



PORTLAND MERCADO

FOR LEASE > PORTLAND, OR



REPRESENTATIVE IMAGE

“La comunidad es la memoria viva de un pueblo, es el lazo que nos une al pasado y la fuerza que nos impulsa hacia el futuro.” *Carlos Fuentes, Mexican novelist*

☀️

“Community is the living memory of the people, it is the bond that connects us to the past and the force that drives us towards the future.”

ADDRESS

7238 SE Foster Rd, Portland, OR 97206

AVAILABLE

172 SF - 1,501 SF

RENTAL RANGE

\$1,200 - \$3,200/month

TRAFFIC COUNTS

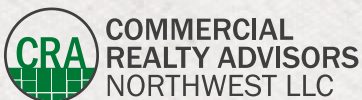
SE Foster Rd - 17,793 ADT ('24)

SE 72nd Ave - 6,343 ADT ('25)



HIGHLIGHTS

- The iconic Portland Mercado is back! Hacienda Community Development Corporation and partners, along with tremendous community support have brought back the Portland Mercado, a beloved community destination in the Foster-Powell neighborhood. In January of 2024, a fire destroyed a portion of the property. After many months of re-construction and planning, the Mercado is being rebuilt with numerous updates and will continue to serve as a hub for this tight-knit community. What was once a used car lot along the border of Mt. Scott-Arleta and Foster-Powell neighborhoods is now once again being transformed into the vibrant, food and culture destination.
- Restaurant/Bar/Rooftop Deck and Retail spaces available for lease with shared common areas and kitchen.
- Shared kitchen and market hall concept opportunities.
- Future Food Cart Exterior opportunities
- On-site off-street parking available for customers
- Exterior outdoor amenity and seating spaces
- Delivery Summer 2026.
- Please call to schedule tours and for more information.



