

# HOLLYWOOD DISTRICT

4030 NE HALSEY ST., PORTLAND, OR



## 45,926 SF of Anchor Space For Lease

- Excellent retail space, visibility to I-84 with over 75,000 cars per day.
- 125 exclusive parking stalls, 100 of the stalls are located in a secure parking garage below store.
- Located adjacent to one of Portland's highest volume Trader Joe's.
- Surrounded by dense neighborhood residential and strong daytime employment.
- One minute walk to Hollywood/ NE 42nd transit station.

### DEMOGRAPHICS



1 MILE - 26,108  
3 MILE - 221,504  
5 MILE - 461,593



AVERAGE  
1 MILE - \$173,260  
3 MILE - \$139,298  
5 MILE - \$131,979



1 MILE - 12,268  
3 MILE - 156,761  
5 MILE - 334,840

FOR LEASING INFORMATION CONTACT:

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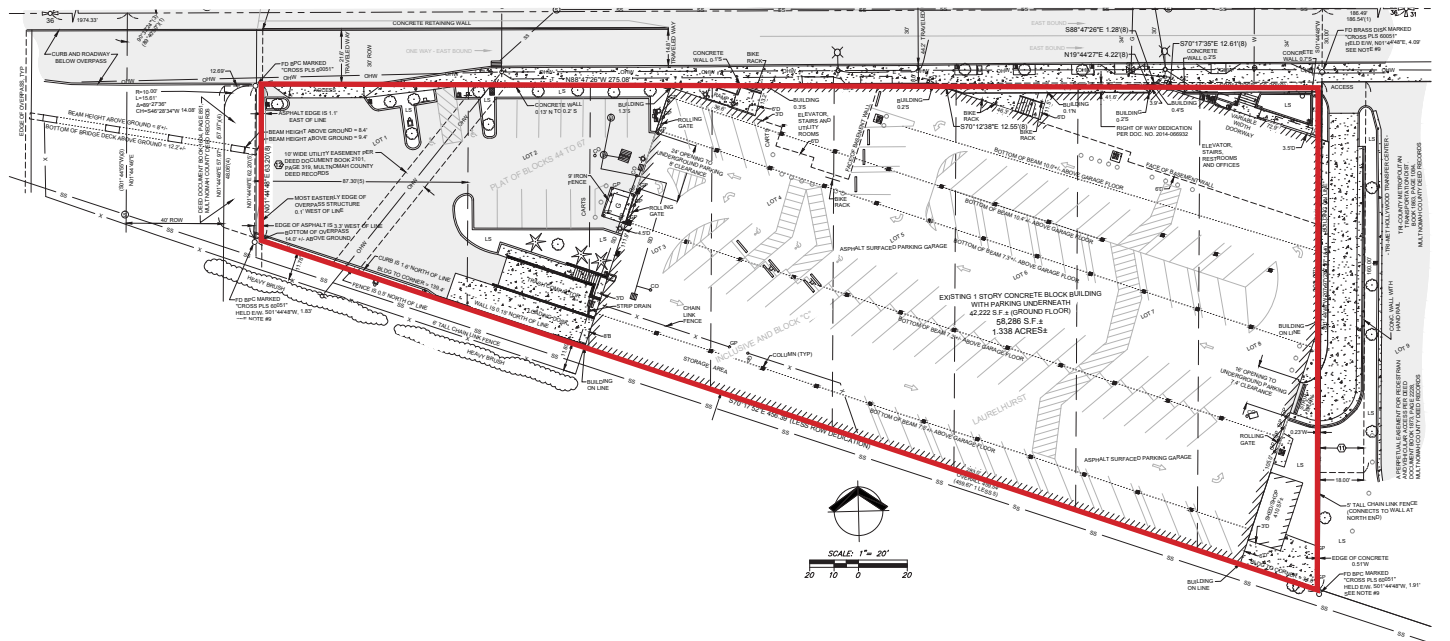
**Brock Switzer**  
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# Site Aerial



# Garage/ Parking Plan





# Aerial



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