

BURNSIDE RETAIL CENTER

NW BURNSIDE RD AND NW EASTMAN PKWY

5,010 SF AVAILABLE FOR LEASE



PROPERTY HIGHLIGHTS

- 5,010 SF of prime freestanding retail space available
- Excellent signage
- “Main and Main” hard corner location at Burnside and Eastman Pkwy
- High traffic intersection with approx. 50,000 cars per day
- Strong retail trade area with multiple shopping centers nearby

Surrounding Retailers



BROCK SWITZER: brock@hsmPacific.com
(503) 245-1400

CHAINLINKS
RETAIL ADVISORS



4260 Galewood St. Suite B, Lake Oswego, OR 97035

BURNSIDE RETAIL CENTER



Demographics



- 1 MILE – 18,296
- 3 MILE – 138,563
- 5 MILE – 222,743



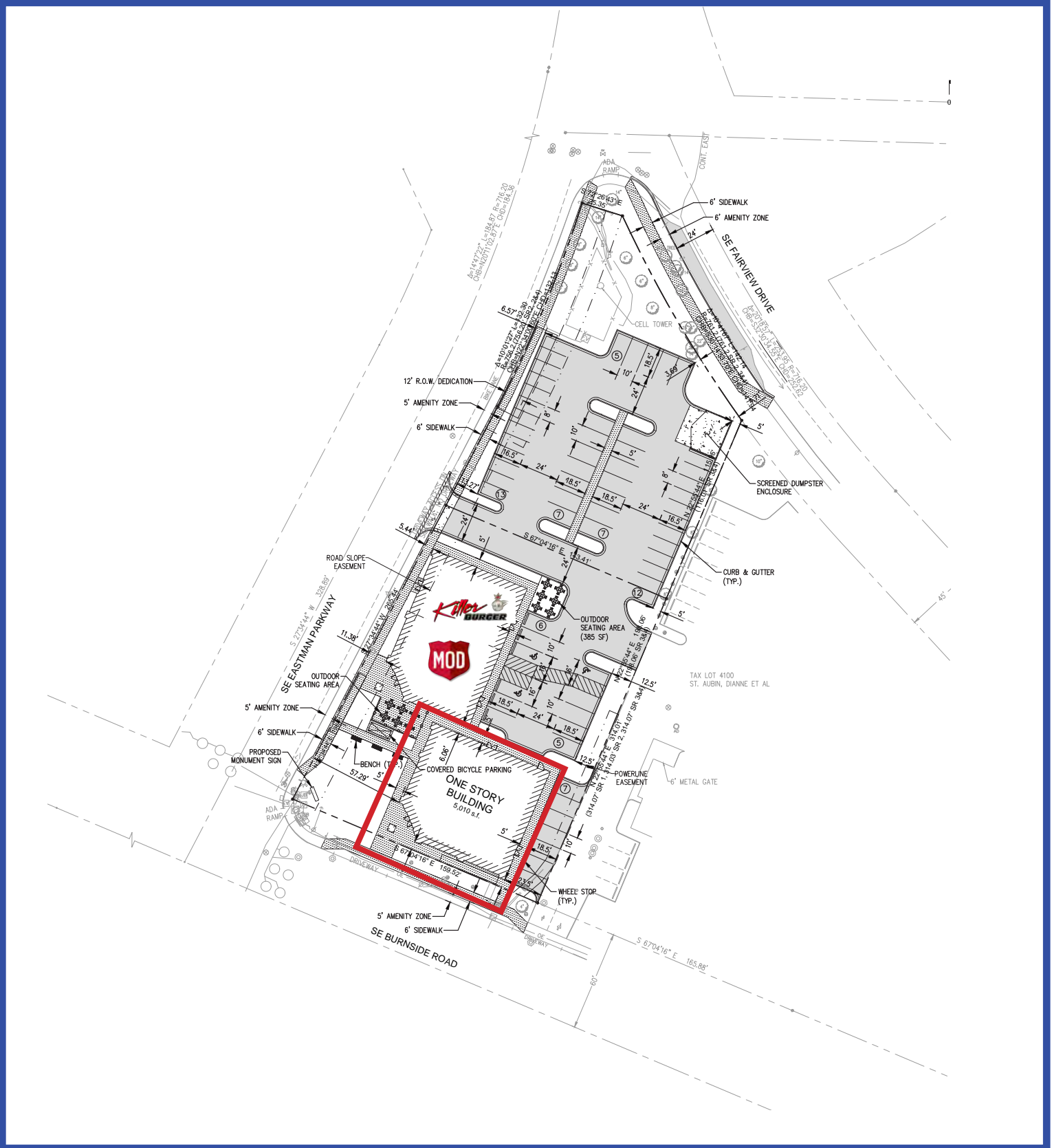
- 1 MILE – \$72,976
- 3 MILE – \$78,323
- 5 MILE – \$81,238



