BURNSIDE ST

PORTLAND, OR



mcguirl designs  
BB  
VERA LUX  
Gamine  
Cay 3 Co.  
Kobruno  
Ale O  
THE ONES SHOP

**SITE**

300B

5

81,105 ADT (22)

47,007 ADT (22)

157,044 ADT (22)

84

84

84

9 E

26,875 ADT (22)

19,291 ADT (22)

20,052 ADT (22)

19,233 ADT (22)

23,409 ADT (22)

14,522 ADT (22)

12,800 ADT (22)

Sullivan Gulch

Eastbank Esplanade

Burnside Bridge

5

5

SE Stark St

SE 21st Ave

SE 31st Ave

SE 39th Ave

SE 49th Ave

SE 61st Ave

SE 71st Ave

SE 81st Ave

SE 91st Ave

SE 101st Ave

SE 111st Ave

SE 121st Ave

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SE Stark St

BLOCK 75 PHASE II  
19 STORY PROPOSED

YARD  
276 UNITS

THE FAIR-HAIRED DUMBBELL  
OFFICE/RETAIL

RJ TEMPLETON BUILDING

5 MLK  
220 UNITS + RETAIL

TOWNE STORAGE  
OFFICE RENOVATION

ELEMENT 78  
300 UNITS PROPOSED

Office DEPOT

WAYFINDER

Sheridan

MILAGRO

CHAMBERLAIN HOTEL

THE VIVIAN  
KEX HOTEL

CAURA  
157 UNITS

plaid pantry

DELICIOUS DONUTS

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FRAME WORK  
MIXED USE OFFICE BUILDING

MATTRESS WORLD

Enterprise

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BROADSTONE TEMPO  
190 UNITS

BROADSTONE TEMPO

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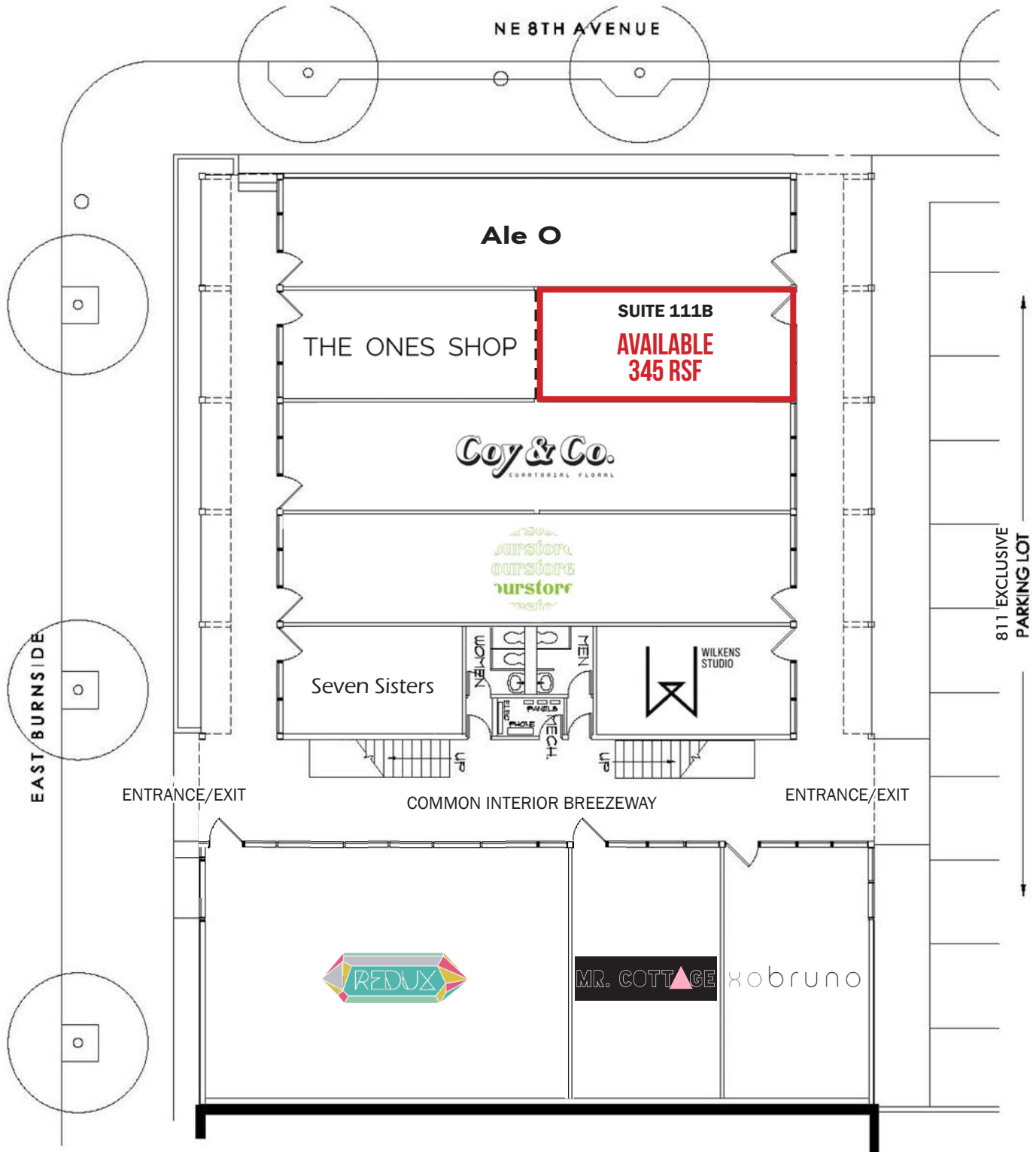


