

Halsey Crossing

John L. Scott
REAL ESTATE

Presented By:
John L Scott Real Estate

22025 NE Halsey St, Fairview, OR 97024



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Property Details

Welcome to an exceptional commercial retail opportunity in the heart of Fairview, 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. Town Center Commercial (TCC) 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: Town Center Commercial (TCC) designation accommodates a wide range of commercial uses, including retail stores, restaurants, professional services, and entertainment venues.

Community Growth: Fairview is experiencing significant development, with 400 new housing units built within ½ mile over the last 5 years 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

Rental Rate:	\$16.00 /SF/YR
Property Type:	Multifamily
Property Subtype:	Apartment
Apartment Style:	Garden
Year Built:	2024
Walk Score ®:	65 (Somewhat Walkable)
Rental Rate Mo:	\$1.33 /SF/MO

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 design, construction, and more. This program is designed to help businesses thrive in Fairview. 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: \$16.00 /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/>

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Listing spaces

1st Floor	Space Available:	1,371 SF
	Rental Rate:	\$16.00 /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:	\$16.00 /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:	\$16.00 /SF/YR
Date Available:	Now
Service Type:	Triple Net (NNN)
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Property Photos



22025 NE Halsey St-1



22025 NE Halsey St-2

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22025 NE Halsey St-3



22025 NE Halsey St DRONE-1

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22025 NE Halsey St DRONE-3



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22025 NE Halsey St-26



22025 NE Halsey St DRONE-2

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22025 NE Halsey St-4

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22025 NE Halsey St-11



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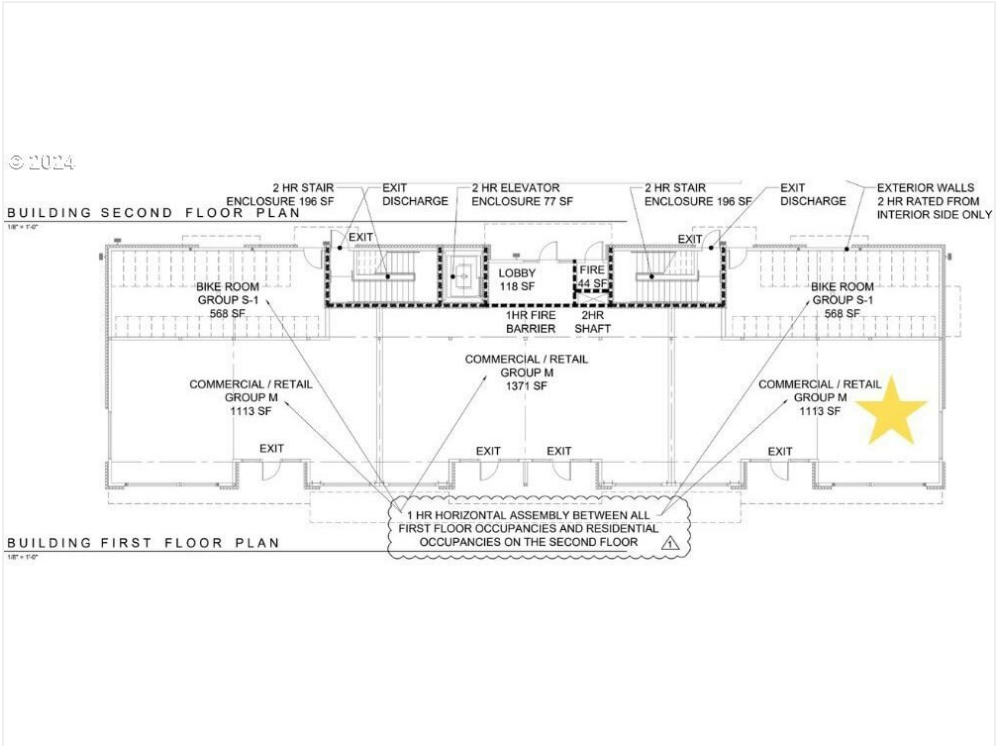
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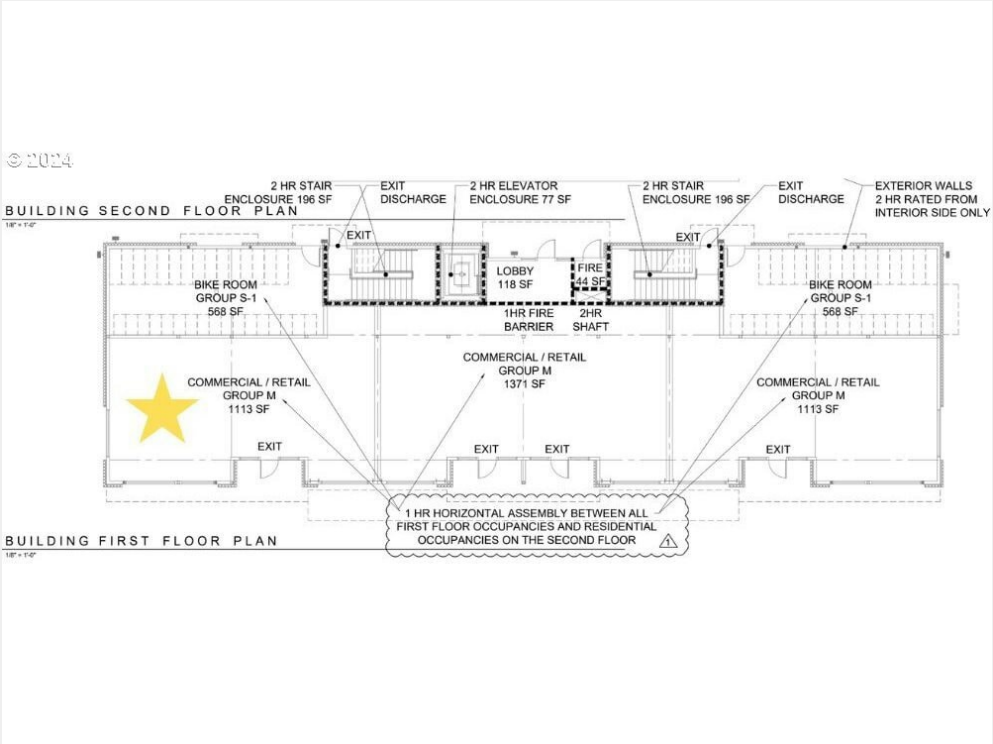


