



Parcel 1

1250 East Airport Road Hermiston, Oregon 97838

Property Overview

Discover the potential of this rare, undeveloped 22.77-acre property, ideally positioned to bring your vision to life. Whether you're dreaming of an RV resort, hotel, office complex, retail center, or a planned unit development, this versatile parcel offers endless possibilities.

Additional Opportunity:

Also available is Parcel 2, a 7.19-acre property zoned M1 and offered at \$3.04 PSF. This parcel is perfect for mini storage, equipment sales, or subdivision into light industrial shops.

Don't miss the chance to invest in this exceptional property with unmatched potential in a growing and dynamic area. Schedule your tour today and take the first step in making your vision a reality!

Property Highlights

- Level and Build-Ready: Perfect for large-scale development projects.
- Prime Location: Situated just off Hwy 395 on East Airport Road in Hermiston, OR. Adjacent to the Eastern Oregon Trade and Event Center (EOTEC) a vibrant venue hosting the Umatilla County Fair, Farm City Pro Rodeo, and other year-round events.
- Borders the Hermiston Airport – ideal for a fly-in hangar home community or aviation-focused businesses.
- Infrastructure-Ready: City water and sewer services available.

For More Information

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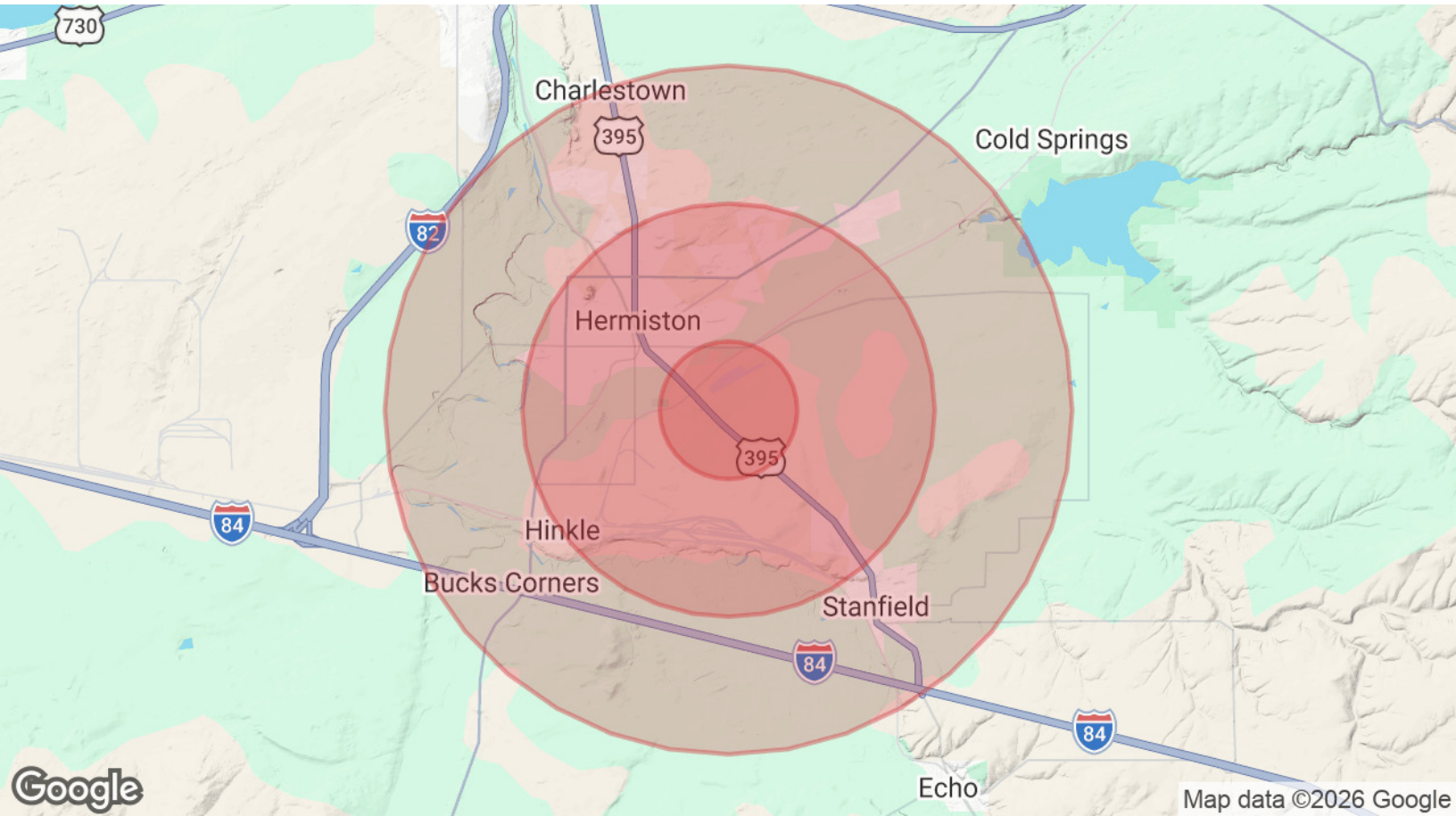
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Population

	1 Mile	3 Miles	5 Miles
Total Population	1,131	20,920	27,041
Average Age	26.4	32.1	33.5
Average Age (Male)	26.2	32.5	33.5
Average Age (Female)	27.0	34.6	35.5

Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	365	7,100	9,286
# of Persons per HH	3.1	2.9	2.9
Average HH Income	\$90,197	\$92,607	\$91,258
Average House Value	\$395,874	\$235,385	\$242,666

2023 American Community Survey (ACS)

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