



CREATIVE RETAIL DISTRICT

DESIGN CENTER



811 Design Center is home to a collection of local Portland designers and retailers including Something Cycles, Reifhaus, OURstore, Hedgerow Herb Co. 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 97214

AVAILABLE SPACE/RENTAL RATE

SUITE 119 | 461 Rentable Square Feet

- \$1,350.00 gross rent, (additionally Tenant pays a \$25/month contribution towards utilities, and pays for its own internet and janitorial).
- Landlord will paint floor and interior walls.
- Available now!

SUITE 211 | 690 Rentable Square Feet

- \$1,910 monthly gross rent, (additionally Tenant pays a \$25/month contribution towards utilities, and pays for its own internet and janitorial).
- Second level office/service space
- Available with notice to Tenant.

SUITE 223 | 345 Rentable Square Feet

- \$1,000 monthly gross rent, (additionally Tenant pays a \$25/month contribution towards utilities, and pays for its own internet and janitorial).
- Second level micro creative office suite/service space
- Available April 1, 2026.

HIGHLIGHTS

- Ground floor maker/retail and upper level office/studio space in the coveted 811 Design Center, Central Eastside's Portland creative design hub.
- In the 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 Jupiter Hotel 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 employees within one mile.
- Less than 3/4 mile from the Central Business District with easy access to I-5 and I-84.
- Dedicated off-street parking available at a monthly rate.

TRAFFIC COUNTS

E Burnside St – 26,234 ADT ('25)



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Ashley Heichelbech 503.490.7212 | ashley@cra-nw.com

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www.cra-nw.com

811 DESIGN CENTER

811 E BURNSIDE ST

PORTLAND, OR



NE Grand Ave
27,344 ADT (25)

NE 6th Ave
19,736 ADT (25)

SE 1st Ave
20,295 ADT (25)

SE 2nd Ave
22,382 ADT (25)

SE 3rd Ave
22,382 ADT (25)

NE 7th Ave
155,353 ADT (25)

NE 8th Ave
19,736 ADT (25)

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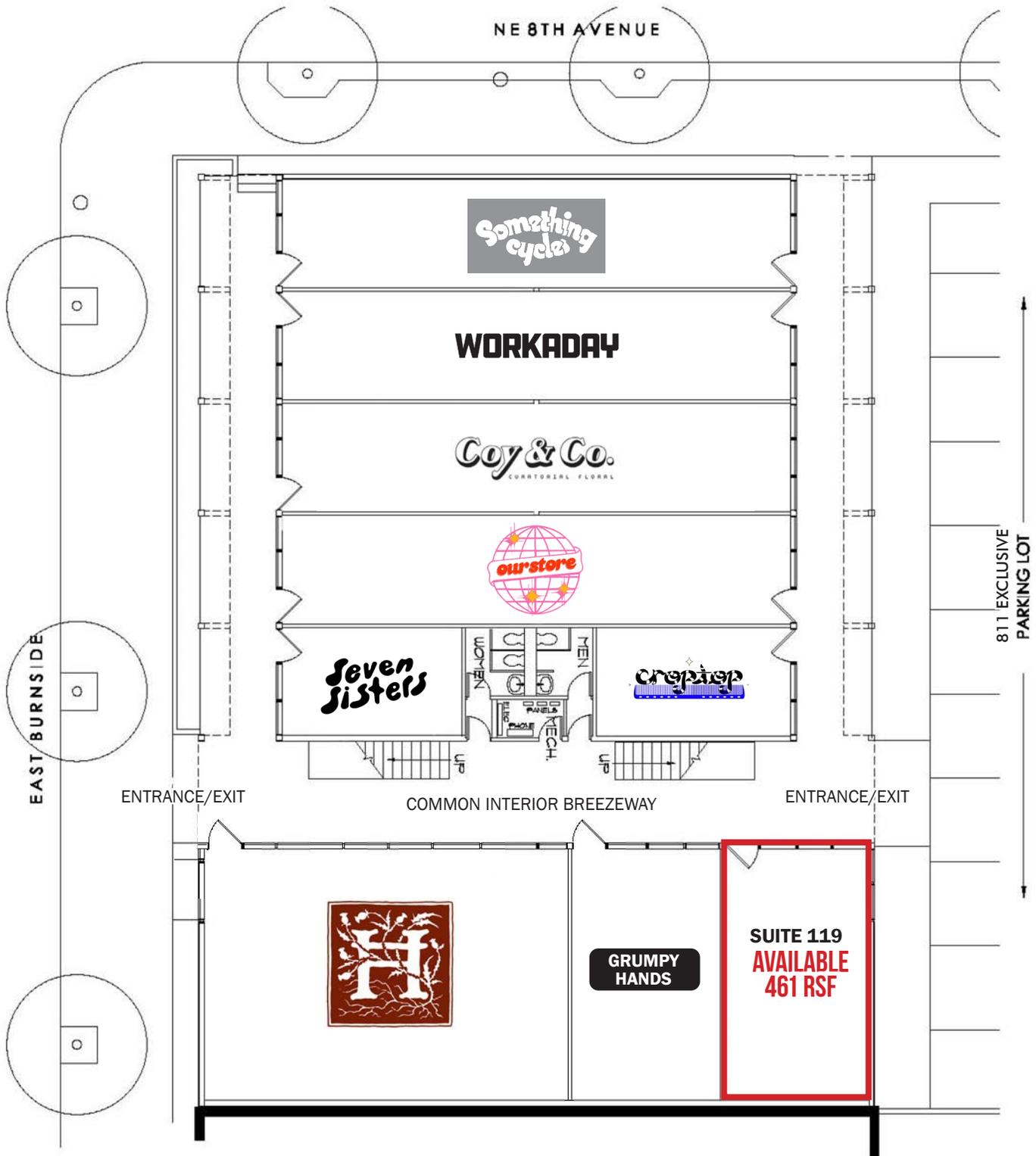
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811 DESIGN CENTER

