



Former Food Front Available for Lease

2375 NW Thurman Street | Portland, Oregon | 97210

Retail Space Available

7,596 SF

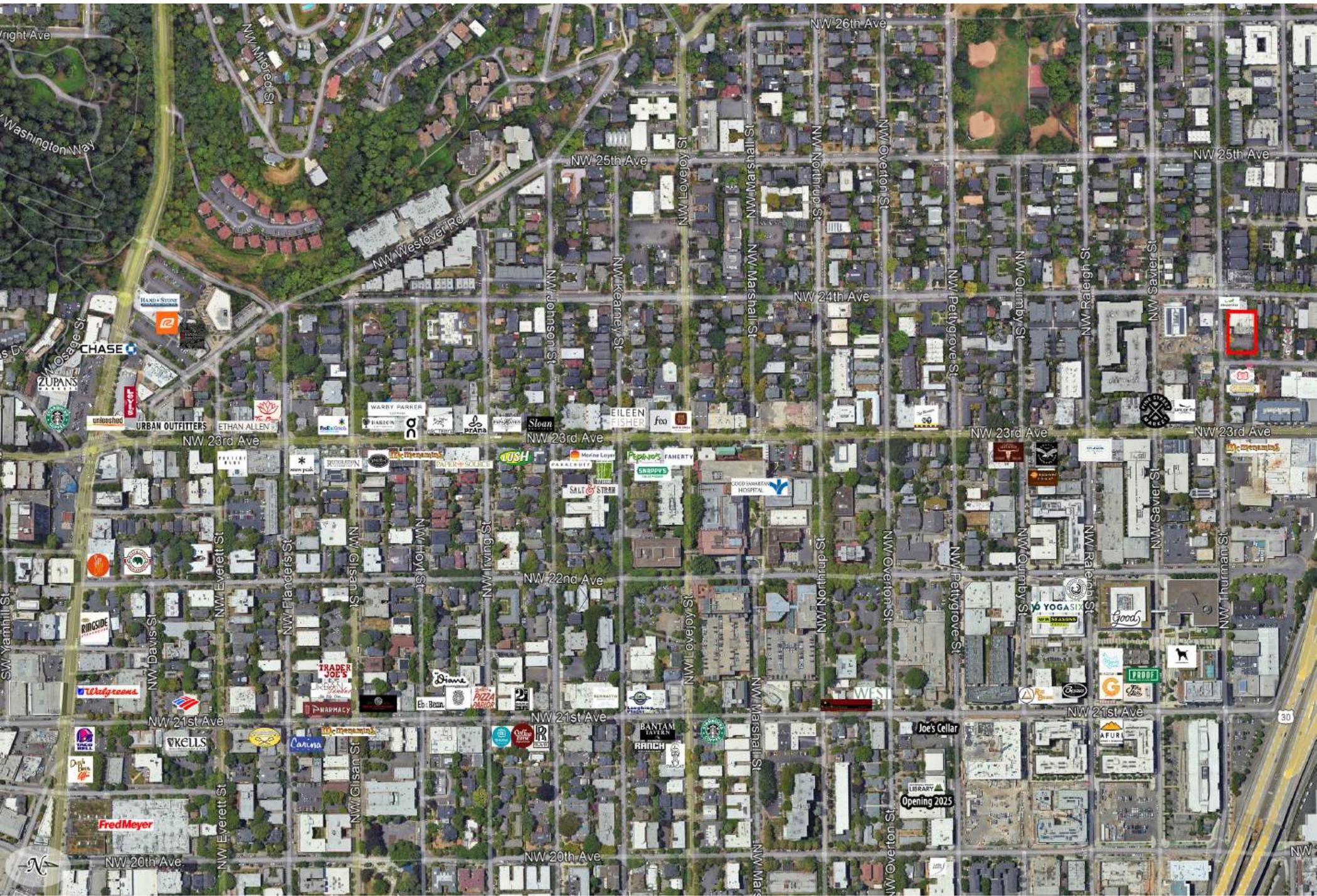
Site Information

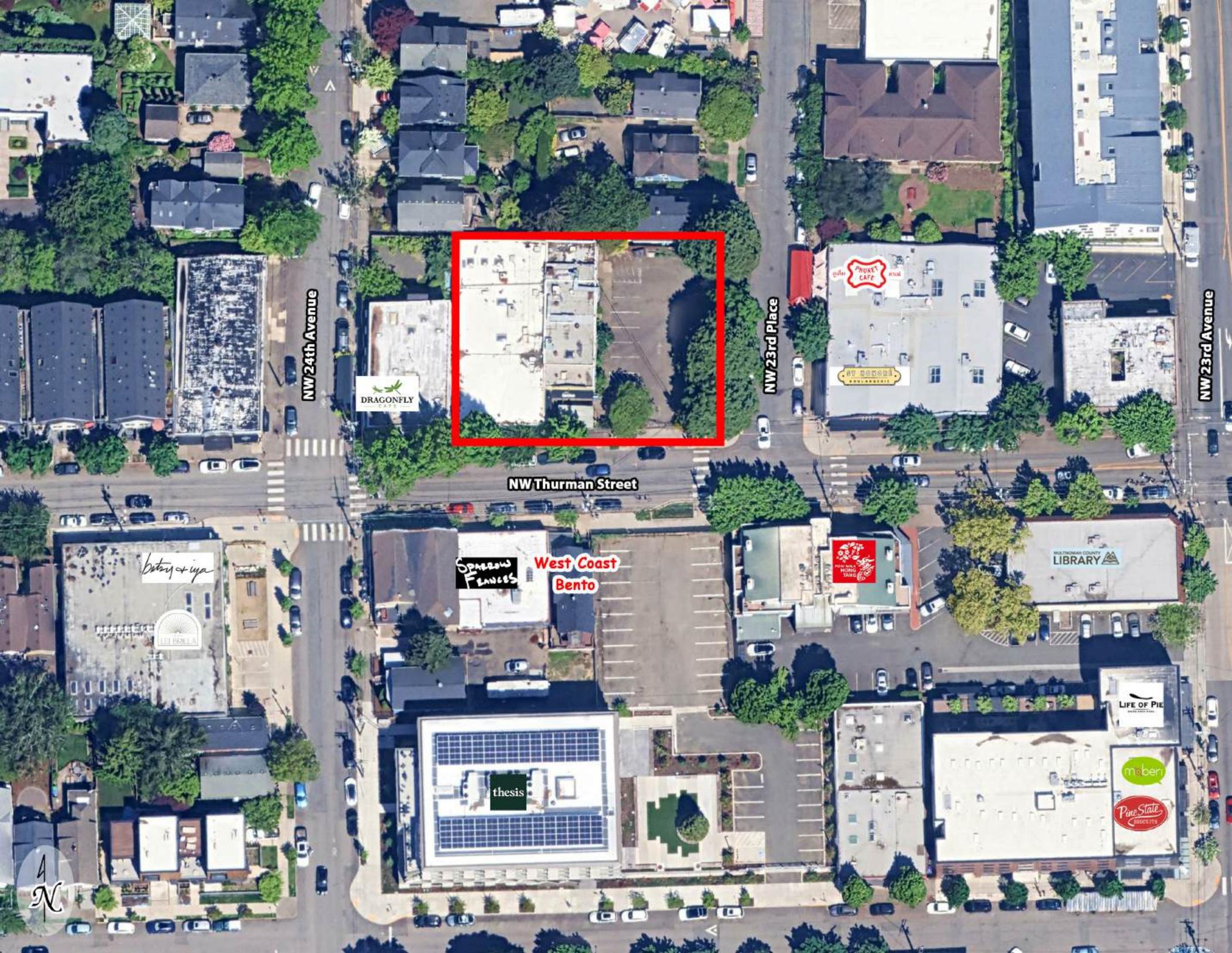
- Located on NW 23rd Place and NW Thurman Road
- Building can be demised
- 14 standard parking stalls
- Pylon sign along NW 23rd Place and NW Thurman Road
- Building currently vacant

Portland Zoning

- Site is zoned Commercial Mixed Use 2 (CM2)
- Zone allows for retail, office, and mixed-use buildings.







