



FOR SALE



1320 CHEMEKETA ST NE

Central Salem Dental Opportunity

3,281 SF | \$790,000

1320 Chemeketa St NE, Salem, OR

- Zoned RS with a conditional use approved for office/medical
- On-site parking lot and free 90-minute street parking
- Garage for storage

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PROPERTY SUMMARY



PROPERTY DETAILS	
Address	1320 Chemeketa St NE, Salem, OR
Site Size	9,456 SF
Building Size	3,281 SF
Sale Price	\$790,000
Year Built	1923
Property Type	Office
Building Class	B

Property Description

All the charm of a 1928 conversion to an office/medical building with the infrastructure of a newer building. Just 3 blocks to Willamette University and the Oregon State Capitol, this building was a thriving dental practice and could be used for either medical/dental or professional office. The building has the plumbing and vacuum to be dental, or this would make an outstanding office a law office, an accounting firm, or a state association.

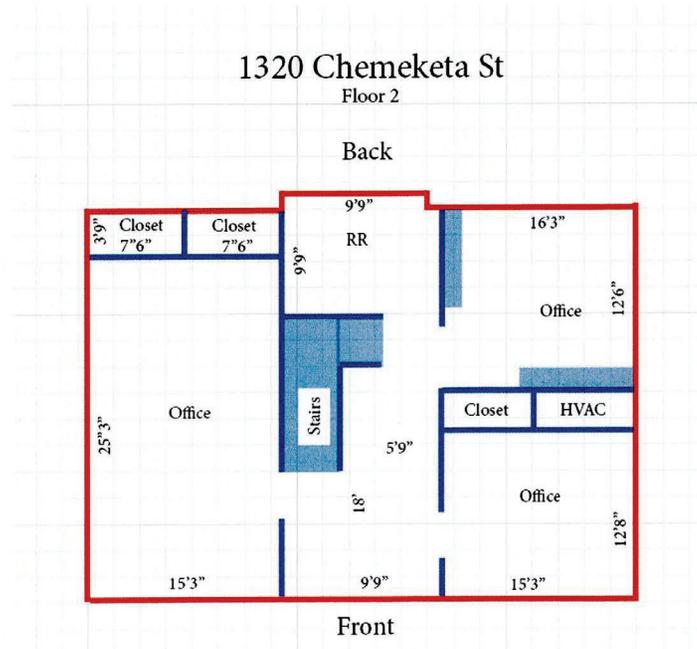
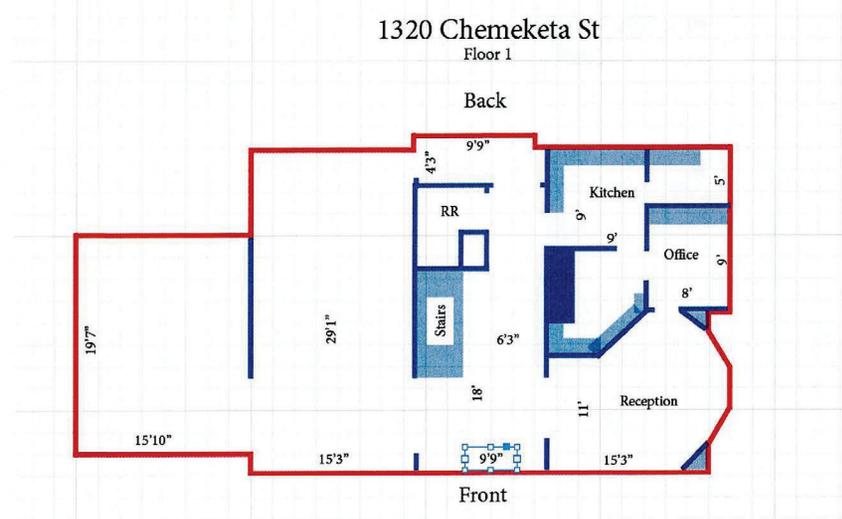
Location Description

Located mere blocks from the Oregon State Capitol and the Capitol Mall, the subject property is on the eastern fringe of Salem's Central Business District. It is also very close to Willamette University and Salem Hospital.