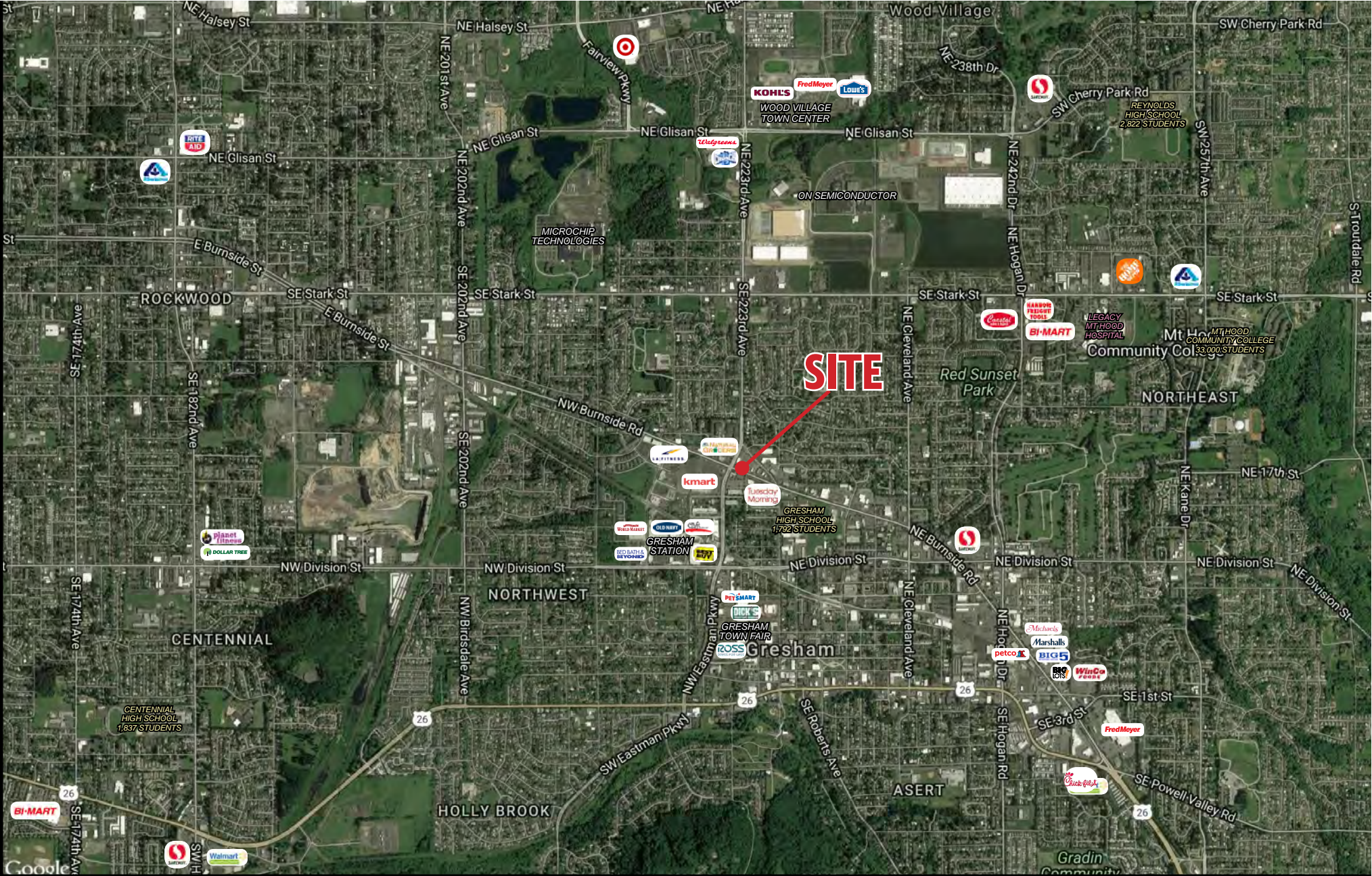
- 1 MILE – 12,152
- 3 MILE – 46,318
- 5 MILE – 71,521

