

# Freestanding Building with Rare Drive-Thru Window

1502 SE MORRISON STREET, PORTLAND, OR 97214



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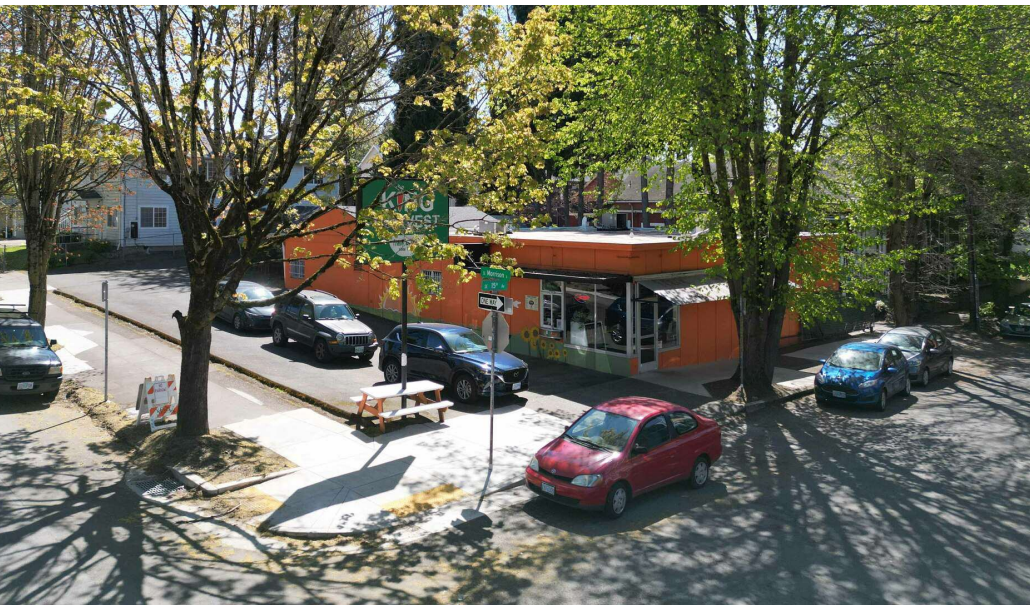
FOR LEASE

 **MACADAM  
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COMMERCIAL REAL ESTATE SERVICES



# FOR LEASE

1502 SE Morrison St, Portland, OR 97214



## PROPERTY DESCRIPTION

Unique freestanding building equipped with 4 freezers/coolers, food prep, and storage areas, with retail counter and rare drive-thru window. There are existing kettles sitting under a large exhaust hood that can be purchased in accordance with the Lease.

## PROPERTY HIGHLIGHTS

- Food and beverage infrastructure
- Rare permitted drive through
- CM2 Zoning
- Off-Street Parking
- Pylon Signage on Morrison

## OFFERING SUMMARY

Lease Rate:	\$6,500.00 per month (NNN)
Lot Size:	9,995 SF
Building Size:	3,602 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	1,699	4,967	15,332
Total Population	2,805	8,432	26,442
Average HH Income	\$82,847	\$79,657	\$79,767

