

PROPERTY DESCRIPTION

Bright, clean office space with with signage opportunities on both SE 17th and SE Lafayette with excellent traffic exposure. Tenant pays trash and phone/internet only. Rent includes taxes, insurance, cams, electric, water, and 1 parking space. Main entrance on SE Lafayette offers safe and private entry with the convenience of public transportation and main thoroughfares right around the corner.

PROPERTY HIGHLIGHTS

- Private office
- Open work area
- Dedicated restroom
- Kitchenette
- Off-street parking space
- General Employment Zoning

LOCATION DESCRIPTION

Centrally located on the corner of SE 17th & SE Lafayette in SE Portland's Brooklyn neighborhood. On the SE 17th & Rhine MAX Orange Line with easy access to Powell Blvd and I-5.

OFFERING SUMMARY

Lease Rate:	\$17.28 SF/yr (MG)
1st Floor Office:	+/- 586 SF
Building Size:	4,600 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	340	2,352	9,550
Total Population	735	5,032	20,315
Average HH Income	\$134,773	\$122,683	\$127,786

MARISSA LEE

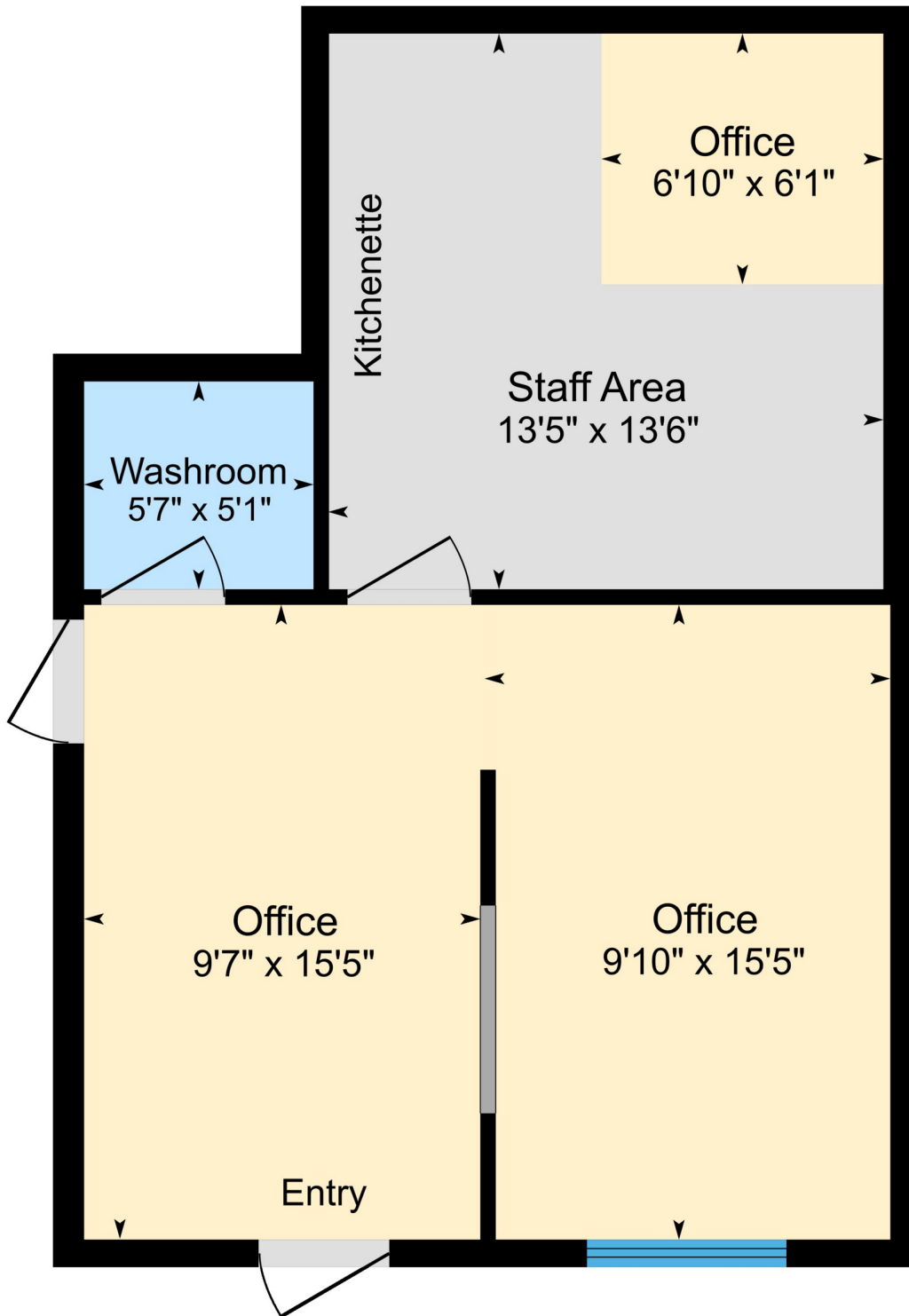
Commercial Broker
Marissa@CommercialREnw.com
971.280.2222