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MERCADO

7238 SE FOSTER ROAD
PORTLAND, OR

IMAGES

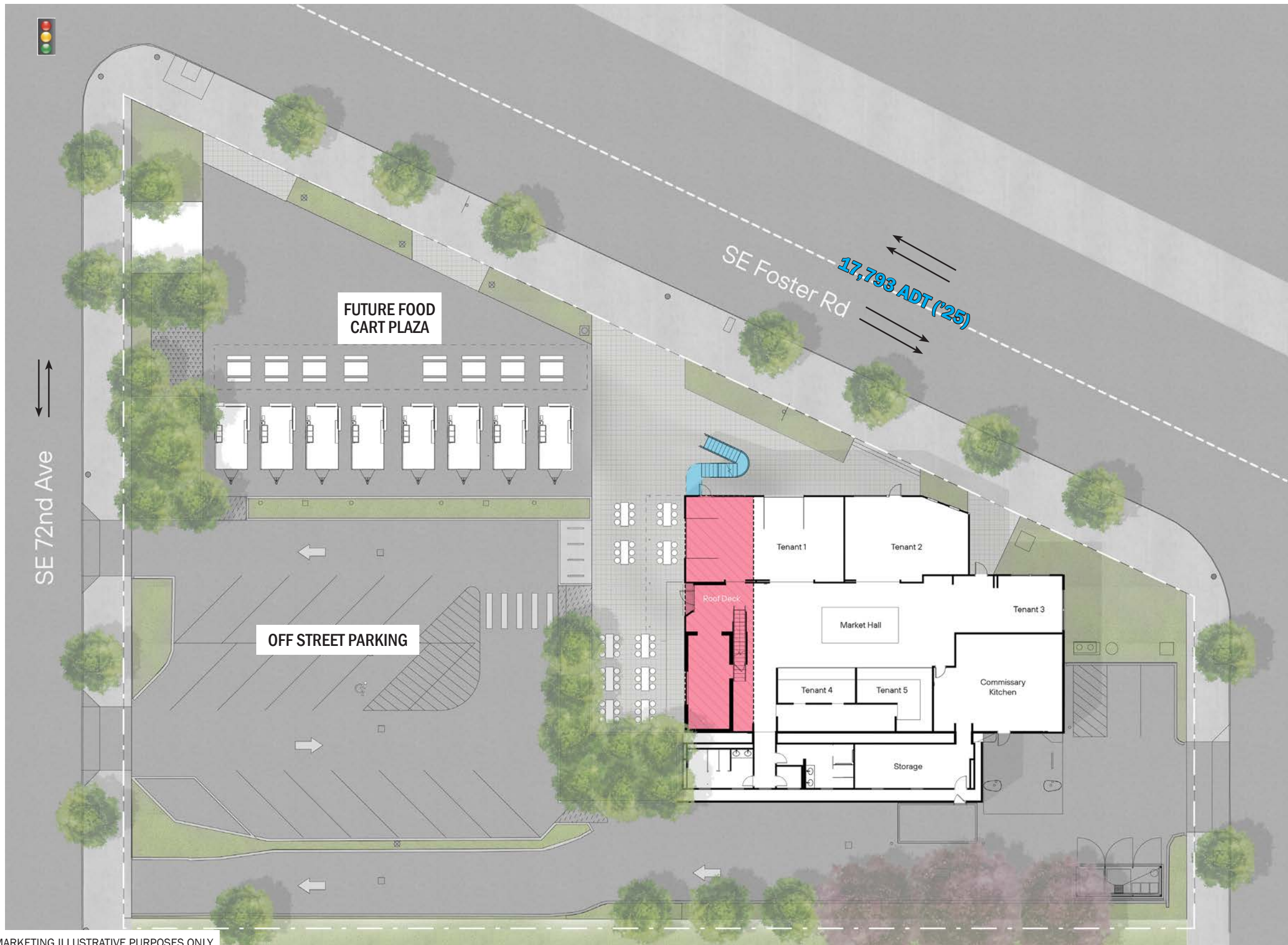


REPRESENTATIVE IMAGE



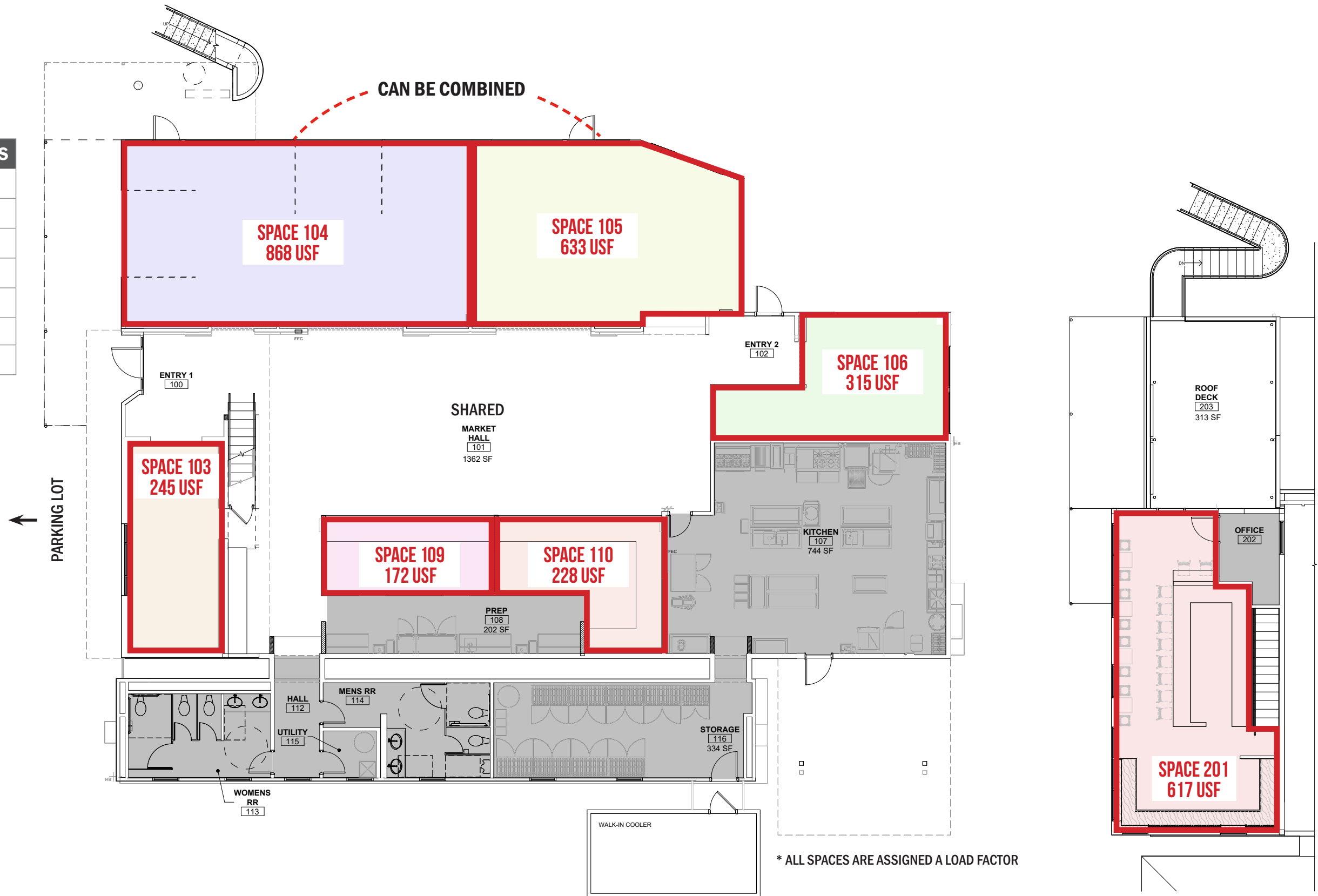
EXTERIOR 2015





SITE PLAN

TENANT	SF	MONTHLY RENTS
1 - 104	868	\$3,200
2 - 105	633	\$2,700
3 - 106	315	\$1,500
4 - 109	172	\$1,200
5 - 110	228	\$1,200
6 - 103	245	\$1,800
Upstairs Bar - 201	617	\$2,500



1 FIRST FLOOR PLAN
 3/16" = 1'-0"

2 SECOND FLOOR PLAN
 3/16" = 1'-0"
 SITE PLAN FOR MARKETING ILLUSTRATIVE PURPOSES ONLY



Summary Profile

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



Lat/Lon: 45.486/-122.5883

Mercado	1 mi radius	2 mi radius	3 mi radius
Portland, OR 97206			
Population			
2025 Estimated Population	26,400	89,514	191,373
2030 Projected Population	25,536	86,852	186,683
2020 Census Population	28,166	94,092	199,617
2010 Census Population	25,765	86,608	183,986
Projected Annual Growth 2025 to 2030	-0.7%	-0.6%	-0.5%
Historical Annual Growth 2010 to 2025	0.2%	0.2%	0.3%
2025 Median Age	37.8	38.0	38.3
Households			
2025 Estimated Households	10,955	36,762	79,641
2030 Projected Households	10,651	35,878	78,223
2020 Census Households	11,112	37,145	80,185
2010 Census Households	10,267	34,304	74,240
Projected Annual Growth 2025 to 2030	-0.6%	-0.5%	-0.4%
Historical Annual Growth 2010 to 2025	0.4%	0.5%	0.5%