BROCK SWITZER: brock@hsmacific.com
(503) 245-1400

SITE PLAN



GRESHAM, OR



Brock Switzer
brock@hsm Pacific.com

503-245-1400 | www.hsm Pacific.com | 4260 Galewood St. Ste B, Lake Oswego, OR



Full Profile

2010-2020 Census, 2022 Estimates with 2027 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5099/-122.4341

381 NW Burnside Rd Gresham, OR 97030	1 mi radius	3 mi radius	5 mi radius
Population			
2022 Estimated Population	18,296	138,563	222,743
2027 Projected Population	17,988	138,232	222,271
2020 Census Population	18,795	140,574	226,383
2010 Census Population	17,235	130,560	210,645
Projected Annual Growth 2022 to 2027	-0.3%	-	-
Historical Annual Growth 2010 to 2022	0.5%	0.5%	0.5%
Households			
2022 Estimated Households	7,362	50,368	80,164
2027 Projected Households	7,326	50,891	81,052
2020 Census Households	7,520	50,942	81,188
2010 Census Households	7,074	47,712	76,158
Projected Annual Growth 2022 to 2027	-	0.2%	0.2%
Historical Annual Growth 2010 to 2022	0.3%	0.5%	0.4%
Age			
2022 Est. Population Under 10 Years	10.9%	11.8%	12.0%
2022 Est. Population 10 to 19 Years	12.0%	13.7%	13.7%
2022 Est. Population 20 to 29 Years	14.5%	13.0%	12.5%
2022 Est. Population 30 to 44 Years	22.2%	22.6%	22.4%
2022 Est. Population 45 to 59 Years	18.9%	19.5%	19.5%
2022 Est. Population 60 to 74 Years	15.5%	14.5%	14.6%
2022 Est. Population 75 Years or Over	6.1%	4.9%	5.3%
2022 Est. Median Age	37.5	36.7	37.1
Marital Status & Gender			
2022 Est. Male Population	47.9%	49.2%	49.3%
2022 Est. Female Population	52.1%	50.8%	50.7%
2022 Est. Never Married	38.4%	35.7%	35.6%
2022 Est. Now Married	37.3%	43.1%	42.8%
2022 Est. Separated or Divorced	18.3%	16.9%	17.1%
2022 Est. Widowed	6.0%	4.3%	4.5%
Income			
2022 Est. HH Income \$200,000 or More	3.5%	4.1%	4.8%
2022 Est. HH Income \$150,000 to \$199,999	4.2%	6.0%	6.6%
2022 Est. HH Income \$100,000 to \$149,999	16.2%	17.4%	16.9%
2022 Est. HH Income \$75,000 to \$99,999	15.3%	15.3%	14.6%
2022 Est. HH Income \$50,000 to \$74,999	19.9%	19.8%	19.7%
2022 Est. HH Income \$35,000 to \$49,999	11.8%	13.4%	13.2%
2022 Est. HH Income \$25,000 to \$34,999	10.0%	8.5%	8.7%
2022 Est. HH Income \$15,000 to \$24,999	9.0%	6.3%	6.7%
2022 Est. HH Income Under \$15,000	10.0%	9.2%	8.9%
2022 Est. Average Household Income	\$72,976	\$78,323	\$81,238
2022 Est. Median Household Income	\$62,685	\$67,642	\$68,322
2022 Est. Per Capita Income	\$29,627	\$28,670	\$29,461
2022 Est. Total Businesses	1,363	5,021	8,125
2022 Est. Total Employees	12,152	46,318	71,521

