

HISTORIC HASELTINE BUILDING RETAIL / CREATIVE OFFICE SPACE FOR LEASE!

SW 2ND & PINE, LOCATED IN DOWNTOWN PORTLAND

ADDRESS

SW 2nd Avenue & Pine St, Portland, OR

AVAILABLE SPACES

Suites 102 & 103:

Two second generation retail/creative office suites available (can be combined) with high ceilings, great natural light, and access through storefront or secure lobby entrance.

Suite 102: 1,152 RSF

Suite 103: 1,500 RSF

RENTAL RATE

\$20/RSF/YR, NNN

TRAFFIC COUNTS

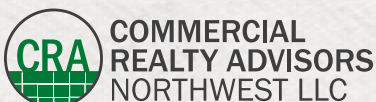
W Burnside St - 31,989 ADT ('22)

SW 2nd Ave - 5,378 ADT ('22)

SW Pine St - 2,220 ADT ('22)

HIGHLIGHTS

- Originally built in 1893 for JE Haseltine & Co who utilized the building for their hardware, equipment and sporting goods company. Later, the building was converted to upper level office and ground floor retail.
- Historic, character rich building featuring high full fir ceilings, large wood beams, stone exterior and dramatic arched storefronts/windows.
- Building has undergone major renovations, including new storefront glass, and interior renovations.
- Basement storage space available.
- Immediate area tenants include Stumptown Otaku, ODE by Lauren, Kell's Irish Pub, Bae's Fried Chicken, Afuri, Voodoo Donuts, Stumptown Coffee, Mother's Bistro and more!



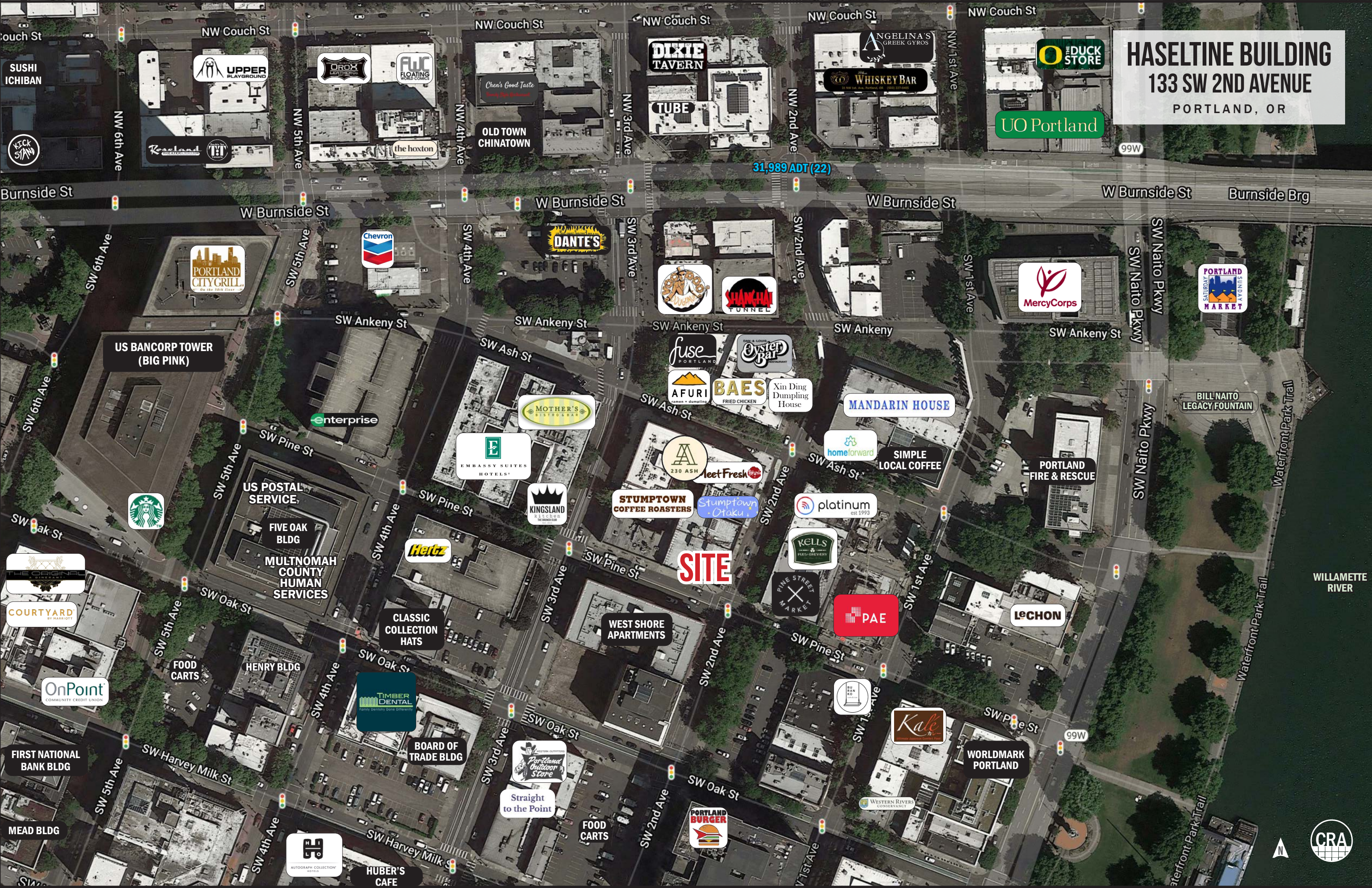
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HASELTINE BUILDING
133 SW 2ND AVENUE
PORTLAND, OR