811 E BURNSIDE ST

PORTLAND, OR

GROUND FLOOR SITE PLAN



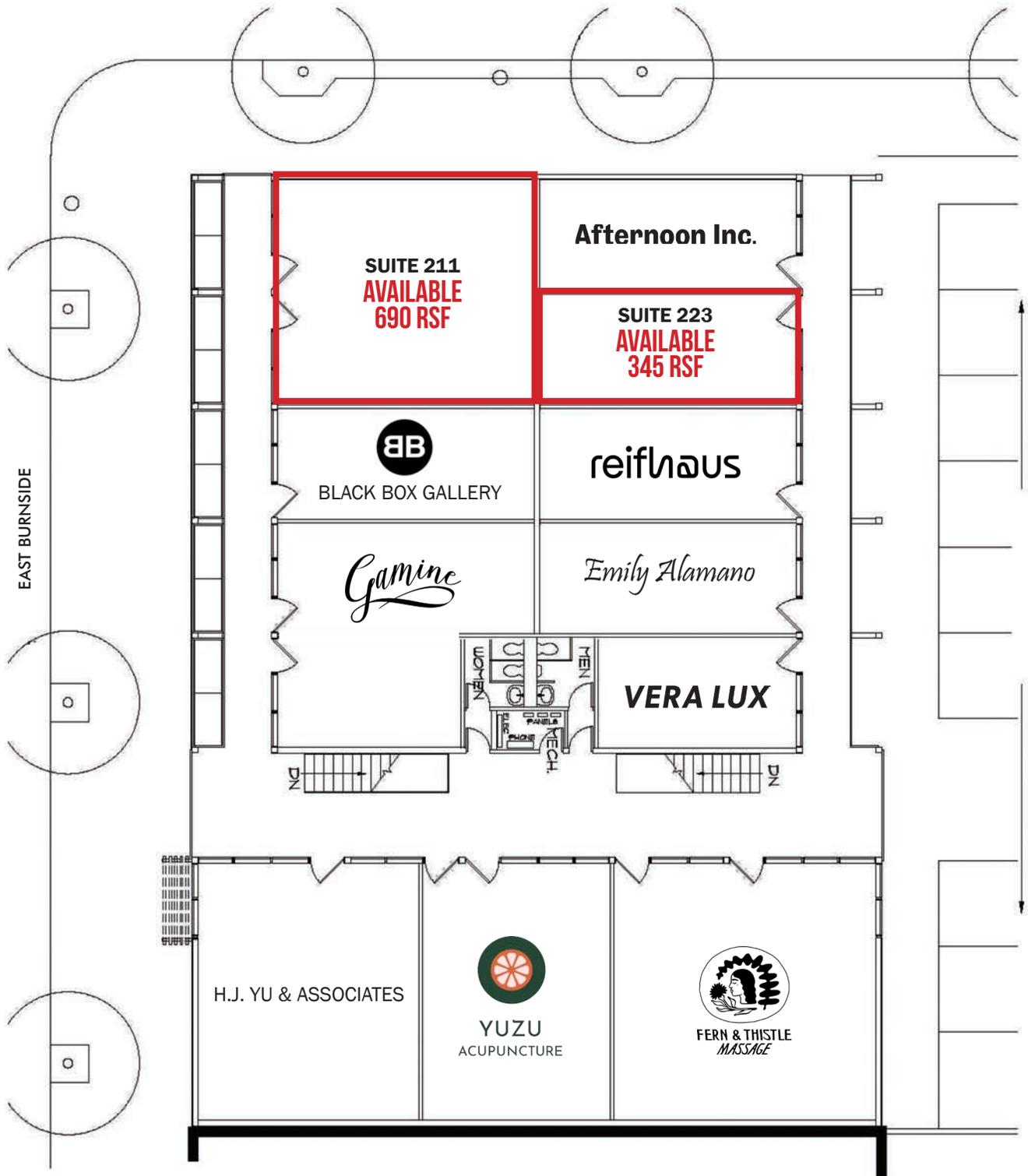
*SCHEMATIC PLAN ONLY & NOT FOR LAYOUT PURPOSES
RSF = RENTABLE SQUARE FEET

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