# 811 DESIGN CENTER

## 811 E BURNSIDE ST

PORTLAND, OR

### GROUND FLOOR SITE PLAN



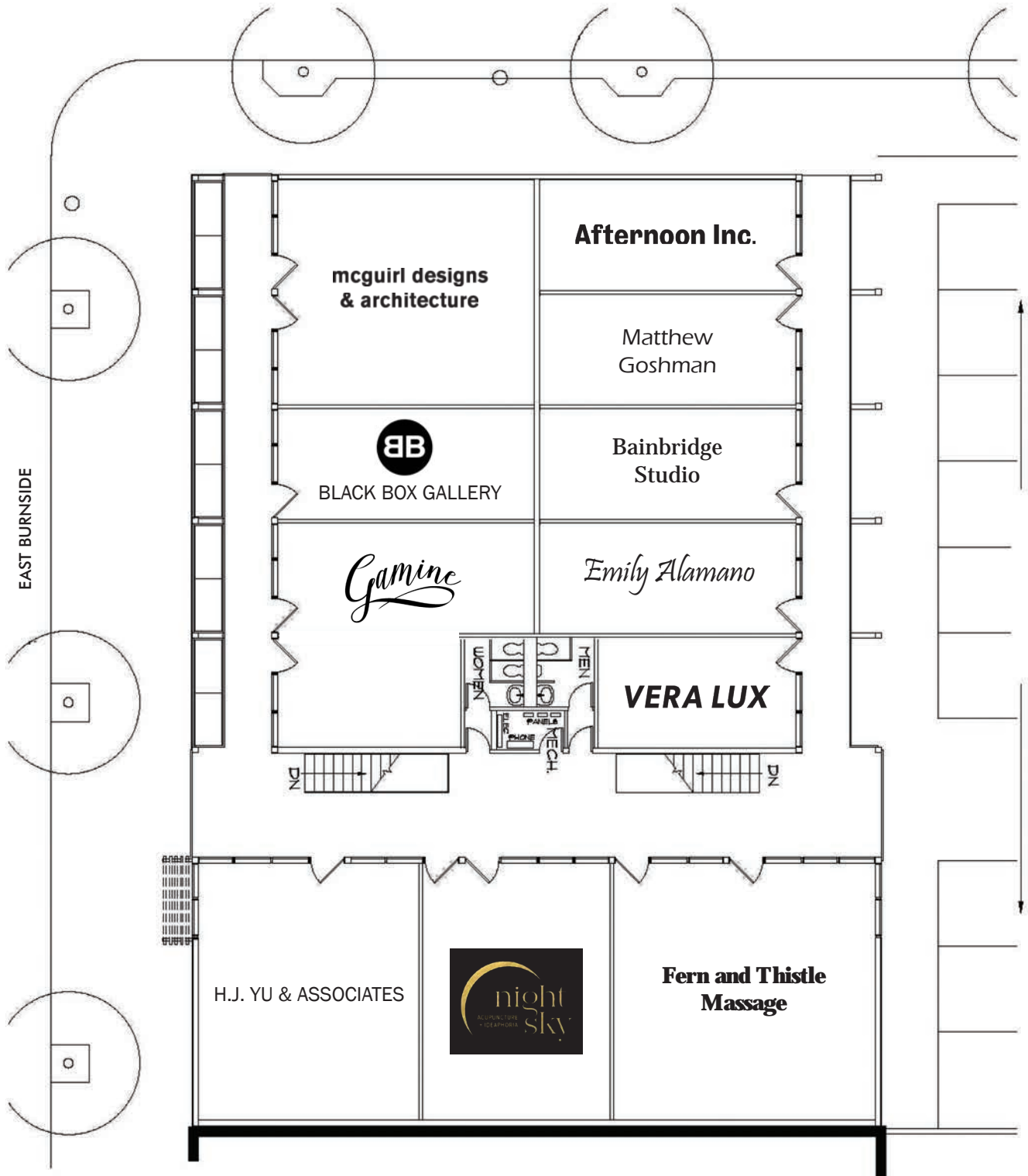
\*SCHEMATIC PLAN ONLY & NOT FOR LAYOUT PURPOSES  
RSF = RENTABLE SQUARE FEET

The information contained herein has been obtained from sources Commercial Realty Advisors NW LLC deems reliable. We have no reason to doubt its accuracy, but Commercial Realty Advisors NW LLC does not guarantee the information. The prospective buyer or tenant should carefully verify all information obtained herein.