NW 24th Avenue

NW 23rd Place

NW 23rd Avenue

NW Thurman Street

DRAGONFLY
CAFE

PIZZA
PIZZET
CAFE

BY EDESSA
RESTAURANT

history & yoga

LEI BUBBLA

SPARROW
FRANCES

West Coast
Bento

PHO HOANG
TRUNG

MULTNOMAH COUNTY
LIBRARY

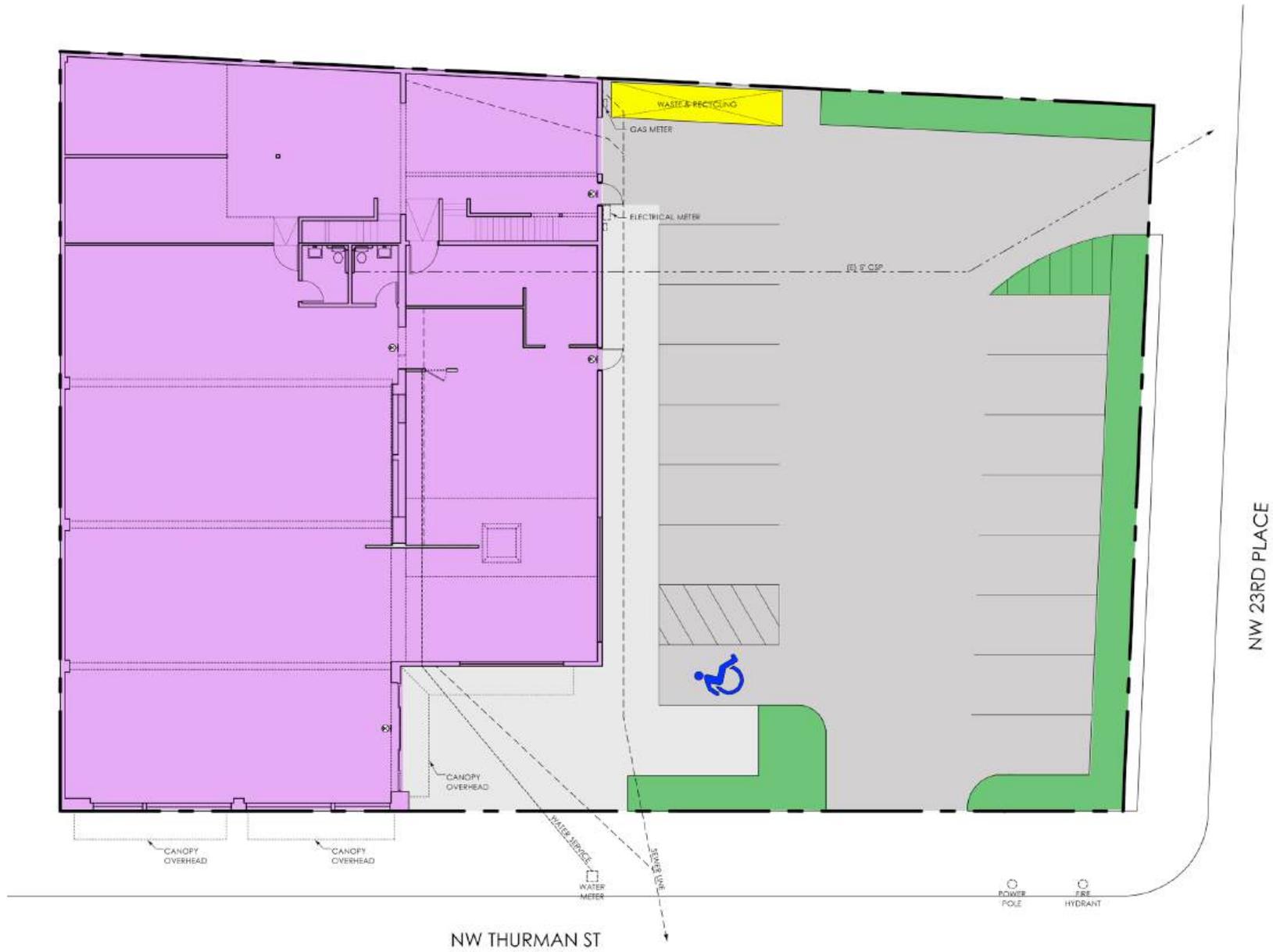
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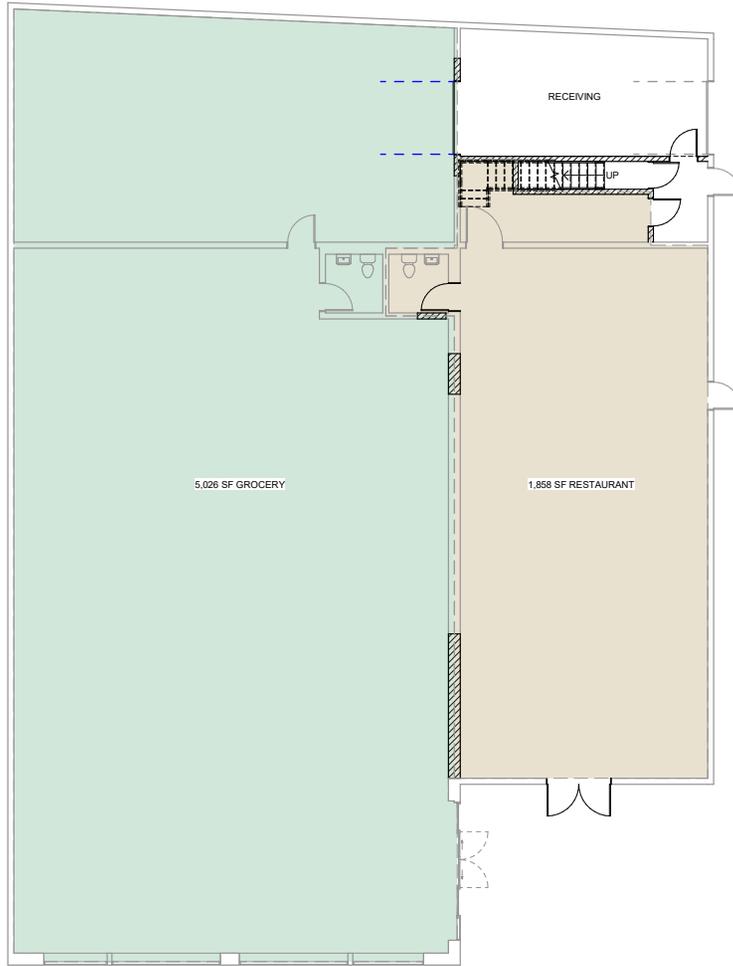
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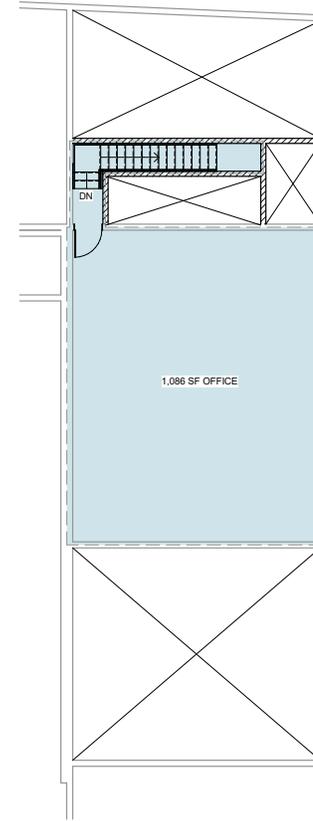
Pure State
PRODUCTS







