

# PORTLAND, OR FREE-STANDING RETAIL



**FOR LEASE ► 2,296 SF BUILDING ON 6,300 SF LOT**

## ADDRESS

14643 SE Stark Street, Portland, OR

## AVAILABLE SPACE

2,296 SF

## RENTAL RATE

\$22.00/SF/YR NNN

## TRAFFIC COUNTS

SE Stark – 28,634 ADT ('20)

## HIGHLIGHTS

- Existing buildout for a small grocery store includes bathroom, plumbing, counter, and coolers.
- Storage area with a roll up door.
- Parking lot with 9 spaces.
- Gated and fenced side yard.
- Pylon signage opportunity available.

**PLEASE DO NOT DISTURB CURRENT TENANT**



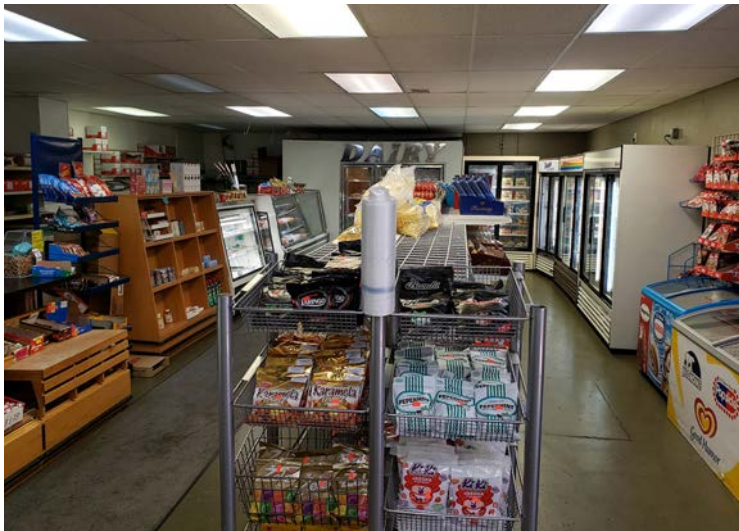
COMMERCIAL  
REALTY ADVISORS  
NORTHWEST LLC