# 811 DESIGN CENTER 811 E BURNSIDE ST PORTLAND, OR

## SECOND FLOOR SITE PLAN



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# 811 DESIGN CENTER

## 811 E BURNSIDE ST

PORTLAND, OR

### DEMOGRAPHIC SUMMARY

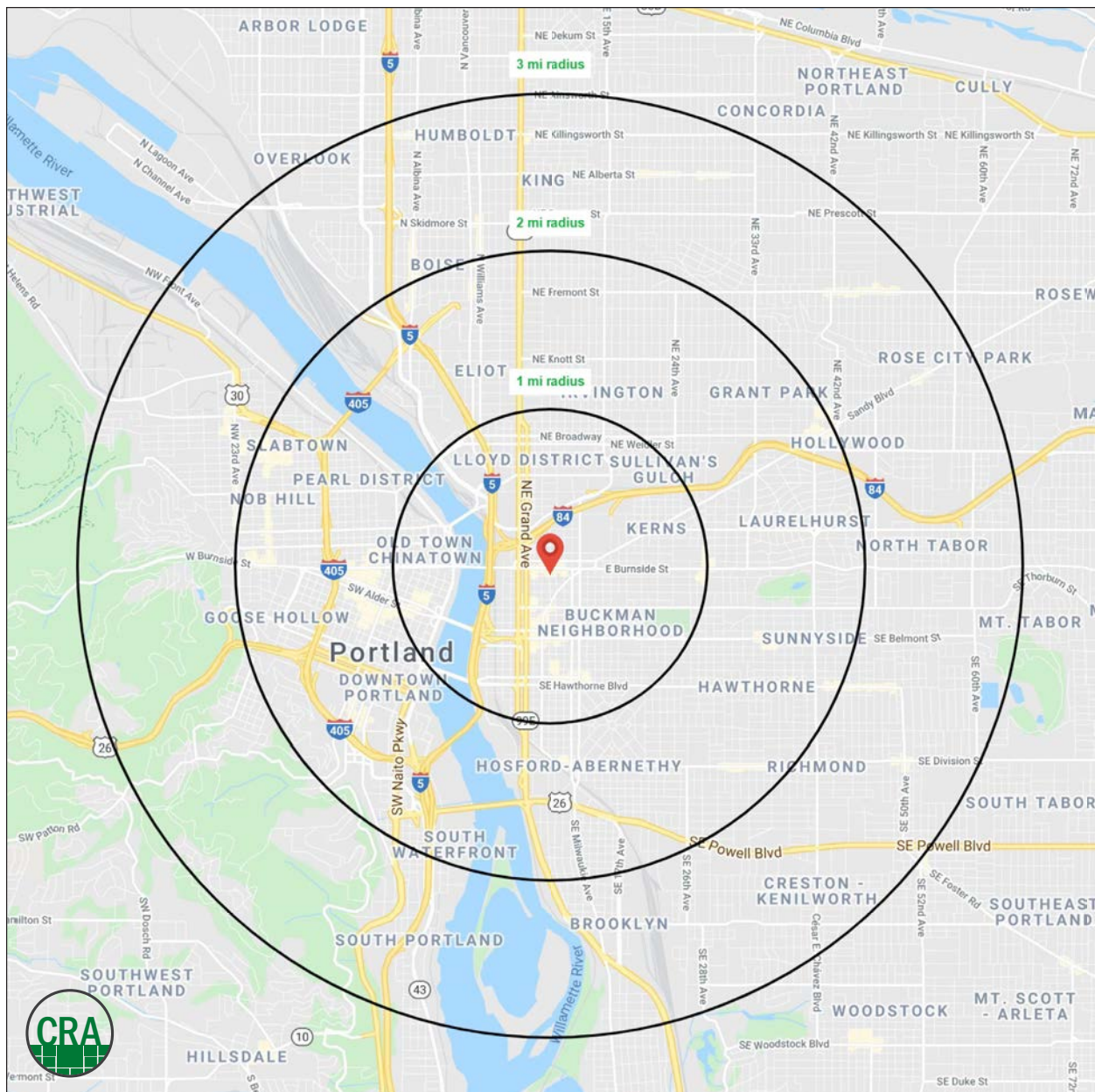
| Source: Regis - SitesUSA (2022) | 1 MILE    | 2 MILE    | 3 MILE    |
|---------------------------------|-----------|-----------|-----------|
| Estimated Population 2022       | 27,324    | 126,130   | 231,454   |
| Projected Population 2027       | 28,648    | 129,592   | 236,950   |
| Average HH Income               | \$68,034  | \$100,126 | \$109,893 |
| Median Home Value               | \$520,771 | \$592,725 | \$586,434 |
| Daytime Demographics 16+        | 74,232    | 230,656   | 318,294   |
| Some College or Higher          | 81.6%     | 86.2%     | 86.3%     |

**\$520,771**

Median Home Value  
1 MILE RADIUS

**36.2**

Median Age  
1 MILE RADIUS





## Summary Profile

2010-2020 Census, 2022 Estimates with 2027 Projections  
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5232/-122.6574

