



BUSINESS FOR SALE

TACO DEL MAR

Quiet Sale - Oregon City, OR

BUSINESS- TACO DEL MAR

Quiet Sale: Address private: 19526 S. Molalla Ave. Oregon City, OR



PROPERTY OVERVIEW

Oregon City, OR Taco Del Mar owned and successfully operated by 2 owners for over 14 years. With it's solid earnings track record and operational. This location is ready for a new owner!

Business sale only, lease option and new owner will attend the Taco Del Mar Franchise ownership process. Financials available with signed NDA.

PROPERTY HIGHLIGHTS

- Wheelchair Accessible
- High traffic count
- Franchise Opportunity
- Catering, Delivery, Takeout
- Outdoor dining, family friendly
- Tex Mex Concept
- National Vendor Accounts
- Expansion Opportunities
- Contact Agent for showing: Do not bother staff

OFFERING SUMMARY

| | |
|---------------------|-------------------|
| Sale Price: | \$200,000 |
| Real Estate: | LEASED |
| Leased SF: | 1,500 |
| Revenue: | \$65,000 |
| Established: | 2010 |
| Lease Expiration: | 10/31/2025 |
| Employees: | 2 FT/ 3 PT |
| Reason for Selling: | Family Relocation |

OREGON

COMMERCIAL
PRINCIPLE BROKER
#201232751

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WASHINGTON

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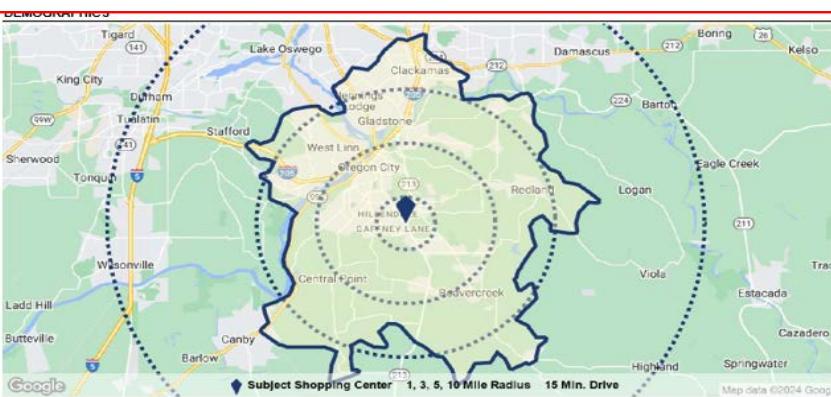
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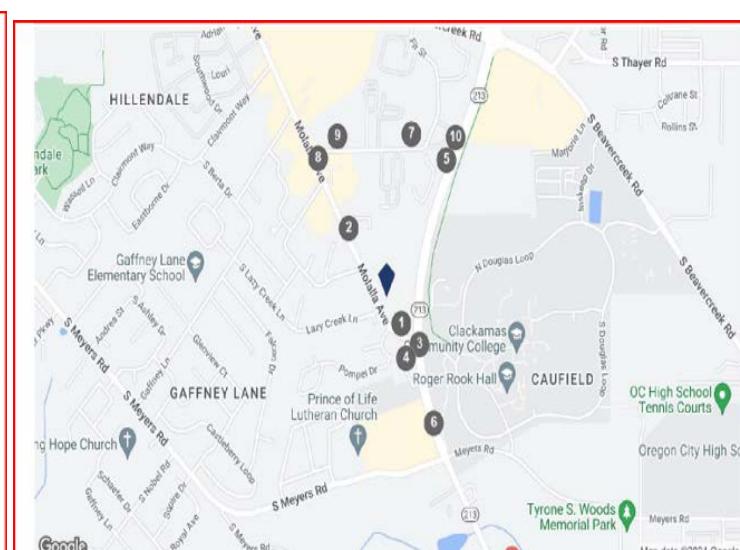


