

# VINTAGE PLACE



—FOR LEASE—

Google

## ADDRESS

865-913 OR Hwy 99W | McMinnville, Oregon

## AVAILABLE SPACE

2,500 SF – 4,500 SF

## RENTAL RATE

Please call for details

## TRAFFIC COUNTS

OR Hwy 99W – 23,703 ADT ('22)

NE McDonald Ln – 4,538 ADT ('22)

## HIGHLIGHTS

- Great visibility from high-traffic Hwy 99W.
- Co-tenant with Aaron's, Pho Brothers, Momiji, Metro PCS, Mikey's Pizzeria, Little Bird Childcare and more.
- Nearby businesses include JoAnn Fabric & Crafts, Staples, Rite Aid, Les Schwab, Safeway, PetCo, Walmart, WinCo, Wilco and many more.
- McMinnville is a historic town in the heart of Oregon's wine country but is also family-friendly where families can enjoy and experience the Evergreen Aviation & Space Museum, Wings & Waves Waterpark and the annual UFO Festival.



COMMERCIAL  
REALTY ADVISORS  
NORTHWEST LLC

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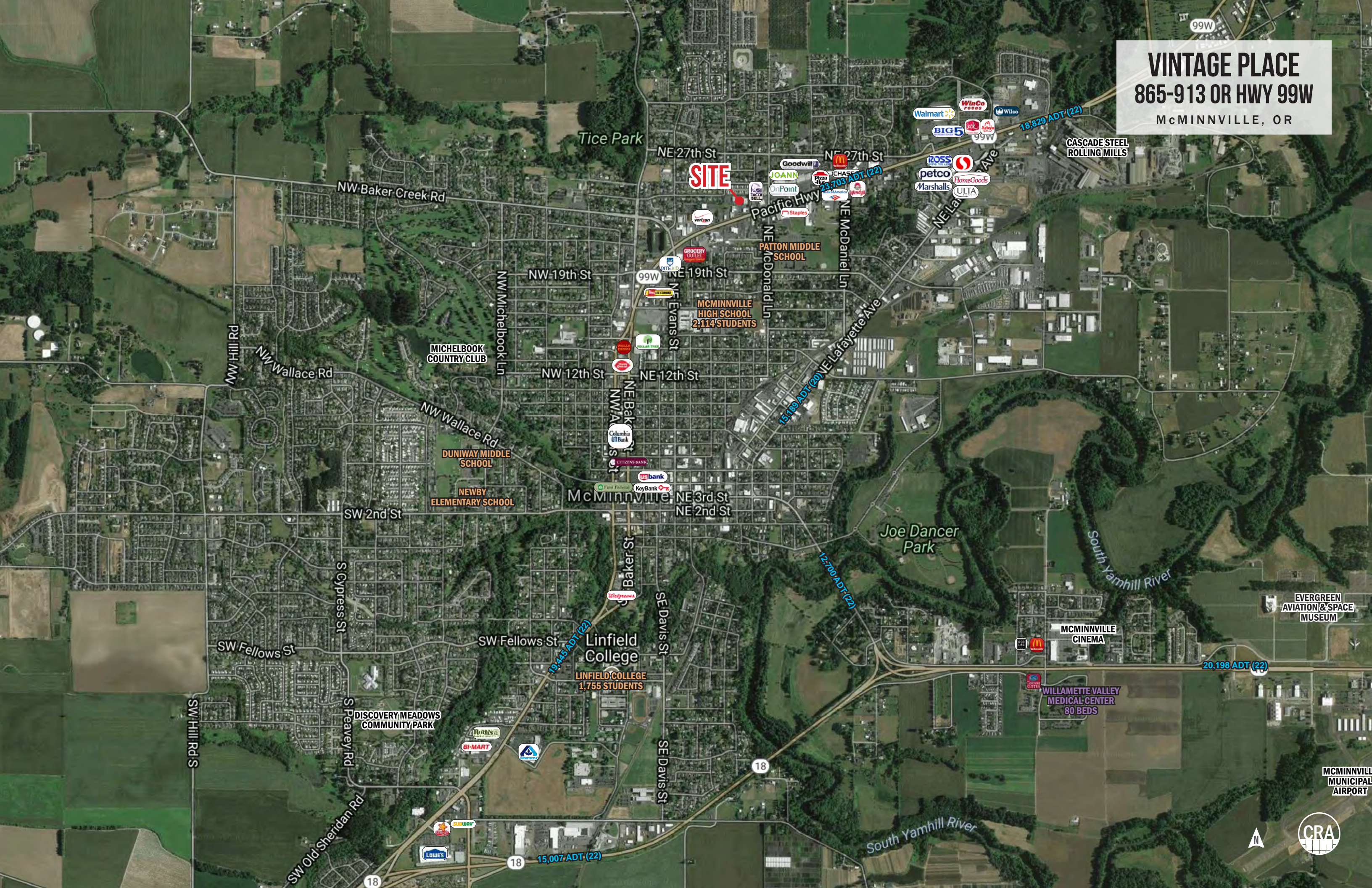
**503.274.0211**  
**www.cra-nw.com**







