



FOR LEASE



SHERWOOD RESTAURANT/RETAIL

2nd-Generation Retail / Restaurant / Event Venue

4,861 SF | Call Broker for Details

22418 SW Pine St, Sherwood, OR 97140

- Located in historic Old Town Sherwood
- Great visibility from SW Pine St
- Located beside a Community Parking Lot
- Near Restaurants, Bars, and Retail

IAN M. BIGGI

Senior Associate Broker | Licensed in OR

503-222-1683 | ianbiggi@capacitycommercial.com



PROPERTY SUMMARY



PROPERTY DETAILS

Address	22418 SW Pine St, Sherwood, OR 97140
Available Space	4,861 SF
Lease Rate	Call for Details
Use Type	Restaurant / Retail / Event Venue
Availability	Now

Location Features

- Ballroom / Event Space
- Large Outdoor Patio Space
- Commercial Kitchen with Type I Hood
- Prep Kitchen
- Three Restrooms

Nearby Highlights

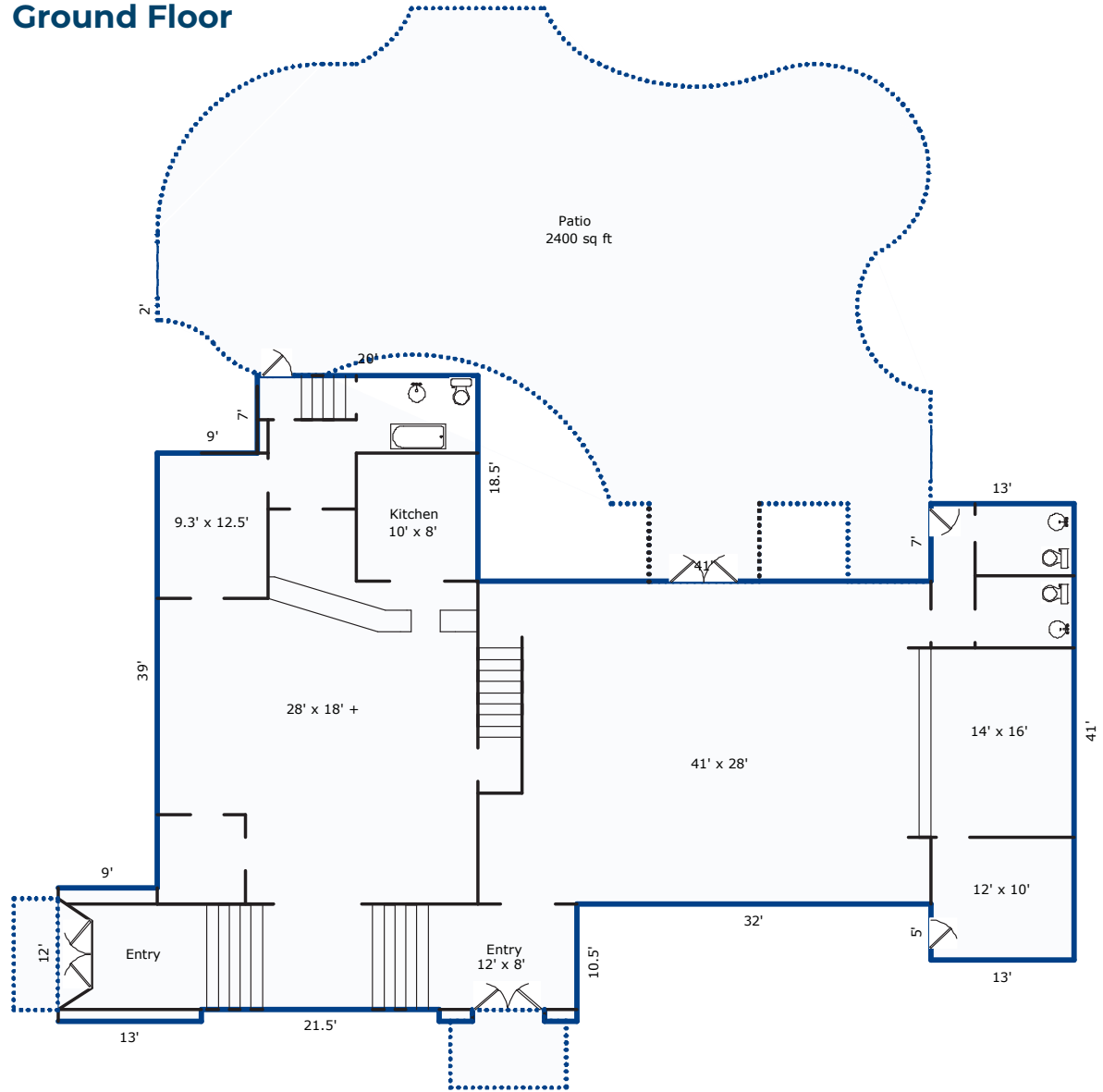
- Symposium Coffeehouse
- Langer's Entertainment Center
- Walmart Supercenter
- Safeway
- Target
- Ross Dress for Less
- Hobby Lobby
- Kohl's
- The Old Spaghetti Factory
- Crumbl Cookies
- Parkway Village at Sherwood
- Araceli's Cocina
- Clancy's Pub and Restaurant
- Fat Milo's All Day Cafe
- Hungry Hero Dessert Co
- Sherwood Field House
- Sherwood Middle School
- Sherwood Public Library
- Stella Olsen Memorial Park



