



FOR LEASE

Gateway Retail Space

MT 300
2880 Gateway Street
Springfield OR 97477

4,049 SQUARE FEET | CAN BE DEMISED

- Open concept retail space (Currently Mattress Firm)
- Co-tenants include Target, Cabelas, Hobby Lobby, Ulta, Crunch Fitness & Petco
- Signalized access from Gateway Street & Harlow Road
- High visibility signage
- Tenant improvement allowance negotiable
- Contact brokers for rental rate

**Evans
Elder
Brown &
Seubert**

COMMERCIAL REAL ESTATE

CONTACT

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541.345.4860

Licensed in the State of Oregon.

the SHOPPES at GATEWAY | Site Plan

Shoppes at Gateway
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101 East Broadway
Suite #101
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TRAFFIC COUNTS

- Gateway Street: 19,740 vehicles per day
- Beltine Highway: 33,069 vehicles per day
- I-5: 79,105 vehicles per day

POPULATION

- 3 mile radius: 88,737
- 5 mile radius: 181,353
- 10 mile radius: 288,017

AVERAGE INCOME

- 1 mile radius: \$99,400
- 3 mile radius: \$92,694
- 5 mile radius: \$91,847

Floor Plan

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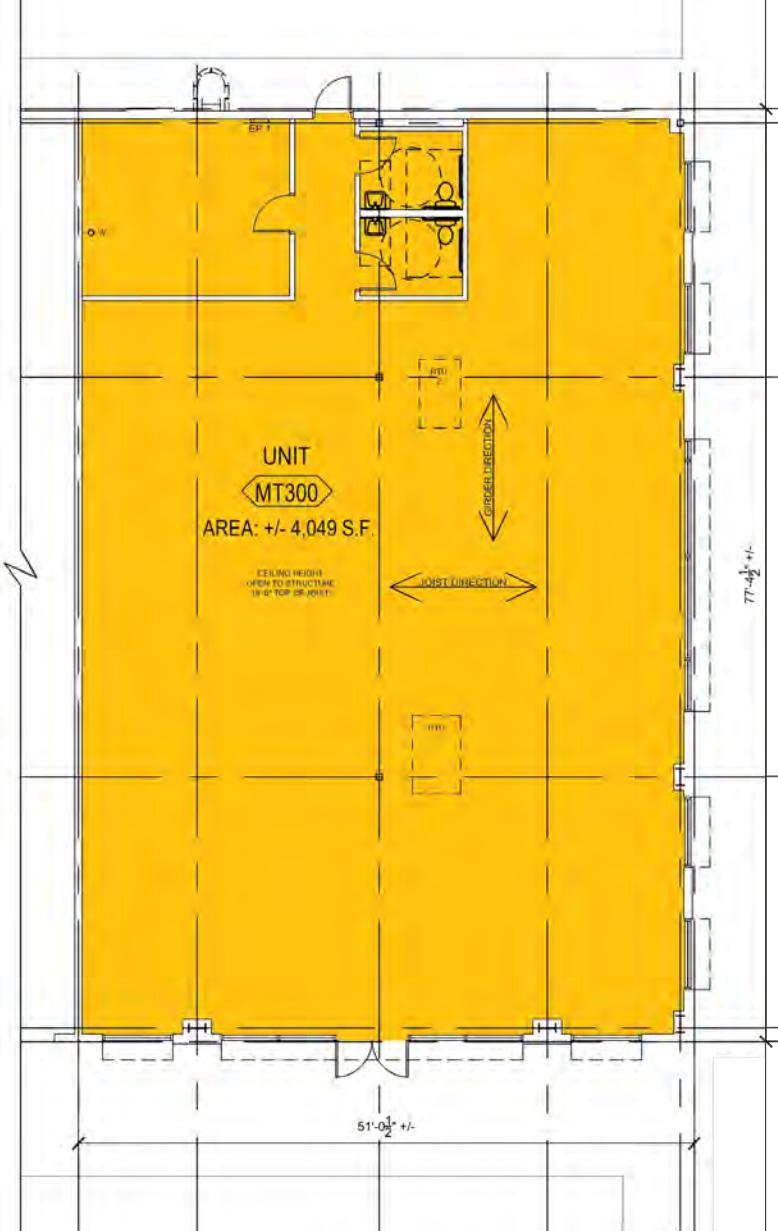
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Location

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