VINTAGE PLACE  
865-913 OR HWY 99W  
McMINNVILLE, OR





**VINTAGE PLACE**  
**865-913 OR HWY 99W**  
McMINNVILLE, OR

**AVAILABLE**  
**±4,500 SF**

**LEASED!**

**H&R**  
**BLOCK**

*Little Bird*  
CHILD CARE

**Aaron's**

**PAPA**  
**MURPHY'S**

**Armed Forces**  
**Career Center**

**SECURITY**  
and Electronic Solutions

**MIKEY'S PIZZERIA**

**TACO**  
**BELL**

**metro**  
by T-Mobile

**DIET**  
DRINKS

**momiji**

**PLAZA**

23,703 ADT (2022)

Pacific Hwy W

99W

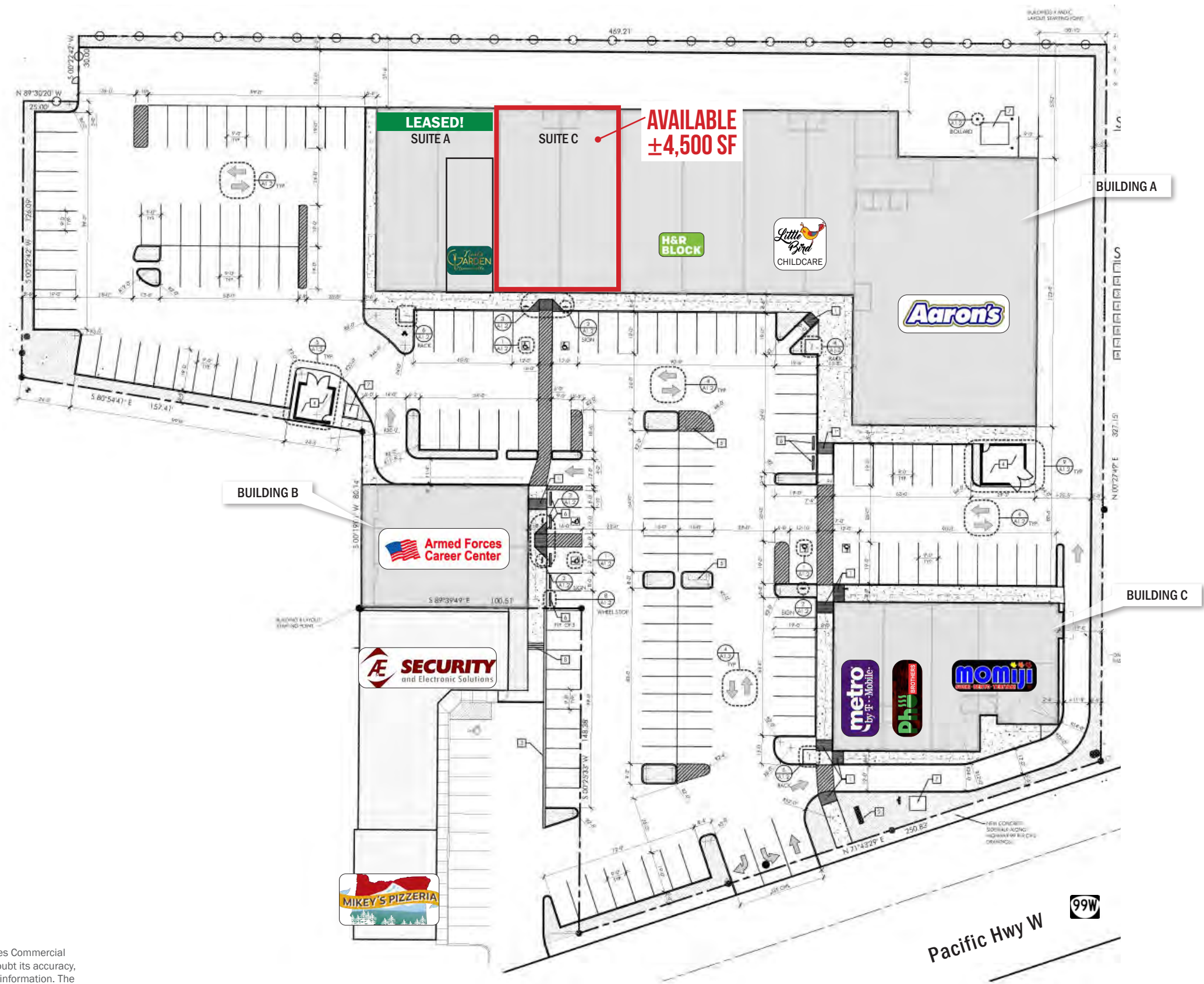
**Nature's Pet**  
MARKET • GROOMING • WASH





