

# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

**John L. Scott** REAL ESTATE Presented By:  
John L Scott Real Estate



# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Property Details

Welcome to an exceptional commercial retail opportunity in the heart of Sandy, Oregon. This property is strategically located within a vibrant mixed-use development featuring 84 apartment units, ensuring a built-in customer base and foot traffic for your business. Situated within the General Commercial (C-2) zoning district, this property offers a versatile environment for a variety of business ventures. Prime Location: Strategically located along a high-traffic corridor, this property ensures maximum visibility and accessibility for your business.

**Built-In Customer Base:** The 84 apartment units within the complex provide immediate access to a steady stream of potential customers, creating opportunities for convenience-focused businesses like coffee shops, fitness studios, or restaurants.

**Flexible Space:** The C-2 zoning designation accommodates a wide range of commercial uses, including retail stores, restaurants, professional services, and entertainment venues.

**Community Growth:** Sandy is experiencing significant development, making this an ideal time to establish your business in a thriving community.

### Advantages of the On-Site Residential Component Guaranteed Foot Traffic:

With 84 residential units on-site, your business will benefit from a constant flow of potential customers who prioritize convenience and proximity.

### Diverse Demographic Appeal:

Residents in the complex are likely to range from young professionals to retirees, offering diverse business opportunities for retail, dining, and service industries.

### Community Integration:

Businesses can become integral parts of the daily lives of residents by offering tailored services such as grab-and-go meals, personal care services, or co-working spaces.

### Incentives for Tenant Improvements

The City of Fairview is committed to supporting local businesses through various incentive programs: Businesses can take advantage of up to \$100,000 in grant funding for space buildouts, covering

Rental Rate:	\$24.00 /SF/YR
Property Type:	Multifamily
Property Subtype:	Apartment
Apartment Style:	Garden
Year Built:	2024
Walk Score ®:	65 (Somewhat Walkable)
Rental Rate Mo:	\$2.00 /SF/MO

design, construction, and more. This program is designed to help businesses thrive in Fairview, with potential updates coming soon to make it even more accessible for new businesses and community-focused uses. For details, visit the City's website or reach out directly—I'm happy to provide personalized guidance and discuss how this opportunity can support your business goals. Feedback on the program is always welcome!

**Price: \$24.00 /SF/YR**

- Prime Location: Strategically located along a high-traffic corridor

View the full listing here: <https://www.loopnet.com/Listing/22025-NE-Halsey-St-Fairview-OR/32896293/>

# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Listing spaces

1st Floor

Space Available:	1,371 SF
Rental Rate:	\$24.00 /SF/YR
Date Available:	Now
Service Type:	Triple Net (NNN)
Built Out As:	Standard Retail
Space Type:	Relet
Space Use:	Retail
Lease Term:	Negotiable

1st Floor

Space Available:	1,113 SF
Rental Rate:	\$24.00 /SF/YR
Date Available:	Now
Service Type:	Triple Net (NNN)
Built Out As:	Standard Office
Space Type:	Relet
Space Use:	Office/Retail
Lease Term:	Negotiable

1st Floor

Space Available: 1,113 SF  
Rental Rate: \$24.00 /SF/YR  
Date Available: Now  
Service Type: Triple Net (NNN)  
Built Out As: Standard Office  
Space Type: Relet  
Space Use: Office/Retail  
Lease Term: Negotiable

# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Location



# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Property Photos



Primary Photo



24252063-1

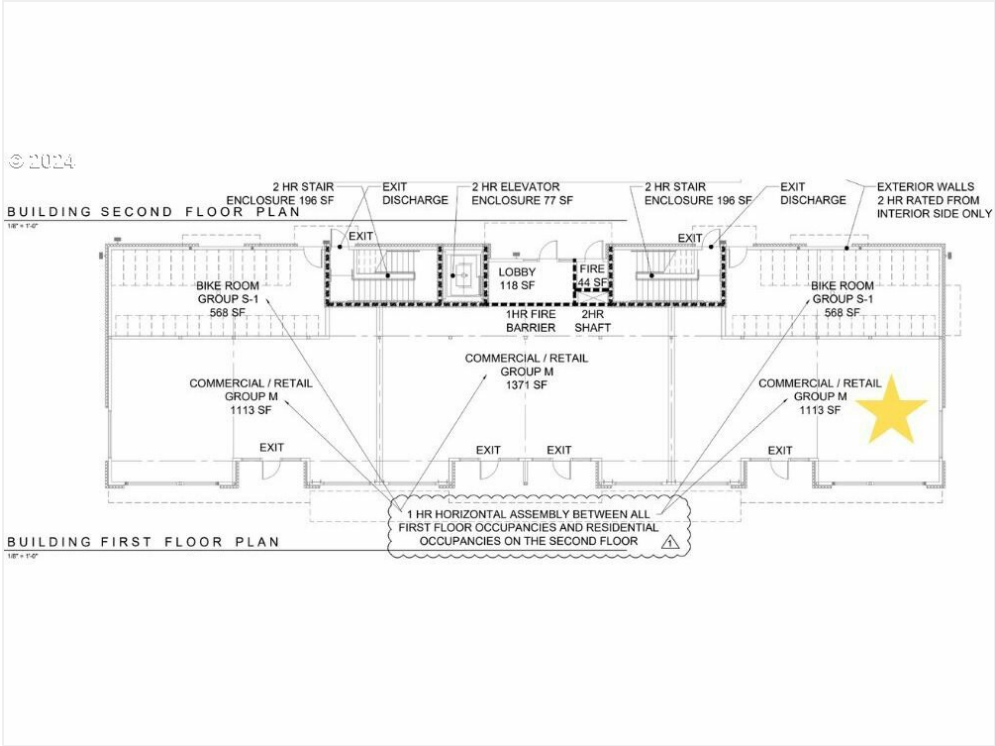
# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Property Photos