Full Profile

2010-2020 Census, 2022 Estimates with 2027 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5099/-122.4341

381 NW Burnside Rd		1 mi radius	3 mi radius	5 mi radius
Gresham, OR 97030				
Race				
2022 Est. White		68.1%	65.7%	63.5%
2022 Est. Black		5.0%	5.4%	6.7%
2022 Est. Asian or Pacific Islander		6.0%	7.6%	10.2%
2022 Est. American Indian or Alaska Native		1.4%	1.4%	1.3%
2022 Est. Other Races		19.4%	19.9%	18.3%
Hispanic				
2022 Est. Hispanic Population		3,793	29,690	43,473
2022 Est. Hispanic Population		20.7%	21.4%	19.5%
2027 Proj. Hispanic Population		20.8%	21.4%	19.5%
2020 Hispanic Population		22.4%	23.2%	20.7%
Education (Adults 25 & Older)				
2022 Est. Adult Population (25 Years or Over)		12,893	95,135	153,012
2022 Est. Elementary (Grade Level 0 to 8)		3.8%	5.9%	5.7%
2022 Est. Some High School (Grade Level 9 to 11)		5.3%	6.2%	6.5%
2022 Est. High School Graduate		27.2%	26.3%	26.1%
2022 Est. Some College		25.0%	25.7%	25.4%
2022 Est. Associate Degree Only		11.4%	10.6%	10.3%
2022 Est. Bachelor Degree Only		17.0%	16.1%	16.5%
2022 Est. Graduate Degree		10.4%	9.1%	9.4%
Housing				
2022 Est. Total Housing Units		7,701	52,647	84,268
2022 Est. Owner-Occupied		45.0%	54.8%	56.7%
2022 Est. Renter-Occupied		50.6%	40.9%	38.4%
2022 Est. Vacant Housing		4.4%	4.3%	4.9%
Homes Built by Year				
2022 Homes Built 2010 or later		9.9%	9.0%	9.2%
2022 Homes Built 2000 to 2009		11.2%	11.0%	11.2%
2022 Homes Built 1990 to 1999		8.8%	11.6%	11.3%
2022 Homes Built 1980 to 1989		10.2%	11.1%	10.5%
2022 Homes Built 1970 to 1979		18.1%	19.0%	17.4%
2022 Homes Built 1960 to 1969		12.4%	9.8%	10.2%
2022 Homes Built 1950 to 1959		7.3%	8.1%	9.0%
2022 Homes Built Before 1949		17.7%	16.1%	16.4%
Home Values				
2022 Home Value \$1,000,000 or More		3.2%	3.0%	3.3%
2022 Home Value \$500,000 to \$999,999		27.0%	26.0%	27.5%
2022 Home Value \$400,000 to \$499,999		25.6%	23.7%	24.5%
2022 Home Value \$300,000 to \$399,999		26.7%	27.7%	26.6%
2022 Home Value \$200,000 to \$299,999		10.0%	9.0%	8.6%
2022 Home Value \$150,000 to \$199,999		1.4%	1.3%	1.4%
2022 Home Value \$100,000 to \$149,999		0.8%	0.8%	0.8%
2022 Home Value \$50,000 to \$99,999		2.0%	3.0%	2.6%
2022 Home Value \$25,000 to \$49,999		1.2%	2.8%	2.3%
2022 Home Value Under \$25,000		2.0%	2.6%	2.3%
2022 Median Home Value		\$419,920	\$404,094	\$417,585
2022 Median Rent		\$1,223	\$1,212	\$1,201