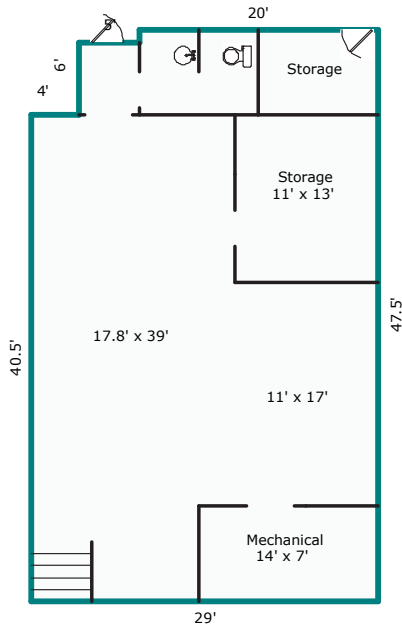
FLOOR PLANS

FLOOR PLANS

Ground Floor

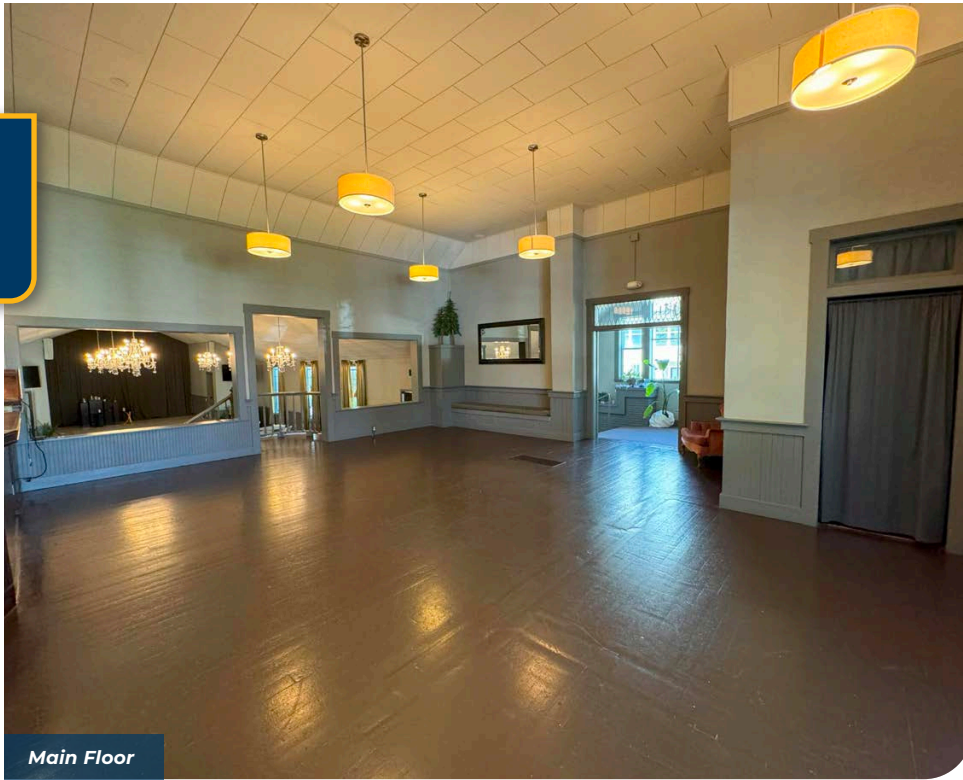


Basement





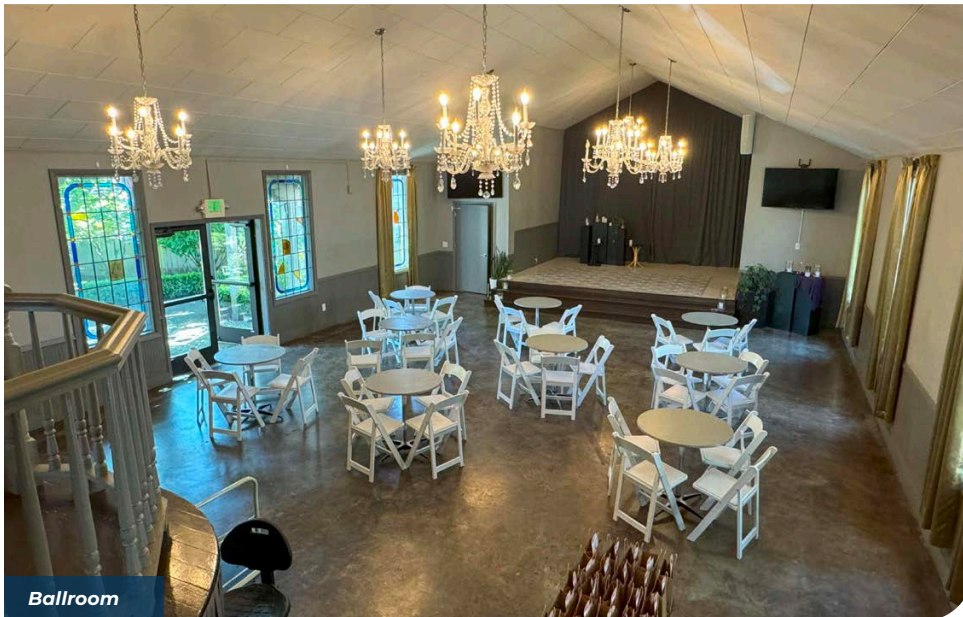
INTERIOR PHOTOS



Main Floor



Prep Kitchen



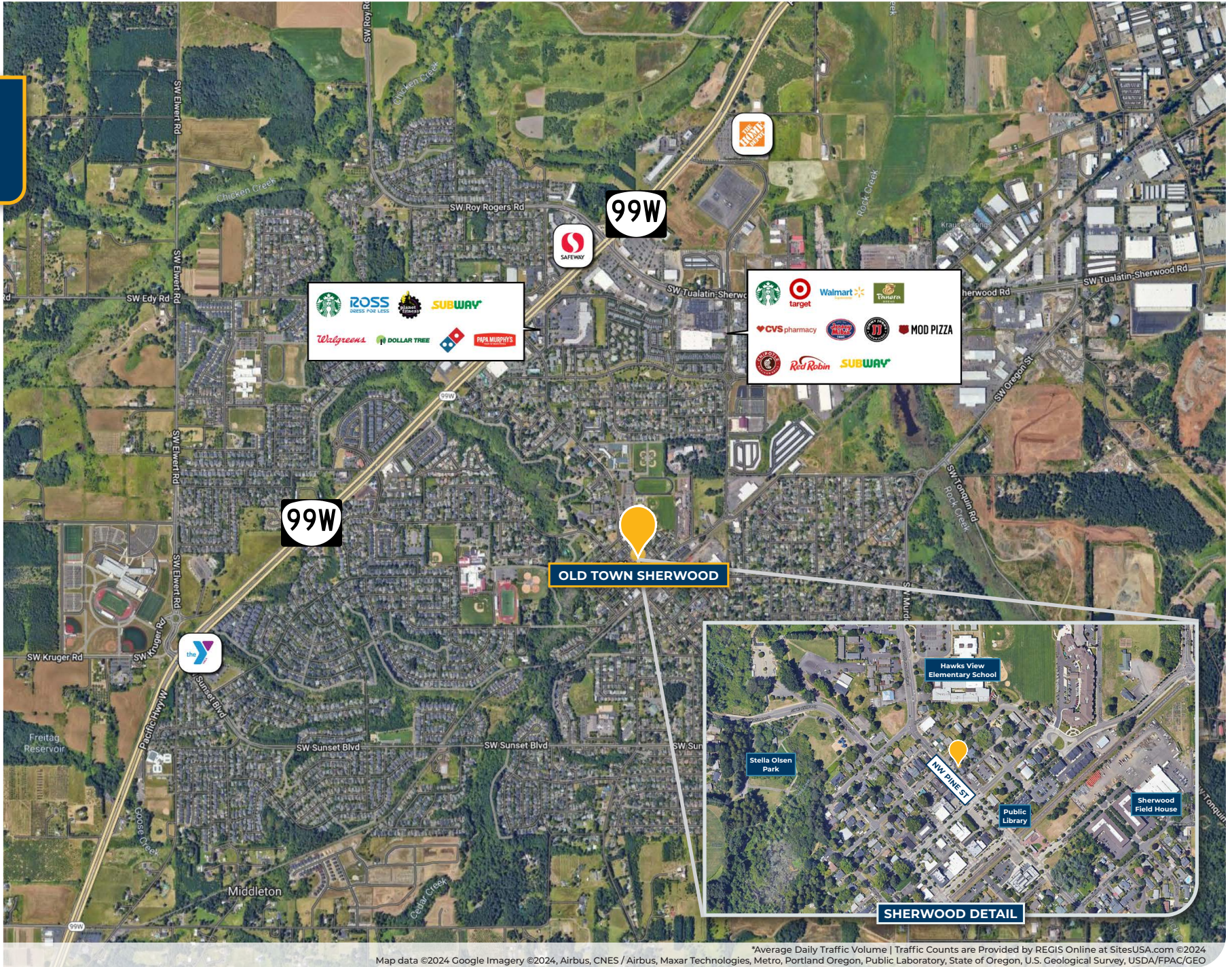
Ballroom



Basement



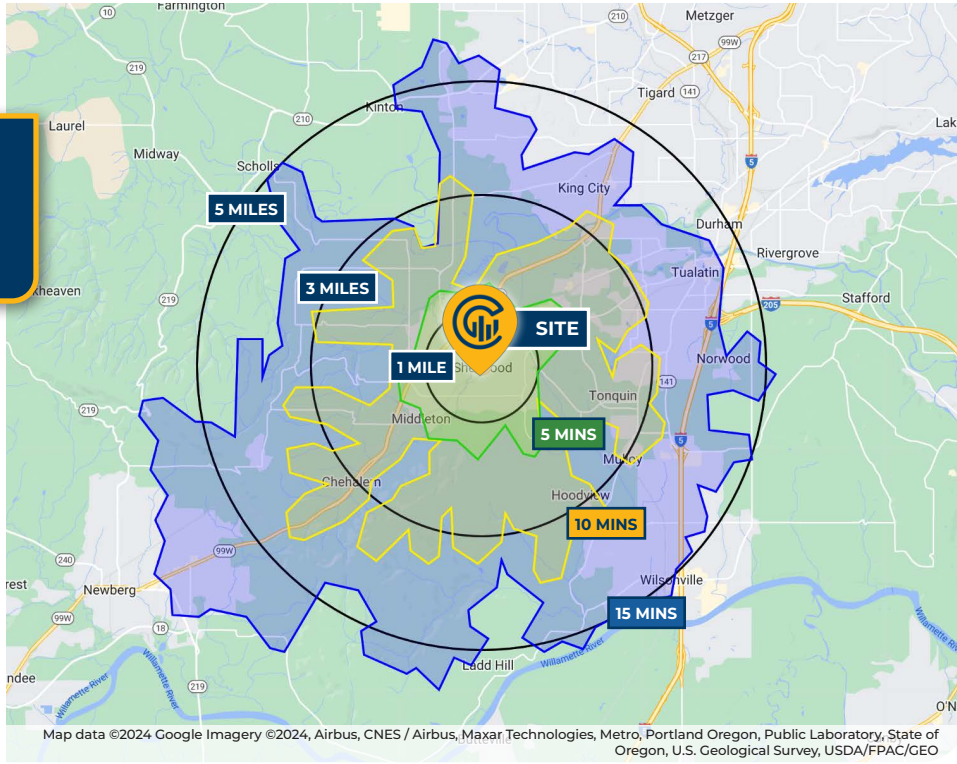
LOCAL AERIAL MAP



*Average Daily Traffic Volume | Traffic Counts are Provided by REGIS Online at SitesUSA.com ©2024



DRIVE TIMES & DEMOGRAPHICS



AREA DEMOGRAPHICS			
Population	1 Mile	3 Mile	5 Mile
2023 Estimated Population	14,951	30,786	108,155
2028 Projected Population	15,590	32,089	110,817
2020 Census Population	14,669	30,922	106,859
2010 Census Population	13,313	27,554	90,951
Projected Annual Growth 2023 to 2028	0.9%	0.8%	0.5%
Historical Annual Growth 2010 to 2023	0.9%	0.9%	1.5%
Households & Income			
2023 Estimated Households	5,456	10,872	42,519
2023 Est. Average HH Income	\$154,754	\$166,777	\$147,506
2023 Est. Median HH Income	\$123,836	\$136,521	\$119,630
2023 Est. Per Capita Income	\$56,588	\$59,640	\$58,357
Businesses			
2023 Est. Total Businesses	604	1,790	5,554
2023 Est. Total Employees	3,575	14,882	49,239
<small>Demographic Information, Traffic Counts, and Merchant Locations are Provided by REGIS Online at SitesUSA.com ©2024, Sites USA, Chandler, Arizona, 480-491-1112 Demographic Source: Applied Geographic Solutions 11/2023, TIGER Geography - RS1</small>			

Neighborhood Scores



Walk Score®
"Very Walkable"



Bike Score®
"Very Bikeable"

Ratings provided by <https://www.walkscore.com>

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