24252063-2



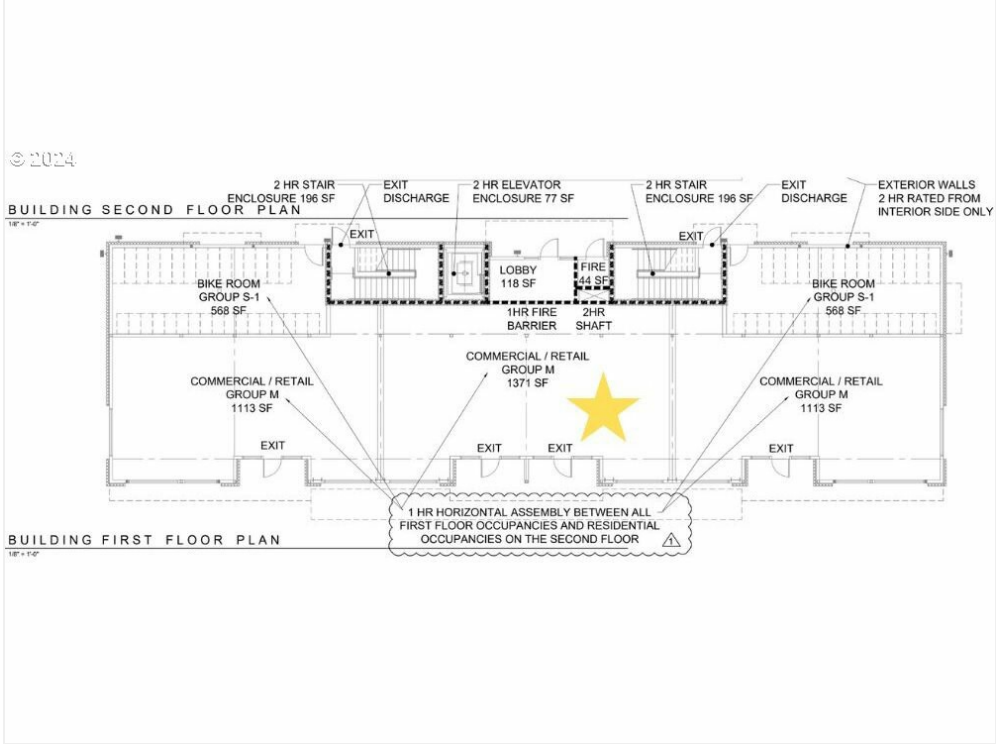
24145262-5



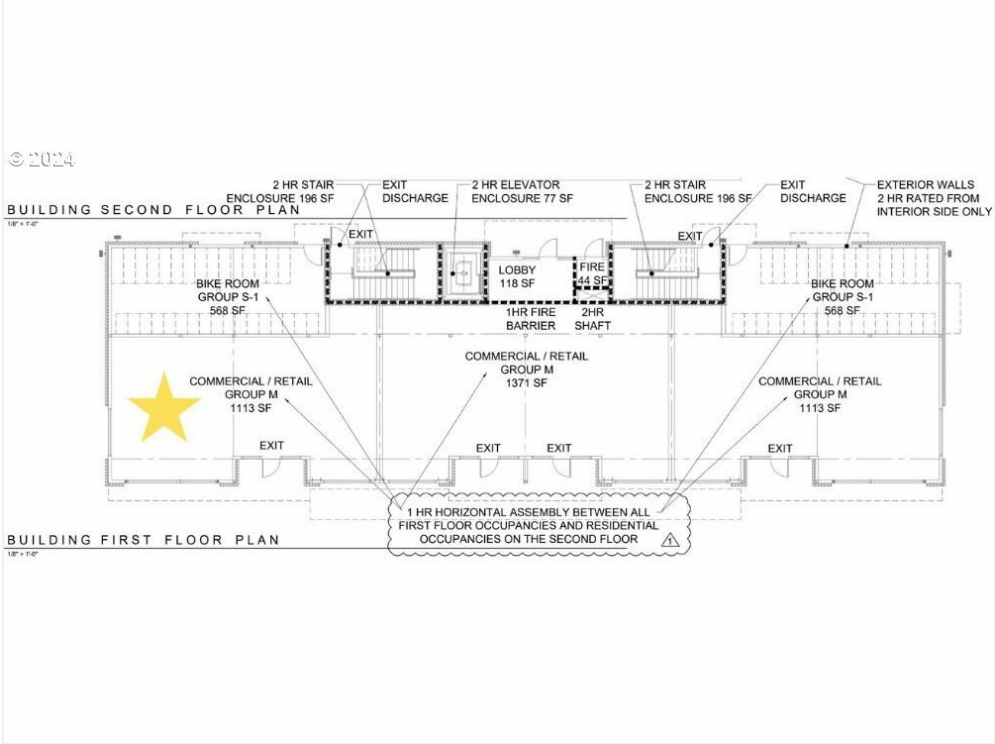
# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024

## Property Photos



24252063-4



24555592-6

# Halsey Crossing

22025 NE Halsey St, Fairview, OR 97024



**Cody Ruegg**

[codyruegg@johnlscott.com](mailto:codyruegg@johnlscott.com)

(503) 319-4948

**John L Scott Real Estate**

204 SE Park Plaza Dr, Suite

111

Vancouver, WA 98684