BUSINESS - TACO DEL MAR - DEMOGRAPHICS

Quiet Sale: 19526 S. Molalla Ave. Oregon, City



| Population | 1 Mile | 5 Miles | 5 Miles | 10 Miles | 15 Miles |
|--------------------------|----------------|---------------|---------------|----------------|---------------|
| Population | 10,819 | 44,844 | 93,020 | 367,116 | 120,504 |
| 5-Year Growth | 2.5% | 1.8% | 1.3% | 1.2% | 3.8% |
| Median Age | 39 | 41 | 42 | 42 | 42 |
| 5-Year Forecast | 41 | 42 | 43 | 43 | 43 |
| White / Black / Hispanic | 91% / 1% / 11% | 92% / 1% / 8% | 91% / 1% / 8% | 87% / 2% / 10% | 91% / 1% / 8% |
| 5-Year Forecast | 91% / 1% / 11% | 92% / 1% / 8% | 91% / 1% / 8% | 87% / 2% / 10% | 90% / 1% / 8% |
| Employment | 4,471 | 17,313 | 28,895 | 172,770 | 59,127 |
| Buying Power | \$350.4M | \$1.4B | \$3.1B | \$12.4B | \$3.7B |
| 5-Year Growth | 5.1% | 4.3% | 3.6% | 3.5% | 7.5% |
| College Graduates | 21.9% | 24.5% | 32.7% | 38.5% | 42.5% |
| Household | | | | | |
| Households | 3,997 | 16,930 | 35,365 | 142,496 | 46,035 |
| 5-Year Growth | 2.6% | 1.8% | 1.3% | 1.2% | 3.8% |
| Median Household Income | \$87,667 | \$55,637 | \$87,068 | \$87,224 | \$80,113 |
| 5-Year Forecast | \$89,845 | \$67,741 | \$89,050 | \$89,216 | \$82,997 |
| Average Household Income | \$109,841 | \$102,547 | \$111,554 | \$112,449 | \$104,688 |
| 5-Year Forecast | \$112,263 | \$104,467 | \$113,521 | \$114,435 | \$107,673 |
| % High Income (>\$75K) | 59% | 56% | 56% | 56% | 53% |
| Housing | | | | | |
| Median Home Value | \$412,024 | \$394,280 | \$443,976 | \$455,267 | \$420,712 |
| Median Year Built | 1994 | 1988 | 1983 | 1982 | 1981 |
| Owner / Renter Occupied | 64% / 36% | 69% / 31% | 71% / 29% | 67% / 33% | 71% / 29% |



COUNTS BY STREETS

| Collection Street | Cross Street - Direction | Traffic Volume | Count Year | Dist from Subject |
|----------------------|--------------------------|----------------|------------|-------------------|
| ① S Molalla Ave | Cascade Hwy - E | 14,175 | 2022 | 0.08 mi |
| ② Molalla Avenue | Char Diaz Dr - SE | 14,513 | 2022 | 0.14 mi |
| ③ Cascade Hwy | S Molalla Ave - N | 24,051 | 2022 | 0.14 mi |
| ④ S Molalla Ave | Cascade Hwy - NE | 13,141 | 2022 | 0.15 mi |
| ⑤ Cascade Hwy | S Beavercreek Rd - NE | 26,078 | 2022 | 0.28 mi |
| ⑥ Cascade Hwy | Conway Dr - NW | 22,897 | 2022 | 0.29 mi |
| ⑦ Fir Street | S Molalla Ave - W | 3,258 | 2022 | 0.29 mi |
| ⑧ S Molalla Ave | Garden Meadow Dr - SE | 12,887 | 2022 | 0.29 mi |
| ⑨ Fir St | S Molalla Ave - W | 2,308 | 2022 | 0.31 mi |
| ⑩ Trails End Highway | S Beavercreek Rd - NE | 25,813 | 2020 | 0.33 mi |

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Oregon City, OR 97045

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