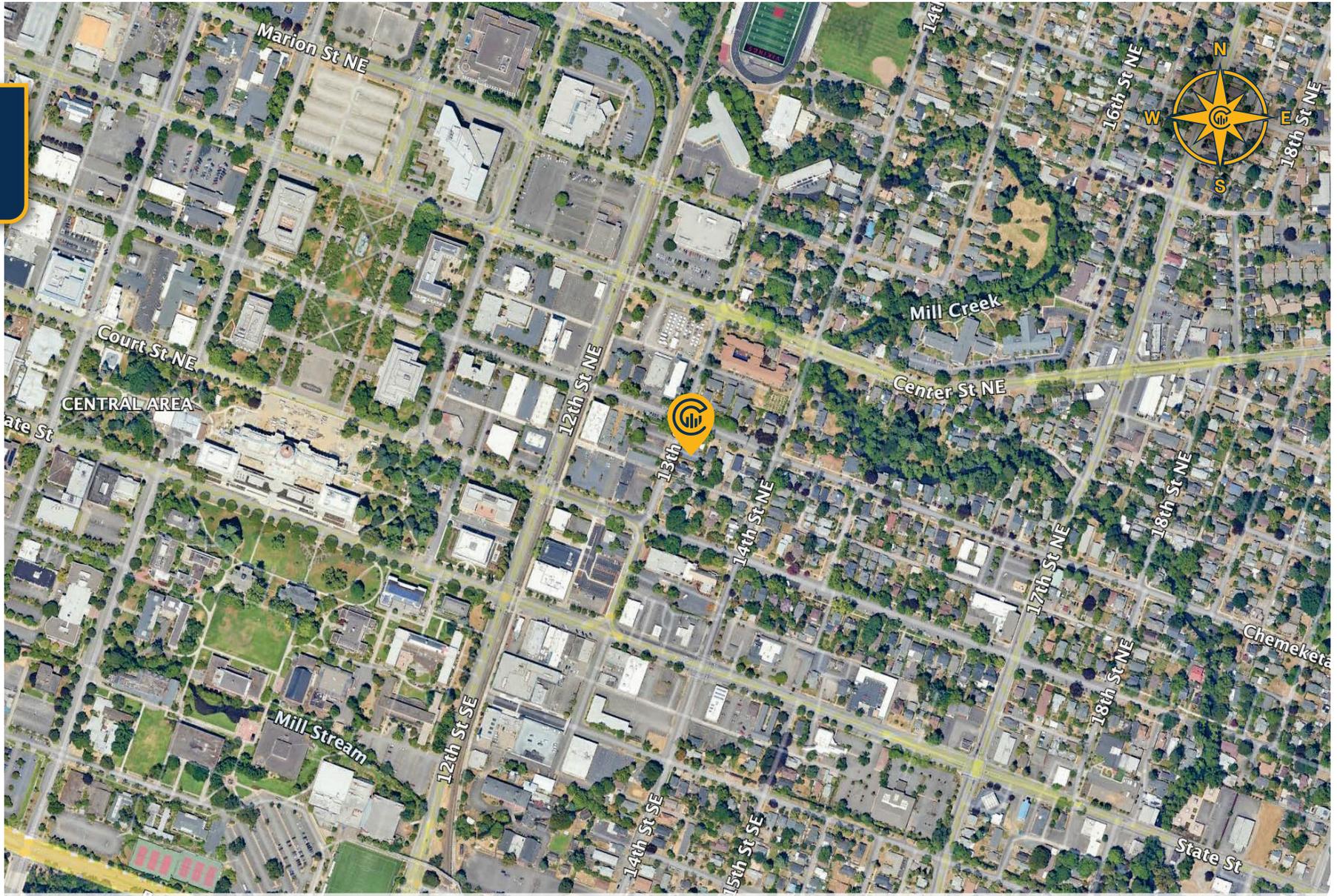
SITE PLAN

SITE PLAN





LOCAL AERIAL MAP



*Average Daily Traffic Volume | Traffic Counts are Provided by REGIS Online at SitesUSA.com ©2025 | Map data ©2025 Google Imagery ©2025, Airbus, CNES / Airbus, Maxar Technologies, Metro, Portland Oregon, Public Laboratory, State of Oregon, U.S. Geological Survey, USDA/FPAC/ GEO

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