Commercial Real Estate NW
7320 SW Hunziker Rd, Ste 203
Tigard, OR 97223
CommercialREnw.com



FLOOR PLAN

FOR LEASE | OFFICE: +/- 586 SF
1623 SE LAFAYETTE STREET, PORTLAND, OR 97202



Main 586 Sq ft (Measured from Exterior)

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ADDITIONAL PHOTOS

FOR LEASE | OFFICE: +/- 1,230 SF
1623 SE LAFAYETTE STREET, PORTLAND, OR 97202



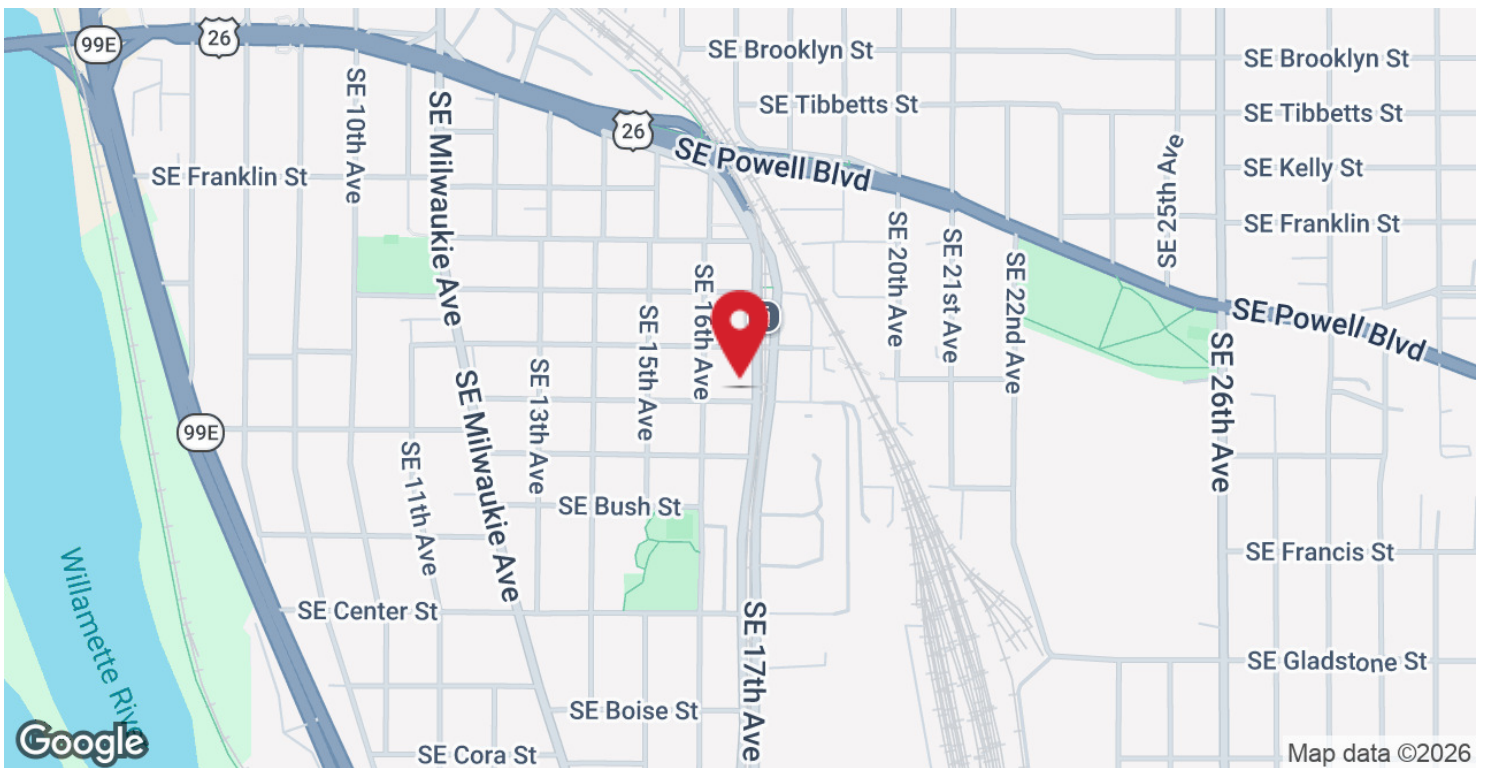
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LOCATION MAP