SITE PLAN

VINTAGE PLACE  
865-913 OR HWY 99W  
McMINNVILLE, OR

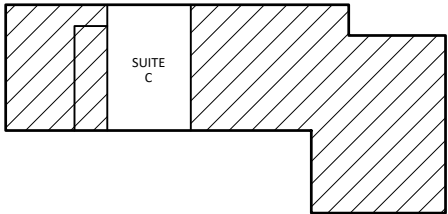
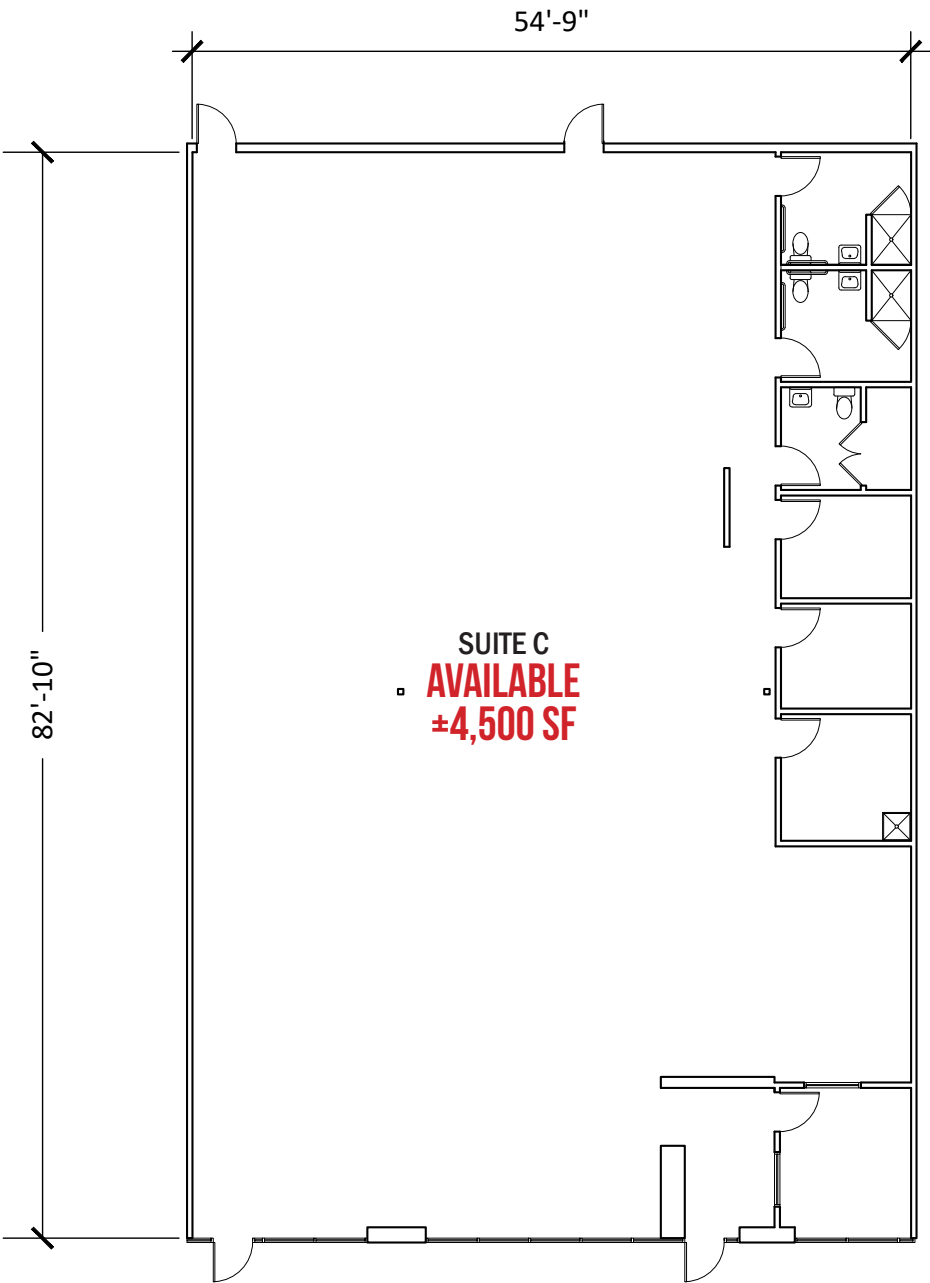