2ND FLOOR SITE PLAN



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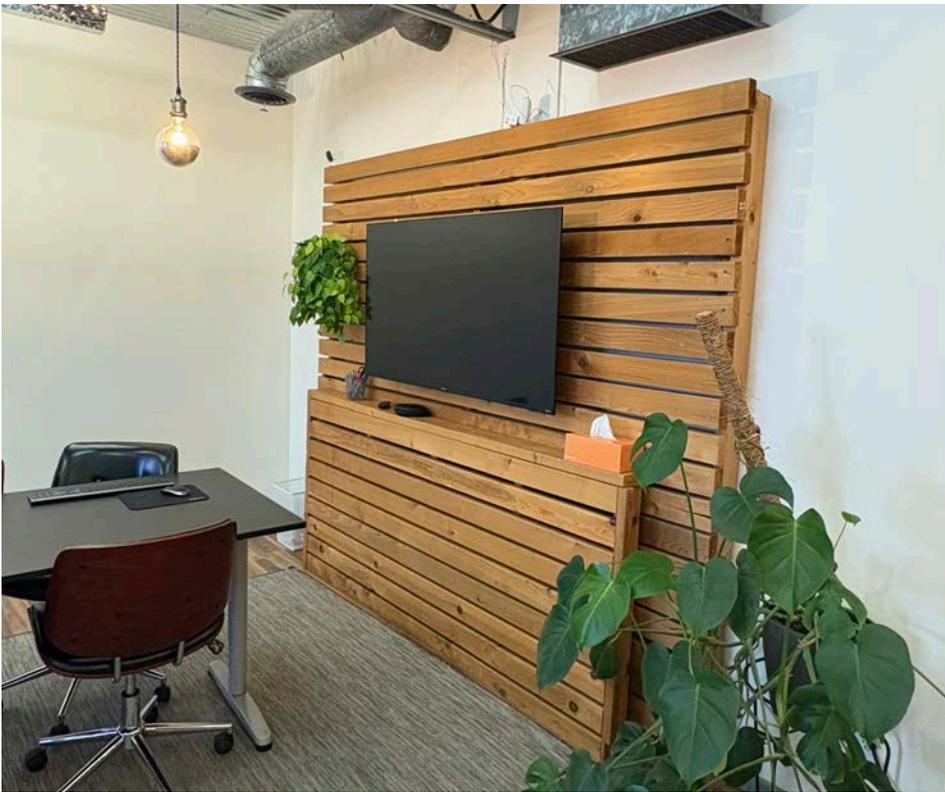
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811 DESIGN CENTER