UO Portland

31,989 ADT (22)



SUSHI ICHIBAN

UPPER PLAYGROUND

DROK LEATHERS

FWC FLOATING WORLD COMICS

Chen's Good Taste

DIXIE TAVERN

TUBE

ANGELINA'S GREEK GYROS

WHISKEY BAR

THE DUCK STORE

99W

Burnside St

W Burnside St

W Burnside St

W Burnside St

W Burnside St

Burnside Brg

PORTLAND CITY GRILL

Chevron

DANTE'S

SHANGHAI TUNNEL

SHANGHAI TUNNEL

Mercy Corps

PORTLAND SATURDAY MARKET

US BANCORP TOWER (BIG PINK)

enterprise

MOTHER'S RESTAURANT

230 ASH

AFURI

BAES

Xin Ding Dumpling House

MANDARIN HOUSE

BILL NAITO LEGACY FOUNTAIN

US POSTAL SERVICE

FIVE OAK BLDG

MULTNOMAH COUNTY HUMAN SERVICES

Hertz

EMBASSY SUITES HOTELS

KINGSLAND RESTAURANT

STUMPTOWN COFFEE ROASTERS

leefresh

Stumptown - Otaku

homeforward

SIMPLE LOCAL COFFEE

PORTLAND FIRE & RESCUE

Starbucks

SW Oak St

HENRY BLDG

CLASSIC COLLECTION HATS

TIMBER DENTAL

BOARD OF TRADE BLDG

WEST SHORE APARTMENTS

SITE

KELLS BREWERY

PINE STREET MARKET

PAE

LeCHON

SW Harvey Milk St

FOOD CARTS

HENRY BLDG

BOARD OF TRADE BLDG

BOARD OF TRADE BLDG

Straight to the Point

Portland Outdoor Store

FOOD CARTS

PORTLAND BURGER

Kale

WORLDMARK PORTLAND

MEAD BLDG

AUTOGRAPH COLLECTION

HUBER'S CAFE

WILLAMETTE RIVER

CRA

HASELTINE BUILDING

133 SW 2ND AVENUE

GROUND LEVEL SITE PLAN

PORTLAND, OR



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.