| <b>811 E Burnside St</b>                              | <b>1 mi</b>   | <b>2 mi</b>   | <b>3 mi</b>   |
|---|---------------|---------------|---------------|
| <b>Portland, OR 97214</b>                             | <b>radius</b> | <b>radius</b> | <b>radius</b> |
| <b>Population</b>                                     |               |               |               |
| 2022 Estimated Population                             | 27,324        | 126,130       | 231,454       |
| 2027 Projected Population                             | 28,648        | 129,592       | 236,950       |
| 2020 Census Population                                | 27,448        | 127,231       | 233,861       |
| 2010 Census Population                                | 20,051        | 102,024       | 194,435       |
| Projected Annual Growth 2022 to 2027                  | 1.0%          | 0.5%          | 0.5%          |
| Historical Annual Growth 2010 to 2022                 | 3.0%          | 2.0%          | 1.6%          |
| 2022 Median Age                                       | 36.2          | 37.4          | 37.6          |
| <b>Households</b>                                     |               |               |               |
| 2022 Estimated Households                             | 15,969        | 69,576        | 117,948       |
| 2027 Projected Households                             | 16,745        | 71,743        | 121,226       |
| 2020 Census Households                                | 16,137        | 70,226        | 119,119       |
| 2010 Census Households                                | 11,196        | 54,440        | 96,638        |
| Projected Annual Growth 2022 to 2027                  | 1.0%          | 0.6%          | 0.6%          |
| Historical Annual Growth 2010 to 2022                 | 3.6%          | 2.3%          | 1.8%          |
| <b>Race and Ethnicity</b>                             |               |               |               |
| 2022 Estimated White                                  | 72.6%         | 73.9%         | 74.5%         |
| 2022 Estimated Black or African American              | 4.4%          | 4.3%          | 4.6%          |
| 2022 Estimated Asian or Pacific Islander              | 4.8%          | 6.7%          | 6.4%          |
| 2022 Estimated American Indian or Native Alaskan      | 1.4%          | 1.0%          | 0.8%          |
| 2022 Estimated Other Races                            | 16.7%         | 14.1%         | 13.7%         |
| 2022 Estimated Hispanic                               | 16.6%         | 11.2%         | 10.0%         |
| <b>Income</b>   |               |               |               |
| 2022 Estimated Average Household Income               | \$68,034      | \$100,126     | \$109,893     |
| 2022 Estimated Median Household Income                | \$55,699      | \$76,406      | \$85,302      |
| 2022 Estimated Per Capita Income                      | \$41,024      | \$55,891      | \$56,449      |
| <b>Education (Age 25+)</b>                            |               |               |               |
| 2022 Estimated Elementary (Grade Level 0 to 8)        | 0.8%          | 1.2%          | 1.2%          |
| 2022 Estimated Some High School (Grade Level 9 to 11) | 3.9%          | 2.2%          | 2.2%          |
| 2022 Estimated High School Graduate                   | 13.7%         | 10.3%         | 10.3%         |
| 2022 Estimated Some College                           | 21.4%         | 16.8%         | 16.9%         |
| 2022 Estimated Associates Degree Only                 | 4.1%          | 4.9%          | 5.2%          |
| 2022 Estimated Bachelors Degree Only                  | 36.5%         | 37.4%         | 36.9%         |
| 2022 Estimated Graduate Degree                        | 19.7%         | 27.1%         | 27.3%         |
| <b>Business</b>                                       |               |               |               |
| 2022 Estimated Total Businesses                       | 5,439         | 17,659        | 25,568        |
| 2022 Estimated Total Employees                        | 66,280        | 194,840       | 256,136       |
| 2022 Estimated Employee Population per Business       | 12.2          | 11.0          | 10.0          |
| 2022 Estimated Residential Population per Business    | 5.0           | 7.1           | 9.1           |

*For more information, please contact:*

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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503.274.0211

The information herein has been obtained from sources we deem reliable. We do not, however, guarantee its accuracy. All information should be verified prior to purchase/leasing. View the Real Estate Agency Pamphlet by visiting our website, [www.cra-nw.com/home/agency-disclosure.html](http://www.cra-nw.com/home/agency-disclosure.html). CRA PRINTS WITH 30% POST-CONSUMER, RECYCLED-CONTENT MATERIAL.