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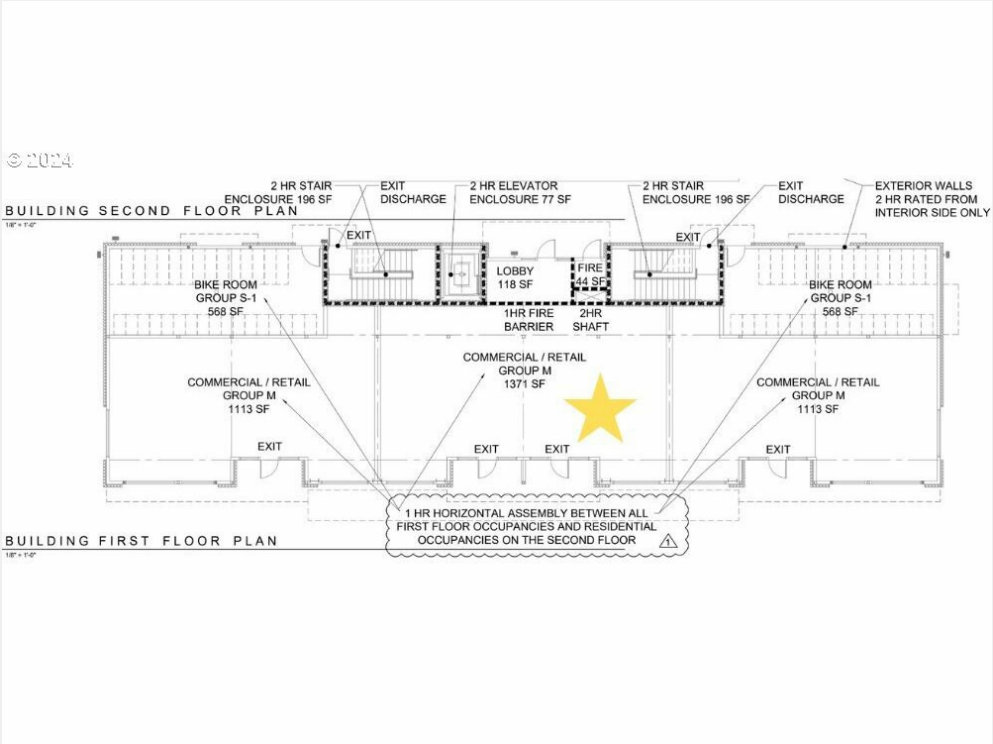
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Cody Ruegg

codyruegg@johnlscott.com

(503) 319-4948

John L Scott Real Estate

204 SE Park Plaza Dr, Suite
105

Vancouver, WA 98684