HASELTINE BUILDING

133 SW 2ND AVENUE
PORTLAND, OR

SUITE 102 IMAGES



HASELTINE BUILDING

133 SW 2ND AVENUE
PORTLAND, OR

SUITE 103 IMAGES



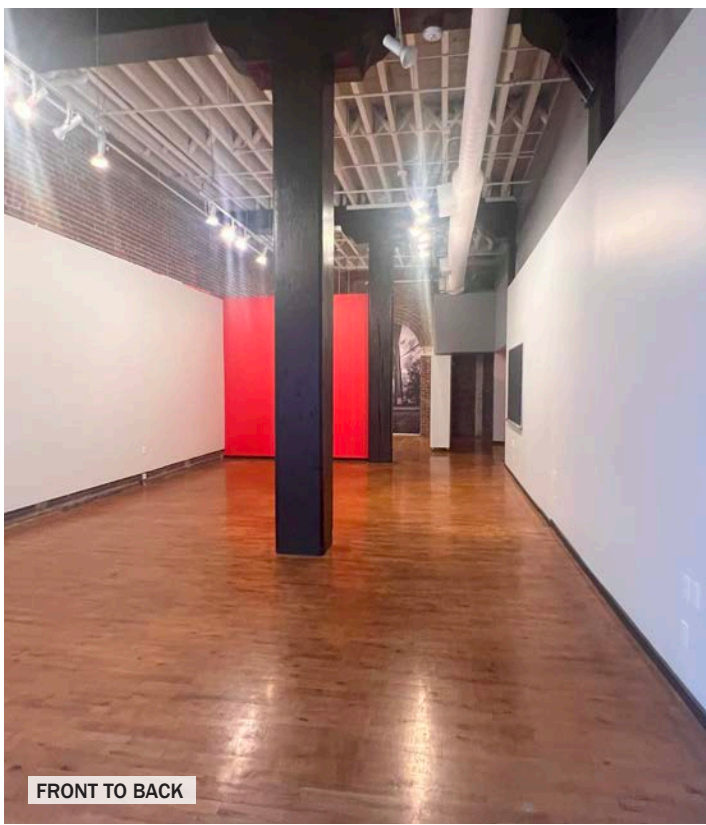
BACK AREA CLOSE UP



BACK AREA



BACK TO FRONT



FRONT TO BACK

HASELTINE BUILDING

133 SW 2ND AVENUE

PORTLAND, OR

DEMOGRAPHIC SUMMARY

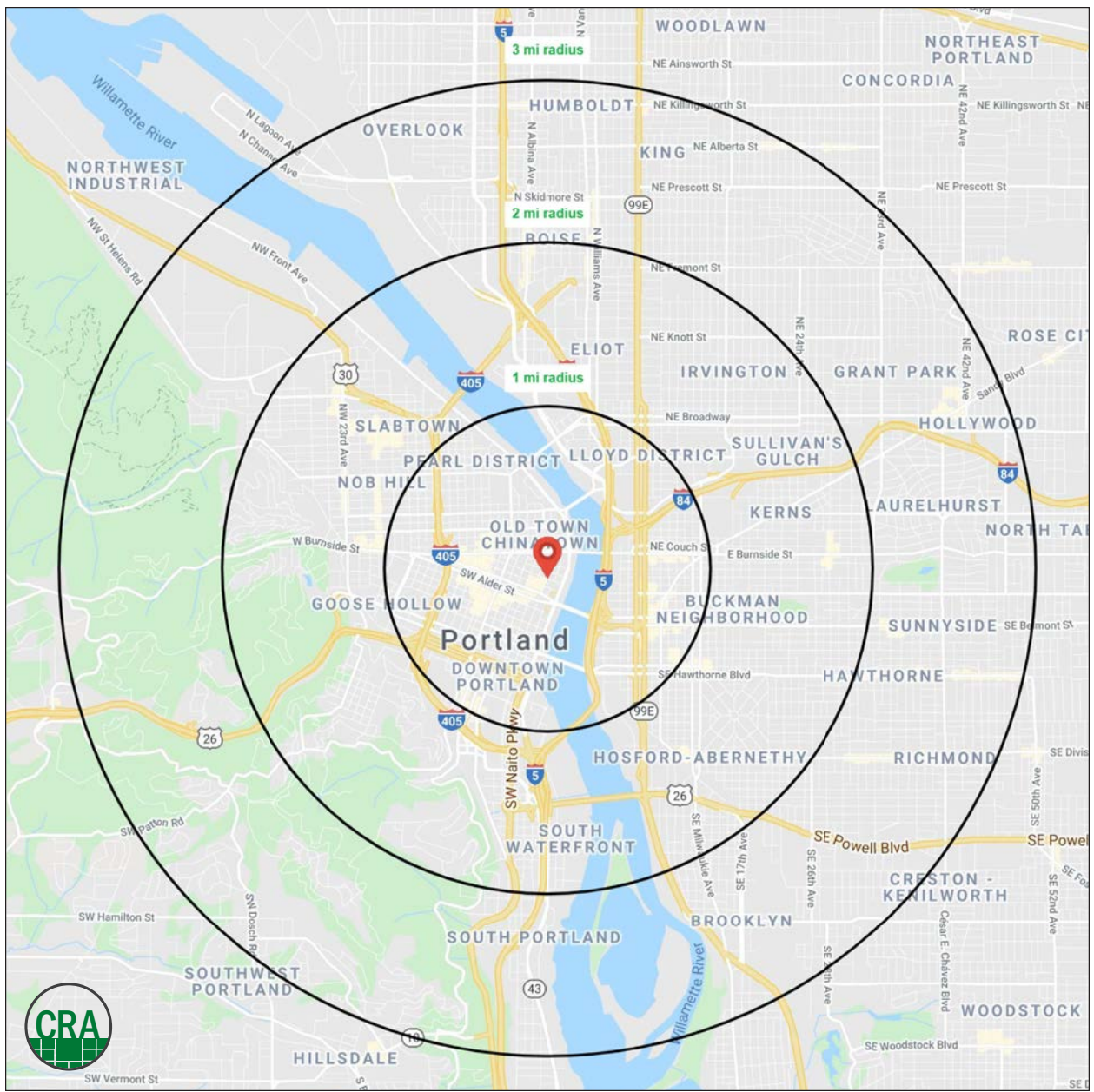
Source: Regis - SitesUSA (2024)	1 MILE	2 MILE	3 MILE
Estimated Population 2024	41,879	119,035	203,419
Projected Population 2029	43,233	119,579	202,153
Average HH Income	\$94,966	\$120,266	\$139,041
Median Home Value	\$604,900	\$709,401	\$714,621
Daytime Demographics 16+	124,172	207,096	276,231
Some College or Higher	81.0%	85.6%	876.4%