**Sam LeFeber**

503.866.1956 | sam@cra-nw.com

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



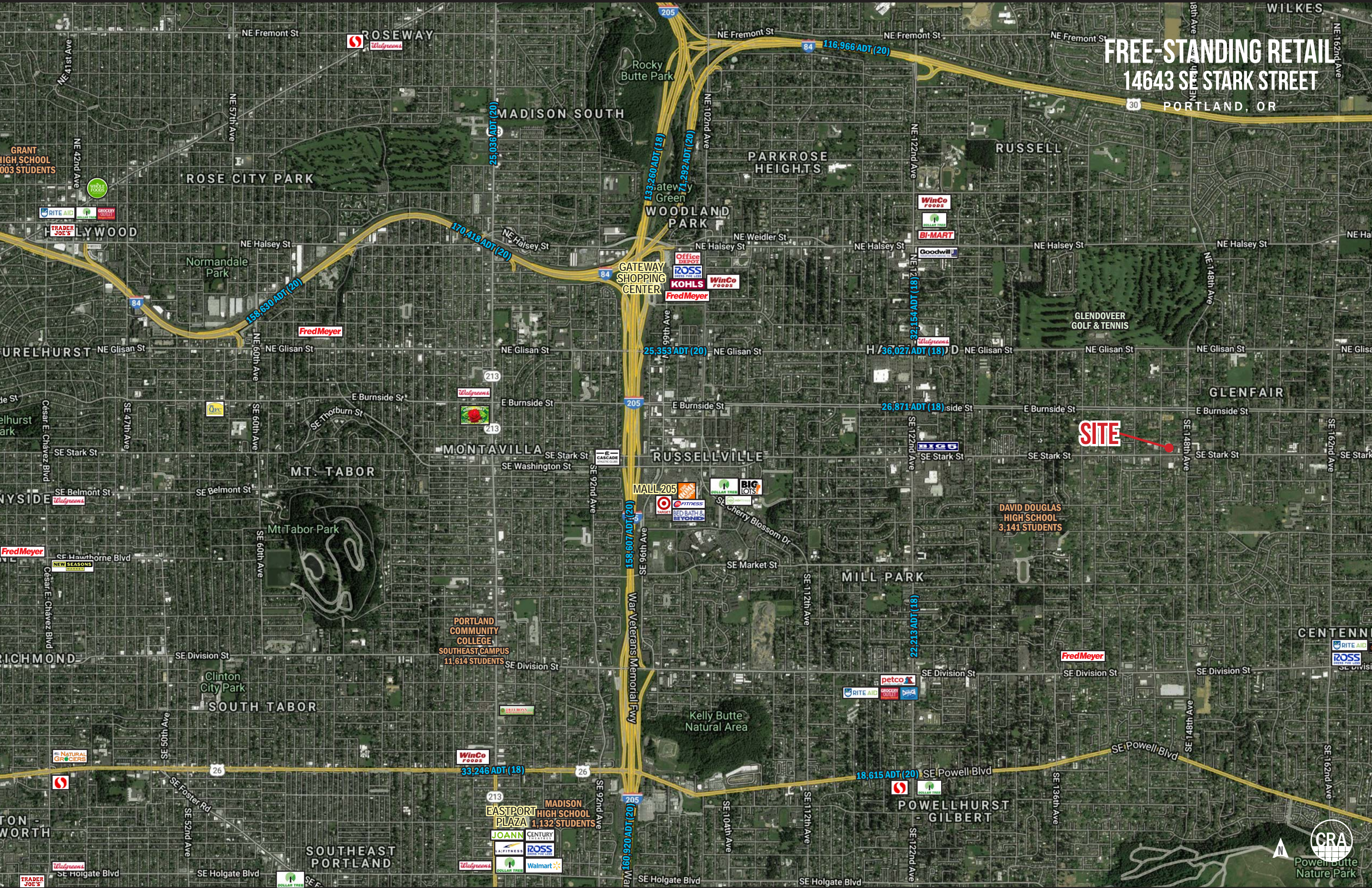




# FREE-STANDING RETAIL

## 14643 SE STARK STREET

PORTLAND, OR



**SITE**





# FREE-STANDING RETAIL

## 14643 SE STARK STREET

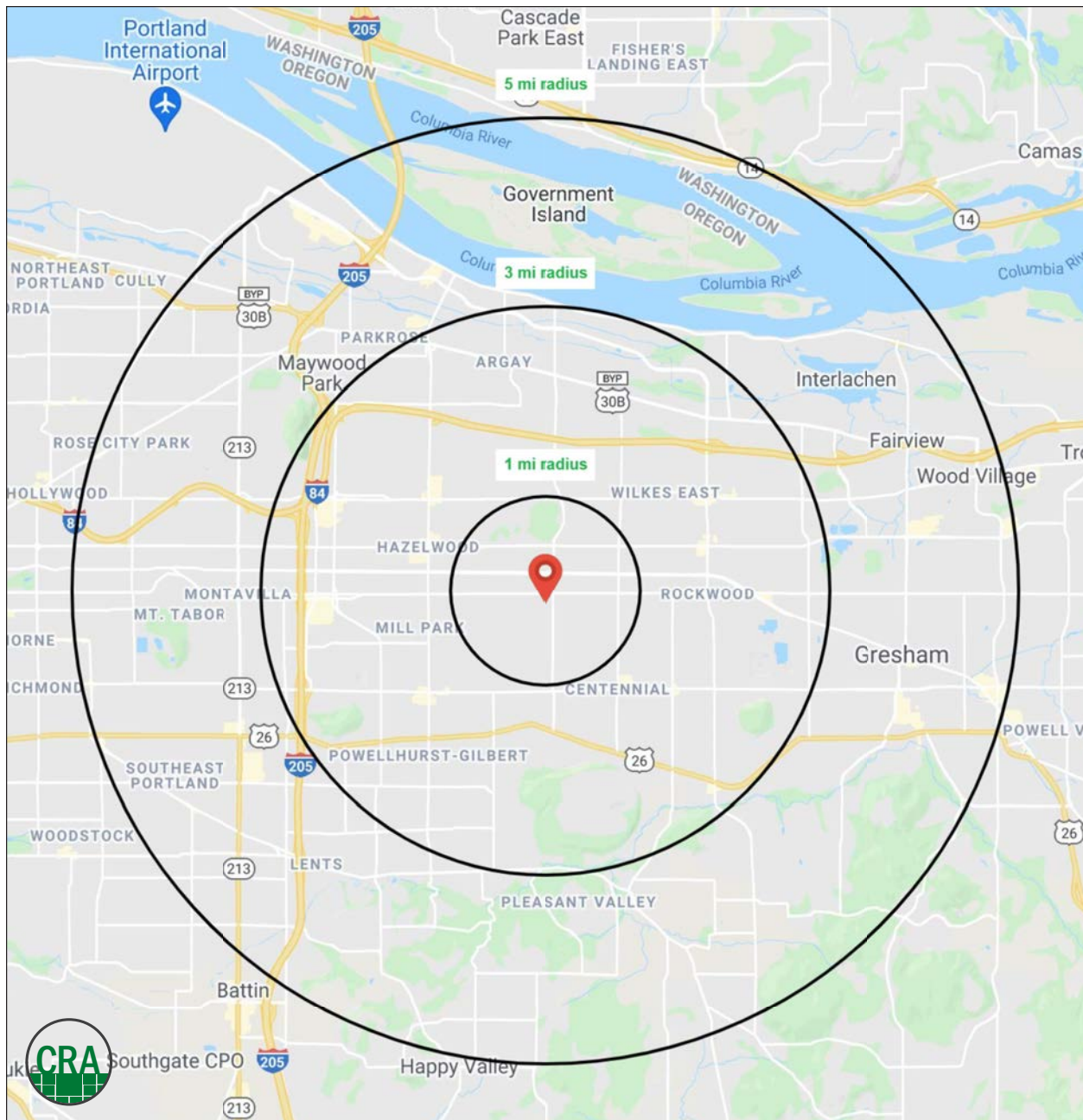
PORTLAND, OR

### DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2021)	1 MILE	3 MILE	5 MILE
Estimated Population 2021	25,643	169,123	351,922
Projected Population 2026	26,106	169,822	354,872
Average HH Income	\$60,584	\$67,127	\$79,476
Median Home Value	\$296,671	\$312,144	\$340,158
Daytime Demographics 16+	12,296	112,124	233,924

## 35.9

Median Age  
1 MILE RADIUS



## Summary Profile

2000-2010 Census, 2021 Estimates with 2026 Projections  
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5194/-122.5123

<b>14643 SE Stark Street</b>	<b>1 mi</b>	<b>3 mi</b>	<b>5 mi</b>
<b>Portland, OR 97233</b>	<b>radius</b>	<b>radius</b>	<b>radius</b>
<b>Population</b>			
2021 Estimated Population	25,643	169,123	351,922
2026 Projected Population	26,106	169,822	354,872
2010 Census Population	22,659	157,214	327,309
2000 Census Population	19,271	135,668	287,240
Projected Annual Growth 2021 to 2026	0.4%	-	0.2%
Historical Annual Growth 2000 to 2021	1.6%	1.2%	1.1%
2021 Median Age	35.9	37.8	38.0
<b>Households</b>			
2021 Estimated Households	9,131	62,875	136,194
2026 Projected Households	9,655	65,482	142,190
2010 Census Households	7,844	56,905	123,416
2000 Census Households	7,069	50,435	108,950
Projected Annual Growth 2021 to 2026	1.1%	0.8%	0.9%
Historical Annual Growth 2000 to 2021	1.4%	1.2%	1.2%
<b>Race and Ethnicity</b>			