Race and Ethnicity			
2025 Estimated White	68.4%	68.9%	70.9%
2025 Estimated Black or African American	4.3%	4.3%	4.5%
2025 Estimated Asian or Pacific Islander	13.6%	12.6%	10.9%
2025 Estimated American Indian or Native Alaskan	0.8%	0.8%	0.8%
2025 Estimated Other Races	12.9%	13.4%	12.8%
2025 Estimated Hispanic	12.0%	12.5%	12.1%
Income			
2025 Estimated Average Household Income	\$113,866	\$122,609	\$125,248
2025 Estimated Median Household Income	\$93,878	\$95,635	\$99,398
2025 Estimated Per Capita Income	\$47,433	\$50,604	\$52,405
Education (Age 25+)			
2025 Estimated Elementary (Grade Level 0 to 8)	4.0%	3.9%	3.4%
2025 Estimated Some High School (Grade Level 9 to 11)	3.5%	4.0%	4.2%
2025 Estimated High School Graduate	18.0%	18.4%	17.8%
2025 Estimated Some College	18.3%	18.3%	18.8%
2025 Estimated Associates Degree Only	8.0%	7.7%	7.9%
2025 Estimated Bachelors Degree Only	30.2%	30.0%	30.2%
2025 Estimated Graduate Degree	18.0%	17.7%	17.8%
Business			
2025 Estimated Total Businesses	1,225	3,956	9,497
2025 Estimated Total Employees	5,934	21,799	61,589
2025 Estimated Employee Population per Business	4.8	5.5	6.5
2025 Estimated Residential Population per Business	21.6	22.6	20.2

For more information, please contact:

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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