811 E BURNSIDE ST
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IMAGES | SUITE 211



811 DESIGN CENTER
811 E BURNSIDE ST
PORTLAND, OR

IMAGES | SUITE 119



811 DESIGN CENTER

811 E BURNSIDE ST

PORTLAND, OR

DEMOGRAPHIC SUMMARY

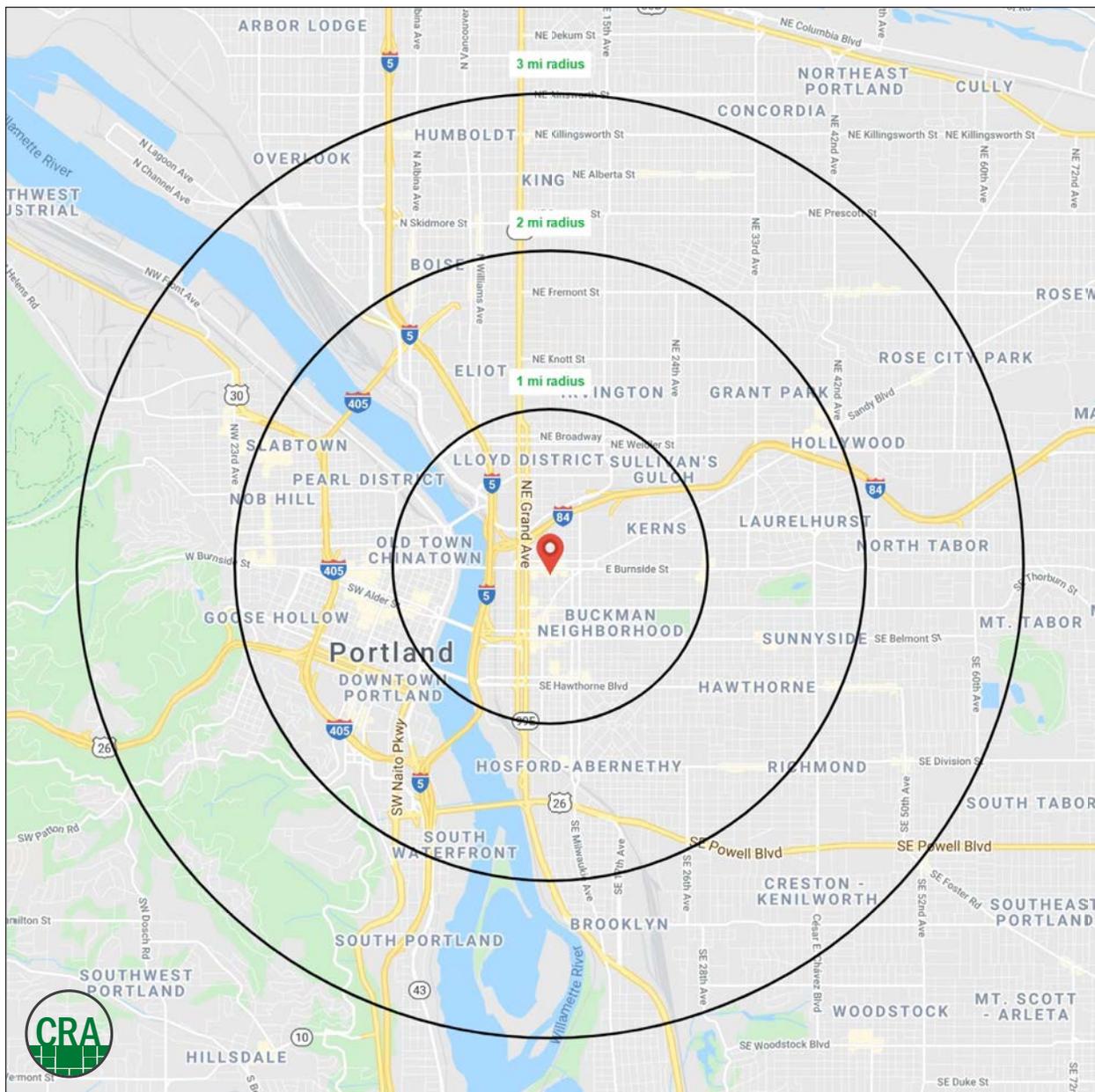
Source: Regis - SitesUSA (2025)	1 MILE	2 MILE	3 MILE
Estimated Population 2025	33,058	142,040	246,252
Estimated Households	16,700	74,765	124,667
Average HH Income	\$95,110	\$128,735	\$138,685
Median Home Value	\$641,210	\$704,551	\$713,892
Daytime Demographics 16+	69,005	215,516	294,543
Some College or Higher	79.3%	85.6%	86.1%

