



1601 NORTHWEST SAVIER STREET

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Flex/Warehouse Building For Lease

BEN MCINNIS

503.208.8182

ben.mcinnis@bencocre.com

1601 Northwest Savier Street Portland, OR 97209



**Lease Rate: \$11.55
SF/Yr (NNN)**

OFFERING SUMMARY

Lease Rate:	\$11.55/SF
Available SF:	8,800 SF

PROPERTY HIGHLIGHTS

- 8,800 SF of warehouse
- 2 grade level doors
- 16-18 FT clear
- Partially climate controlled
- Sky-lights
- Very clean space

Industrial Property For Lease

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BENCO COMMERCIAL REAL ESTATE
1750 SW Harbor Way, Suite 250
Portland, OR 97201

PHOTOS

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LOCATION MAP

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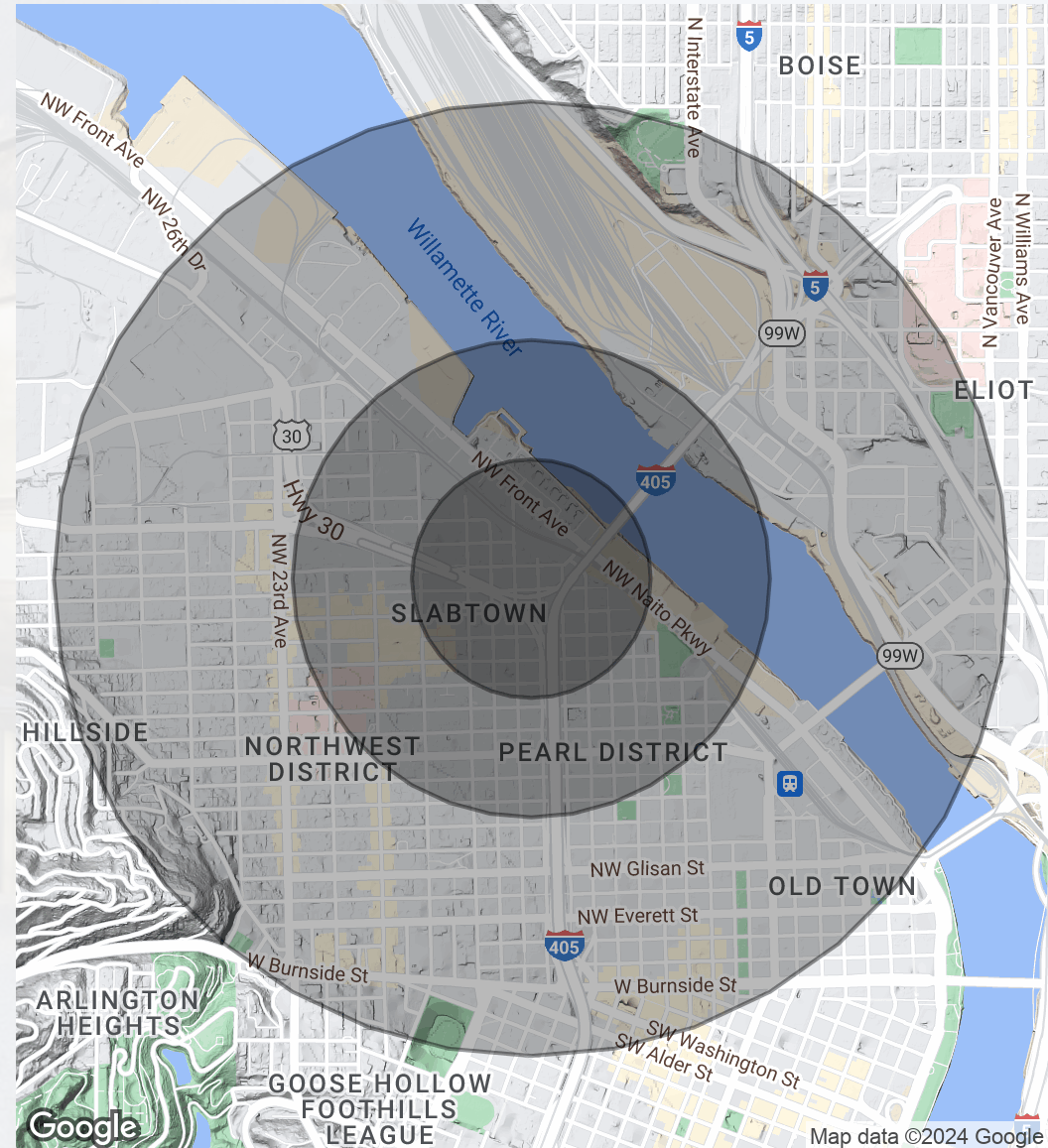
DEMOGRAPHICS MAP & REPORT

1601 Northwest Savier Street Portland, OR 97209



POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,964	8,484	29,366
Average Age	36.5	39.9	38.8
Average Age (Male)	36.1	40.5	38.9
Average Age (Female)	37.2	41.1	38.9
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	1,571	6,745	21,378
# of Persons per HH	1.3	1.3	1.4
Average HH Income	\$132,570	\$107,145	\$90,758
Average House Value	\$83,360	\$250,217	\$356,594

* Demographic data derived from 2020 ACS - US Census



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