

326 S BROADWAY ST

ESTACADA, OREGON 97023

FOR SALE | \$1,595,000



Norris & Stevens

INVESTMENT REAL ESTATE SERVICES

TCN  
WORLDWIDE  
REAL ESTATE SERVICES

AMO

TIM PFEIFFER

Vice President

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Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to his/her own satisfaction.

MAY 2025



**326 S BROADWAY ST**  
ESTACADA, OR 97023

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## CONTACT INFO

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### NORRIS & STEVENS

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## EXECUTIVE SUMMARY



### THE OFFERING

Norris & Stevens is pleased to present the listing located at 326 S Broadway Street in Estacada, Oregon. Clackamas county parcel number C120843 is approximately 5,000 SF and zoned for commercial use.

### INVESTMENT HIGHLIGHTS

- Remodeled taproom and restaurant
- Fully operational 15 barrel brewery
- Top of the line industrial stainless steel brewing equipment
- Award winning Brewmaster on staff

### PROPERTY SUMMARY

Asking Price:	\$1,595,000
Address:	326 S Broadway Street Estacada, Oregon 97023
County:	Clackamas
Building Size:	± 5,000 SF
Land Size:	0.12 AC (± 5,200 SF)
Parcel Number:	C120843
Zoning:	Commercial

### DEMOGRAPHICS

	1 MILE	5 MILES
2024 Estimated Population:	5,164	14,140
2029 Projected Population:	5,522	14,605
2024 Estimated Households:	1,944	5,309
2029 Projected Households:	2,093	5,520
Median Household Income:	\$80,222	\$81,269

### ZONING

Commercial use means the activity of purchasing, selling or conducting other transactions involving the handling or disposition, other than included in the term light and heavy "industry" as defined in the appropriate sections, of any article, substance, commodity or services for the livelihood or profit, and places where commodities, services or merchandise are sold or agreements are made to furnish them.

## PROPERTY PHOTOS – INTERIOR



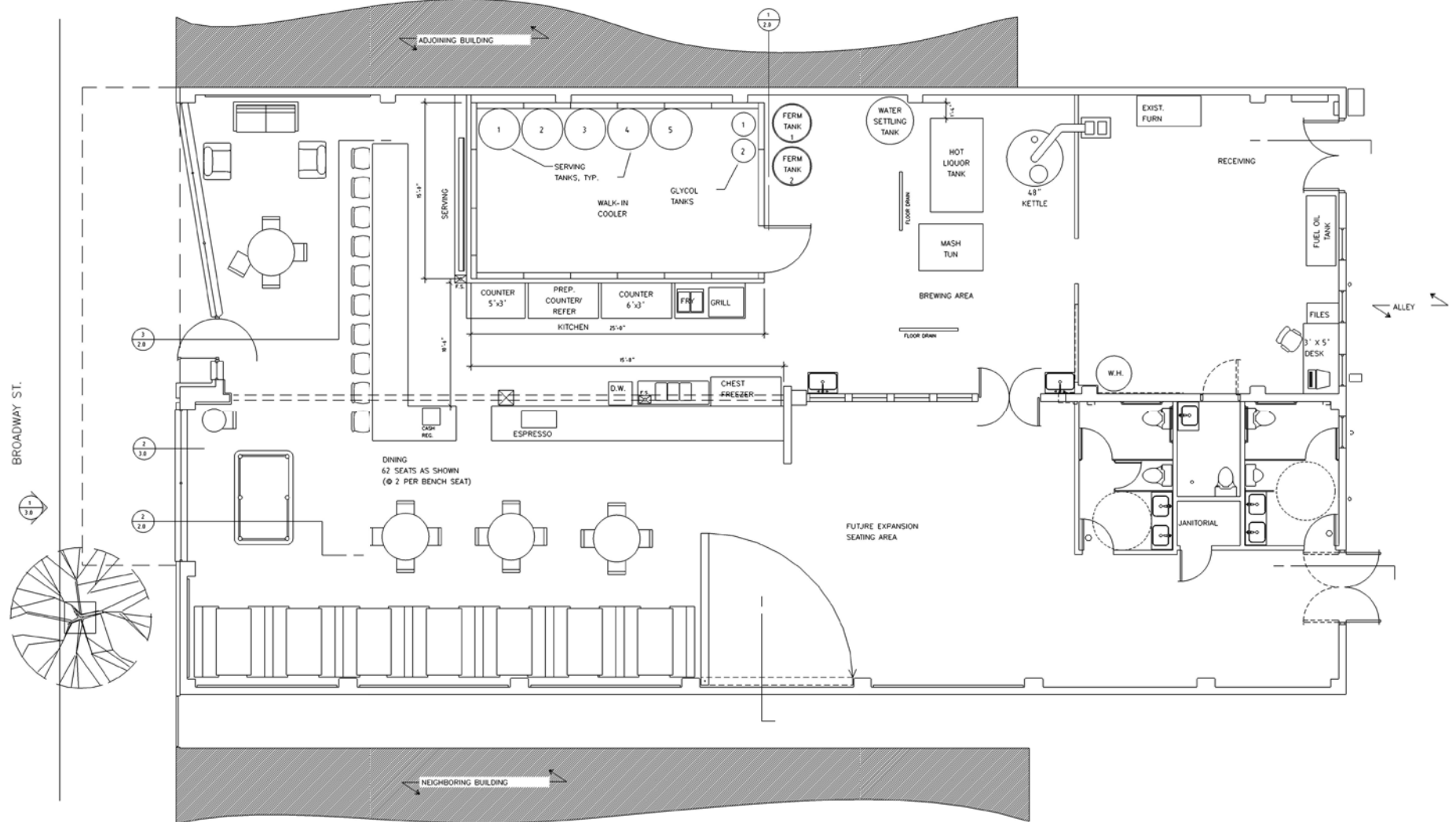


## PROPERTY PHOTOS – EQUIPMENT



# FLOOR PLAN

326 S BROADWAY ST | ESTACADA, OR 97023  
FOR SALE





## LOCATION OVERVIEW

326 S BROADWAY ST | ESTACADA, OR 97023

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