\$641,210

Median Home Value
1 MILE RADIUS

37.2

Median Age
1 MILE RADIUS



Summary Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5232/-122.6574

811 Design Center Portland, OR 97214	1 mi radius	2 mi radius	3 mi radius
Population			
2025 Estimated Population	33,058	142,040	246,252
2030 Projected Population	32,400	142,059	244,978
2020 Census Population	27,448	127,231	233,633
2010 Census Population	20,051	102,024	194,209
Projected Annual Growth 2025 to 2030	-0.4%	-	-0.1%
Historical Annual Growth 2010 to 2025	4.3%	2.6%	1.8%
2025 Median Age	37.2	38.3	38.5
Households			
2025 Estimated Households	16,700	74,765	124,667
2030 Projected Households	17,207	76,324	125,987
2020 Census Households	16,137	70,225	119,019
2010 Census Households	11,196	54,440	96,539
Projected Annual Growth 2025 to 2030	0.6%	0.4%	0.2%
Historical Annual Growth 2010 to 2025	3.3%	2.5%	1.9%
Race and Ethnicity			
2025 Estimated White	74.2%	74.9%	75.6%
2025 Estimated Black or African American	6.1%	5.3%	5.4%
2025 Estimated Asian or Pacific Islander	5.7%	7.2%	6.9%
2025 Estimated American Indian or Native Alaskan	1.2%	0.9%	0.7%
2025 Estimated Other Races	12.9%	11.7%	11.3%
2025 Estimated Hispanic	12.0%	10.4%	10.0%
Income			
2025 Estimated Average Household Income	\$95,110	\$128,735	\$138,685
2025 Estimated Median Household Income	\$68,307	\$93,386	\$102,251
2025 Estimated Per Capita Income	\$48,885	\$68,237	\$70,559
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	1.6%	1.4%	1.3%
2025 Estimated Some High School (Grade Level 9 to 11)	4.6%	2.5%	2.5%
2025 Estimated High School Graduate	14.4%	10.6%	10.1%
2025 Estimated Some College	20.1%	16.5%	16.1%
2025 Estimated Associates Degree Only	5.1%	5.6%	5.5%
2025 Estimated Bachelors Degree Only	33.2%	36.3%	37.4%
2025 Estimated Graduate Degree	21.0%	27.2%	27.1%
Business			
2025 Estimated Total Businesses	5,369	17,620	25,552
2025 Estimated Total Employees	58,127	174,049	225,992
2025 Estimated Employee Population per Business	10.8	9.9	8.8
2025 Estimated Residential Population per Business	6.2	8.1	9.6

For more information, please contact:

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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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. CRA PRINTS WITH 30% POST-CONSUMER, RECYCLED-CONTENT MATERIAL.