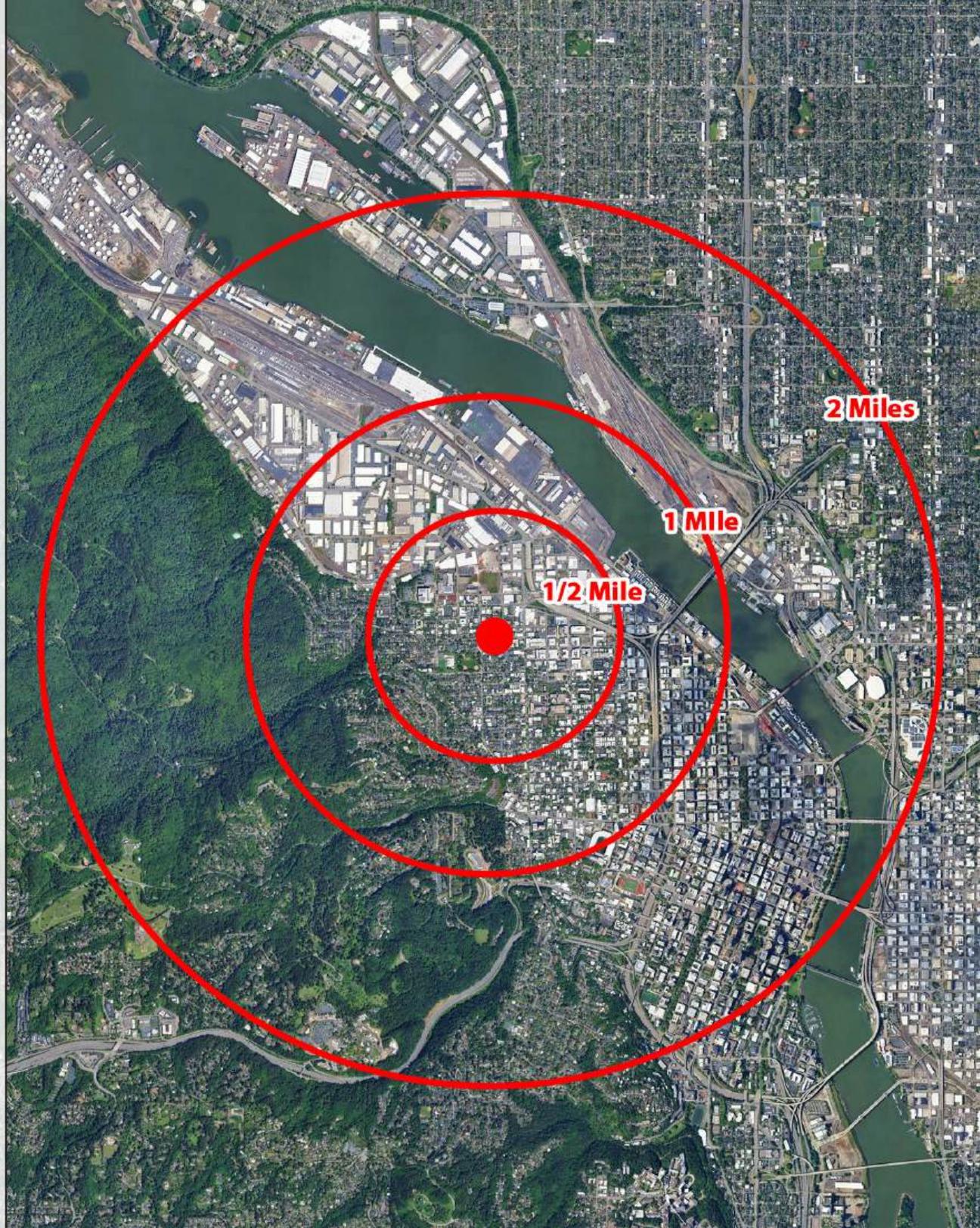
① LEVEL 1 FLOOR PLAN
 1/8" = 1'-0" @ 22"x34", HALF SCALE @ 11"x17"



② LEVEL 2 FLOOR PLAN
 1/8" = 1'-0" @ 22"x34", HALF SCALE @ 11"x17"

Area Statistics

	1/2 - Mile	1 - Mile	2 - Miles
Population	8,839	30,629	75,941
Projected Population ('30)	9,639	32,294	83,102
Estiamted Households	5,214	18,813	45,557
Median Age	35.9	36.0	36.7
Bachelor's Degree +	80.7%	75.8%	68.3%
Average Household Income	\$139,988	\$146,774	\$129,177
Median Household Income	\$94,371	\$94,457	\$85,511
Area Business	1,014	2,718	9,776
Daytime Population - Workers	15,951	45,275	172,440
Daytime Populaiton - Total	13,059	35,121	143,013



*'25 data, unless specified



900 SW 13th Ave
Portland, OR



For Leasing Information:



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Portland, OR



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Portland, OR



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7741 N Lombard St
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