The information contained herein has been obtained from sources Commercial Realty Advisors NW LLC deems reliable. We have no reason to doubt its accuracy, but Commercial Realty Advisors NW LLC does not guarantee the information. The prospective buyer or tenant should carefully verify all information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



VINTAGE PLACE  
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McMINNVILLE, OR

EXISTING FLOOR PLAN | SUITE C



BUILDING KEY PLAN  
1/128" = 1'-0"



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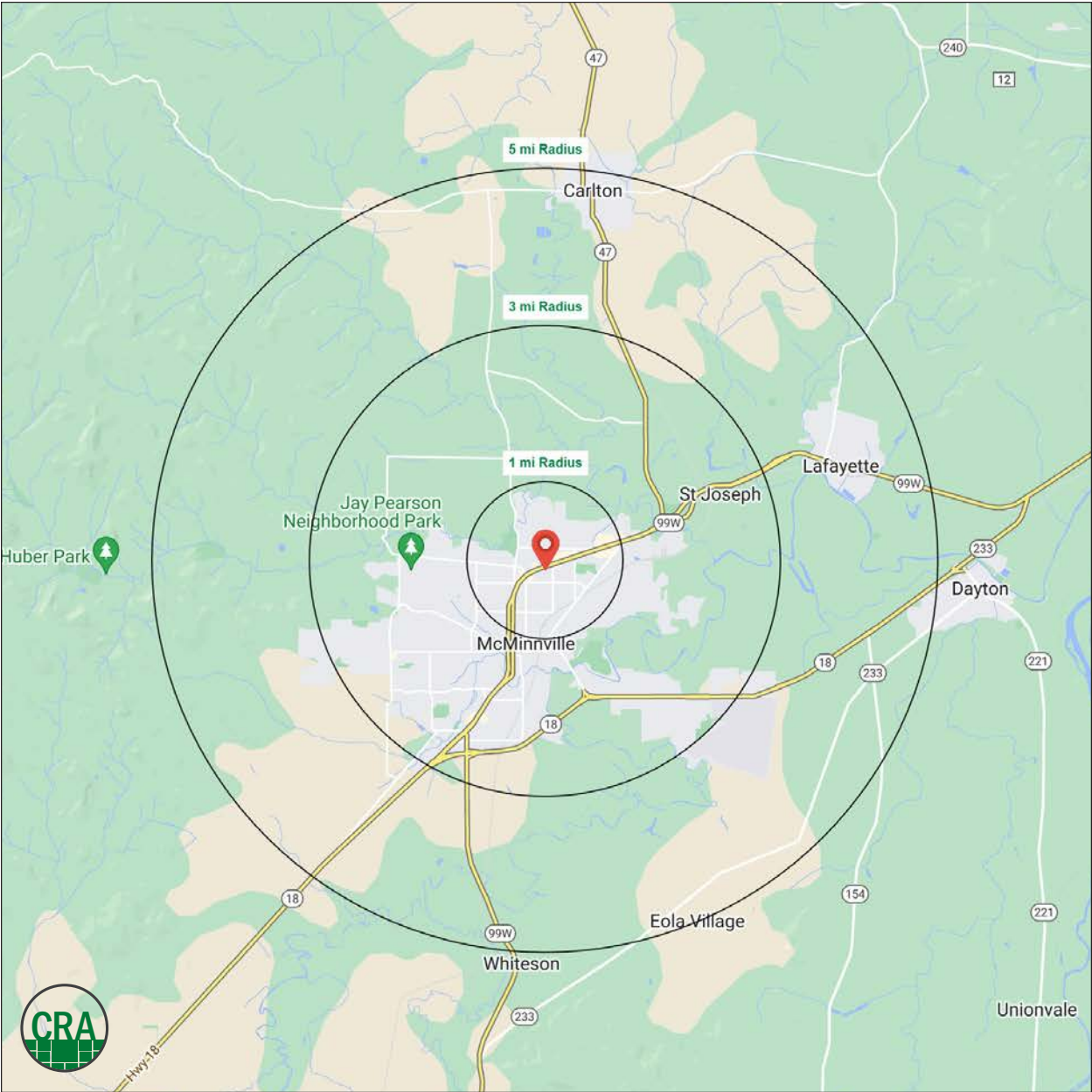
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865-913 OR HWY 99W  
McMINNVILLE, OR

DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2024)	1 MILE	3 MILE	5 MILE
Estimated Population 2024	10,644	35,951	45,791
Projected Population 2029	11,087	36,706	46,756
Average HH Income	\$86,468	\$98,030	\$101,585
Median Home Value	\$418,876	\$399,184	\$402,926
Median Age	39.4	39.4	39.1
Daytime Demographics 16+	9,956	29,077	34,205

**\$98,030**

Average Household Income  
3 MILE RADIUS



## Summary Profile

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



Lat/Lon: 45.2257/-123.1891

Vintage Place McMinnville, OR 97128	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2024 Estimated Population	10,644	35,951	45,791
2029 Projected Population	11,087	36,706	46,756
2020 Census Population	10,505	35,133	44,921
2010 Census Population	9,950	33,047	41,648
Projected Annual Growth 2024 to 2029	0.8%	0.4%	0.4%
Historical Annual Growth 2010 to 2024	0.5%	0.6%	0.7%
2024 Median Age	39.4	39.4	39.1
<b>Households</b>			
2024 Estimated Households	4,176	13,535	16,975
2029 Projected Households	4,391	13,916	17,453
2020 Census Households	3,926	12,816	16,140
2010 Census Households	3,718	12,020	14,933
Projected Annual Growth 2024 to 2029	1.0%	0.6%	0.6%
Historical Annual Growth 2010 to 2024	0.9%	0.9%	1.0%
<b>Race and Ethnicity</b>			
2024 Estimated White	76.2%	78.8%	78.9%
2024 Estimated Black or African American	1.2%	0.9%	0.9%
2024 Estimated Asian or Pacific Islander	1.9%	1.8%	1.9%
2024 Estimated American Indian or Native Alaskan	1.4%	1.1%	1.1%
2024 Estimated Other Races	19.4%	17.4%	17.1%
2024 Estimated Hispanic	23.0%	19.5%	19.2%
<b>Income</b>			
2024 Estimated Average Household Income	\$86,468	\$98,030	\$101,585
2024 Estimated Median Household Income	\$66,774	\$70,252	\$72,647
2024 Estimated Per Capita Income	\$34,225	\$37,358	\$38,023
<b>Education (Age 25+)</b>			
2024 Estimated Elementary (Grade Level 0 to 8)	4.4%	5.1%	5.0%
2024 Estimated Some High School (Grade Level 9 to 11)	8.2%	7.5%	7.2%
2024 Estimated High School Graduate	26.3%	23.9%	24.5%
2024 Estimated Some College	26.7%	28.3%	28.8%
2024 Estimated Associates Degree Only	8.7%	7.9%	7.8%
2024 Estimated Bachelors Degree Only	15.9%	16.7%	16.6%
2024 Estimated Graduate Degree	9.7%	10.6%	10.0%
<b>Business</b>			
2024 Estimated Total Businesses	641	1,743	2,018
2024 Estimated Total Employees	5,500	14,548	16,331
2024 Estimated Employee Population per Business	8.6	8.3	8.1
2024 Estimated Residential Population per Business	16.6	20.6	22.7



*For more information, please contact:*

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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REALTY ADVISORS  
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