

# RETAIL at FRED MEYER - SALEM

3740 MARKET STREET NE, SALEM, OREGON



## About The Property

- Fred Meyer Anchored Retail
- Shopping Center Total GLA is approximately 181,558 SF
- Located at the intersection of Market Street NE and Lancaster Drive NE which carries a combined traffic count of 63,021 VPD
- Excellent access and parking
- Ideal restaurant or other retail service-oriented tenants

## RETAIL SPACE NEXT TO FRED MEYER AVAILABLE FOR LEASE

Tim Campbell  
Principal Broker/Owner  
Campbell Commercial Real Estate  
541-484-2214  
timc@campbellre.com

Suzanne Kintzley  
Broker  
Campbell Commercial Real Estate  
541-484-2214  
suzannek@campbellre.com

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PROPERTY MANAGED  
BY



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## Property Description

- **Available Square Footage**  
Unit 1 - 2,530 SF  
Unit 11 - 1,583 SF
- **Lease Rate**  
Call Brokers for Details
- **Zoning**  
Retail Commercial (C-R)

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## Center Details

UNIT	TENANT	SQ. FT
01	AVAILABLE	2,530 SF
04	Elmer's Restaurant	60,000 SF
05	UPS Store	690 SF
08	Perfect Look	1,220 SF
10	Elmer's Restaurant	26,400 SF
11	AVAILABLE	1,583 SF
12	Well's Fargo	21,973 SF
15	Unitus Community Credit Union	35,040 SF
16	Carl's Jr	26,400 SF

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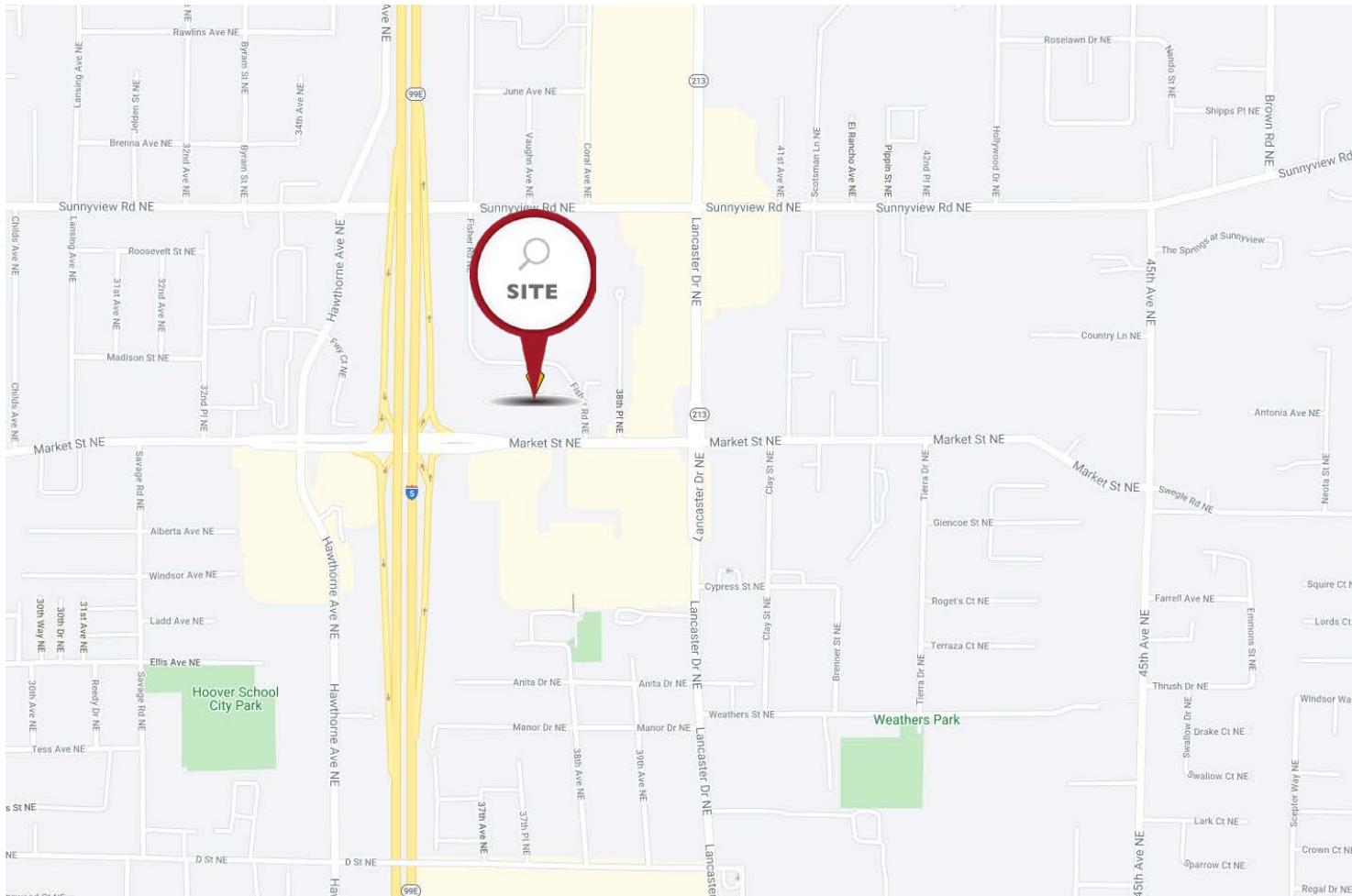


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## 2021 Demographics

### POPULATION

1 Mile	3 Miles	5 Miles
23,955	121,628	215,114

### MEDIAN AGE

1 Mile	3 Miles	5 Miles
34.4	35.1	36.7

### COLLEGE EDUCATION

1 Mile	3 Miles	5 Miles
11%	14%	21%

### MEDIAN HH INCOME

1 Mile	3 Miles	5 Miles
\$49,006	\$52,044	\$60,962

### DAYTIME POPULATION

1 Mile	3 Miles	5 Miles
9,990	71,951	107,943

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