Full Profile

2010-2020 Census, 2022 Estimates with 2027 Projections
 Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5099/-122.4341

381 NW Burnside Rd Gresham, OR 97030	1 mi radius	3 mi radius	5 mi radius
Labor Force			
2022 Est. Labor Population Age 16 Years or Over	14,961	110,370	176,795
2022 Est. Civilian Employed	64.0%	63.7%	62.3%
2022 Est. Civilian Unemployed	2.0%	2.7%	2.6%
2022 Est. in Armed Forces	-	-	-
2022 Est. not in Labor Force	34.0%	33.6%	35.0%
2022 Labor Force Males	47.2%	48.6%	48.7%
2022 Labor Force Females	52.8%	51.4%	51.3%
Occupation			
2022 Occupation: Population Age 16 Years or Over	9,571	70,336	110,210
2022 Mgmt, Business, & Financial Operations	11.6%	14.1%	13.9%
2022 Professional, Related	28.5%	22.6%	22.5%
2022 Service	17.9%	17.2%	17.3%
2022 Sales, Office	21.0%	20.1%	19.9%
2022 Farming, Fishing, Forestry	0.4%	0.7%	0.5%
2022 Construction, Extraction, Maintenance	6.9%	8.7%	8.7%
2022 Production, Transport, Material Moving	13.7%	16.5%	17.2%
2022 White Collar Workers	61.1%	56.9%	56.3%
2022 Blue Collar Workers	38.9%	43.1%	43.7%
Transportation to Work			
2022 Drive to Work Alone	53.8%	54.6%	54.3%
2022 Drive to Work in Carpool	7.9%	8.2%	8.6%
2022 Travel to Work by Public Transportation	3.2%	2.8%	2.8%
2022 Drive to Work on Motorcycle	-	0.1%	0.1%
2022 Walk or Bicycle to Work	4.8%	3.3%	3.1%
2022 Other Means	0.8%	0.9%	1.0%
2022 Work at Home	29.5%	30.1%	30.0%
Travel Time			
2022 Travel to Work in 14 Minutes or Less	32.6%	25.1%	22.6%
2022 Travel to Work in 15 to 29 Minutes	37.6%	38.9%	42.0%
2022 Travel to Work in 30 to 59 Minutes	22.4%	28.3%	28.3%
2022 Travel to Work in 60 Minutes or More	7.4%	7.6%	7.1%
2022 Average Travel Time to Work	20.0	22.0	22.3
Consumer Expenditure			
2022 Est. Total Household Expenditure	\$414.19 M	\$2.97 B	\$4.85 B
2022 Est. Apparel	\$14.5 M	\$104.72 M	\$171.25 M
2022 Est. Contributions, Gifts	\$22.82 M	\$165.18 M	\$271.59 M
2022 Est. Education, Reading	\$12.57 M	\$92.15 M	\$152.18 M
2022 Est. Entertainment	\$23.06 M	\$167.15 M	\$273.53 M
2022 Est. Food, Beverages, Tobacco	\$64.31 M	\$459.72 M	\$749.13 M
2022 Est. Furnishings, Equipment	\$14.36 M	\$104.02 M	\$170.11 M
2022 Est. Health Care, Insurance	\$38.2 M	\$273.04 M	\$445.59 M
2022 Est. Household Operations, Shelter, Utilities	\$135.38 M	\$965.54 M	\$1.58 B
2022 Est. Miscellaneous Expenses	\$7.79 M	\$56 M	\$91.54 M
2022 Est. Personal Care	\$5.57 M	\$39.93 M	\$65.19 M
2022 Est. Transportation	\$75.63 M	\$545.72 M	\$889.32 M

©2022, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 11/2022, TIGER Geography - RF1

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.