FOR LEASE | OFFICE: +/- 586 SF
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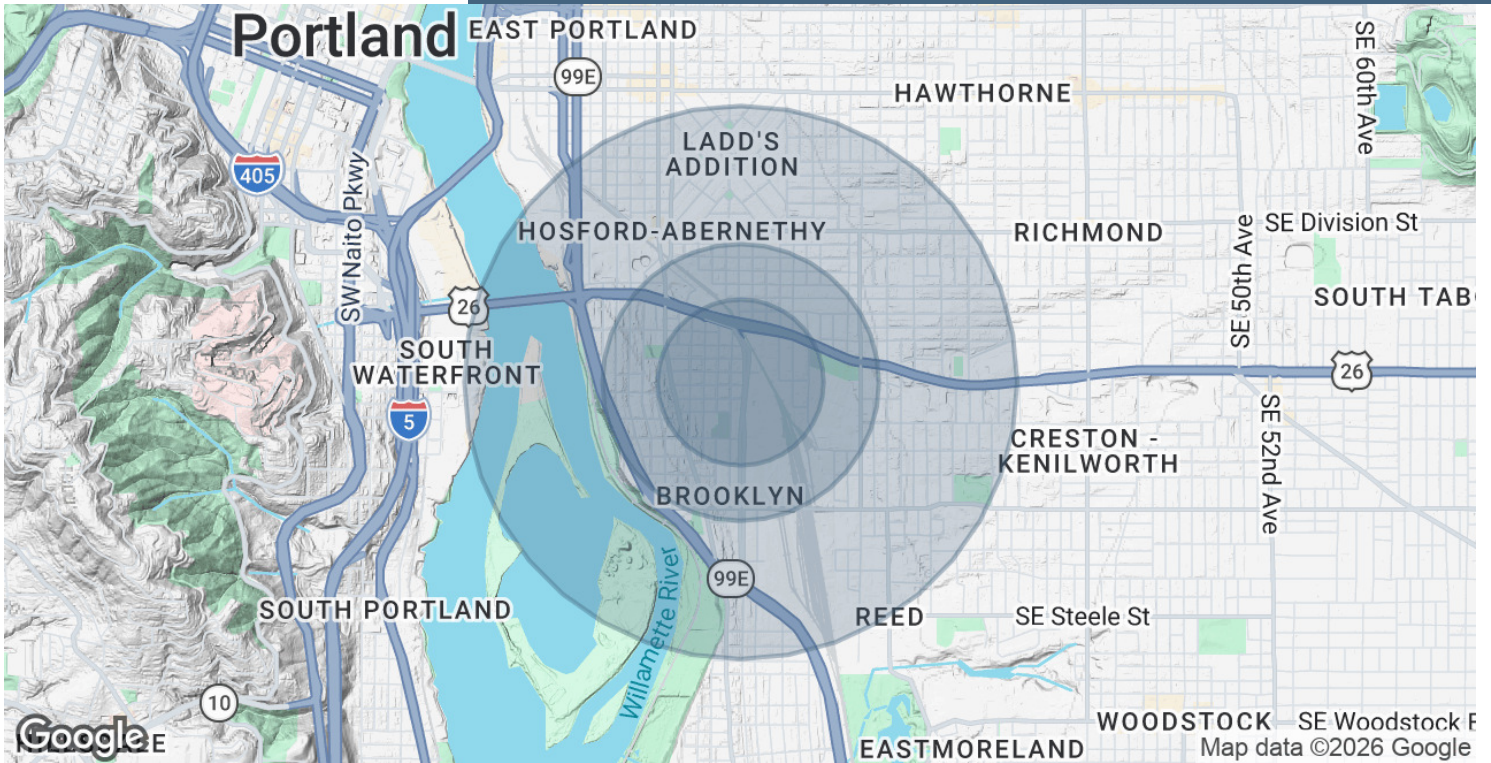
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DEMOGRAPHICS MAP & REPORT

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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	735	5,032	20,315
Average Age	39	39	41
Average Age (Male)	39	39	41
Average Age (Female)	39	39	41
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	340	2,352	9,550
# of Persons per HH	2.2	2.1	2.1
Average HH Income	\$134,773	\$122,683	\$127,786
Average House Value	\$766,510	\$712,991	\$785,484

Demographics data derived from AlphaMap

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