\$709,401

Median Home Value
2 MILE RADIUS

35.3

Median Age
2 MILE RADIUS



Summary Profile

2010-2020 Census, 2024 Estimates with 2029 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5216/-122.6729

133 SW 2nd Ave Portland, OR 97204	1 mi radius	2 mi radius	3 mi radius
Population			
2024 Estimated Population	41,879	119,035	203,419
2029 Projected Population	43,233	119,579	202,153
2020 Census Population	37,439	114,493	202,183
2010 Census Population	28,429	89,286	165,711
Projected Annual Growth 2024 to 2029	0.6%	-	-0.1%
Historical Annual Growth 2010 to 2024	3.4%	2.4%	1.6%
2024 Median Age	34.8	35.3	36.7
Households			
2024 Estimated Households	27,388	71,080	109,494
2029 Projected Households	28,642	72,489	110,466
2020 Census Households	24,459	66,389	104,955
2010 Census Households	17,283	50,327	83,830
Projected Annual Growth 2024 to 2029	0.9%	0.4%	0.2%
Historical Annual Growth 2010 to 2024	4.2%	2.9%	2.2%
Race and Ethnicity			
2024 Estimated White	70.4%	71.4%	71.8%
2024 Estimated Black or African American	7.3%	6.5%	6.3%
2024 Estimated Asian or Pacific Islander	7.5%	8.1%	8.5%
2024 Estimated American Indian or Native Alaskan	1.2%	0.9%	0.7%
2024 Estimated Other Races	13.6%	13.0%	12.6%
2024 Estimated Hispanic	13.0%	13.0%	12.5%
Income			
2024 Estimated Average Household Income	\$94,966	\$120,266	\$139,041
2024 Estimated Median Household Income	\$71,401	\$87,781	\$101,312
2024 Estimated Per Capita Income	\$63,188	\$72,417	\$75,252
Education (Age 25+)			
2024 Estimated Elementary (Grade Level 0 to 8)	2.8%	1.7%	1.4%
2024 Estimated Some High School (Grade Level 9 to 11)	2.9%	2.0%	2.1%
2024 Estimated High School Graduate	13.4%	10.7%	10.1%
2024 Estimated Some College	18.0%	15.8%	15.2%
2024 Estimated Associates Degree Only	5.1%	5.0%	5.0%
2024 Estimated Bachelors Degree Only	31.5%	36.0%	37.0%
2024 Estimated Graduate Degree	26.3%	28.9%	29.1%
Business			
2024 Estimated Total Businesses	9,083	16,836	24,100
2024 Estimated Total Employees	110,403	174,303	223,274
2024 Estimated Employee Population per Business	12.2	10.4	9.3
2024 Estimated Residential Population per Business	4.6	7.1	8.4

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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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