2021 Estimated White	63.2%	64.3%	67.6%
2021 Estimated Black or African American	7.5%	6.9%	5.7%
2021 Estimated Asian or Pacific Islander	11.1%	13.0%	12.6%
2021 Estimated American Indian or Native Alaskan	1.3%	1.1%	1.1%
2021 Estimated Other Races	16.9%	14.7%	13.0%
2021 Estimated Hispanic	20.9%	18.2%	15.5%
<b>Income</b>			
2021 Estimated Average Household Income	\$60,584	\$67,127	\$79,476
2021 Estimated Median Household Income	\$53,160	\$57,068	\$66,581
2021 Estimated Per Capita Income	\$21,833	\$25,178	\$30,963
<b>Education (Age 25+)</b>			
2021 Estimated Elementary (Grade Level 0 to 8)	7.7%	7.1%	5.8%
2021 Estimated Some High School (Grade Level 9 to 11)	10.3%	8.3%	6.6%
2021 Estimated High School Graduate	24.6%	26.8%	23.1%
2021 Estimated Some College	25.8%	25.4%	24.2%
2021 Estimated Associates Degree Only	10.4%	8.7%	8.6%
2021 Estimated Bachelors Degree Only	14.5%	15.7%	20.2%
2021 Estimated Graduate Degree	6.8%	8.0%	11.5%
<b>Business</b>			
2021 Estimated Total Businesses	569	5,995	14,741
2021 Estimated Total Employees	3,802	55,349	123,318
2021 Estimated Employee Population per Business	6.7	9.2	8.4
2021 Estimated Residential Population per Business	45.1	28.2	23.9

©2021, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 5/2021, TIGER Geography - RS1

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:*

**SAM LEFEBER** 503.866.1956 | sam@cra-nw.com



KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



**COMMERCIAL  
REALTY ADVISORS  
NORTHWEST LLC**

*Licensed brokers in Oregon & Washington*

📍 15350 SW Sequoia Parkway, Suite 198 • Portland, Oregon 97224



**www.cra-nw.com**



**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.