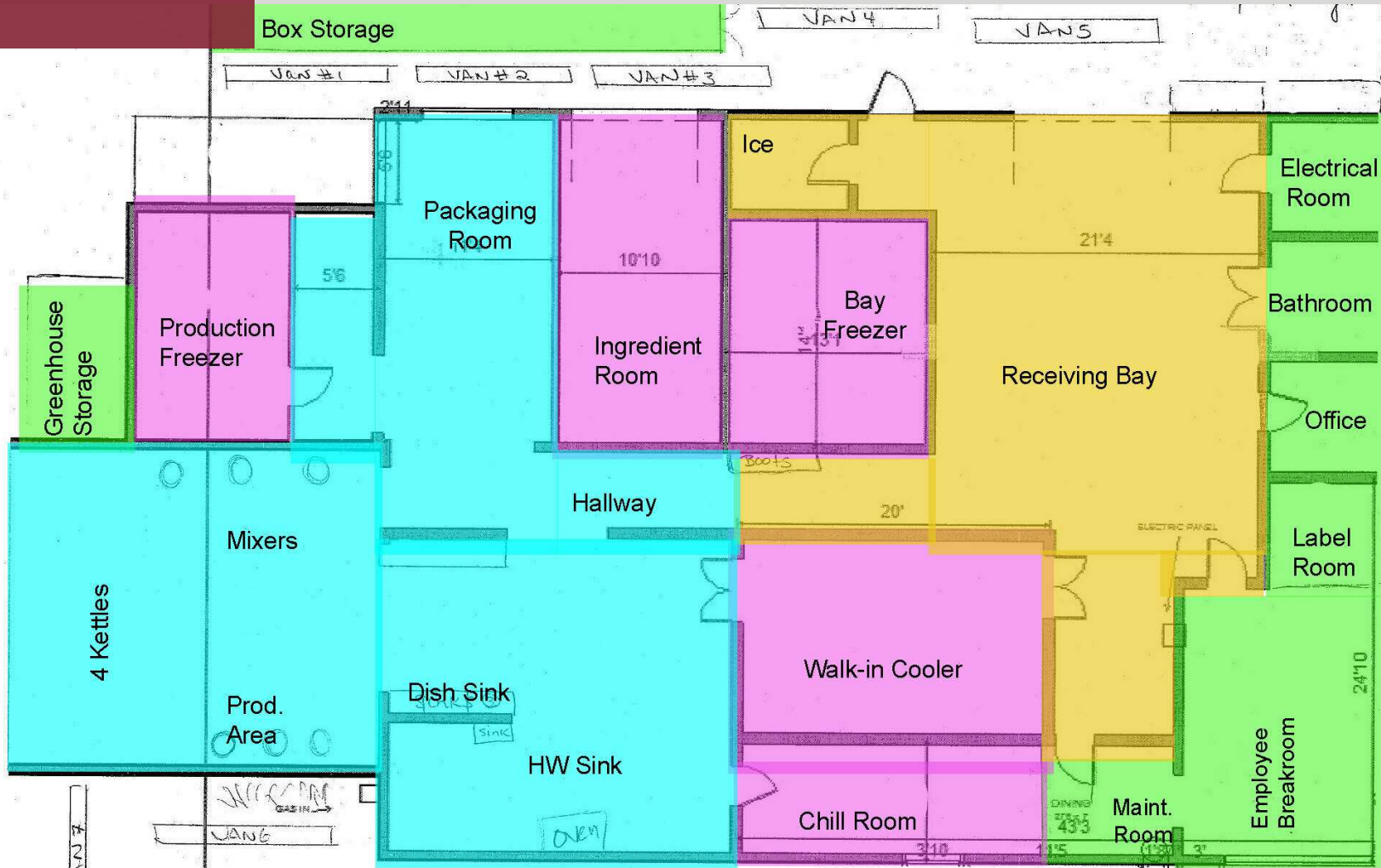
LOCATION	DISTANCE	
Interstate 5	1.0 mi	4 min
Interstate 84	1.6 mi	4 min
Highway 99E	0.5 mi	3 min
Portland International Airport	9.9 mi	15 min



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- PPC (Zone 1)
- GMP (Zone 2)
- Transition (Zone 3)
- Non-Manufacturing (Zone 4)



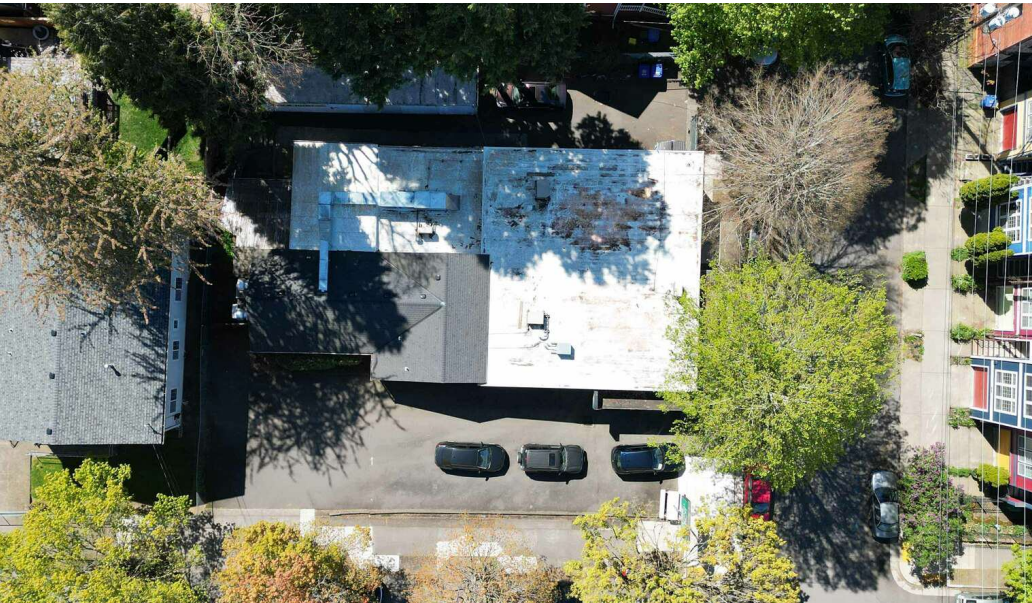
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Portland Union Station



## LOCATION OVERVIEW

The property is located on the heavily trafficked Morrison Street corridor, at the edge of the Central Eastside industrial area and surrounding neighborhoods.

Map data ©2024 Google Imagery ©2024 Airbus, CNES / Airbus, Maxar Technologies, Metro, Portland Oregon, USDA/FPAC/GEO



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