

The Forum Shopping Center

885 - 3,343 SF | \$2.50 - \$3.25/SF/Mo. NNN

FOR LEASE

2680 NE Highway 20
Bend, Oregon

3 SPACES AVAILABLE!



Suite 230



Suites 350 & 370

Russell Huntamer, CCIM | Peter May, CCIM

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The Forum Shopping Center

Premier East Side Shopping and Dining Location

The Forum is one of the busiest shopping Centers in Central Oregon. It includes over 401,000 square feet of retail space with national retailers including Costco, Safeway, Whole Foods, OfficeMax, Barnes & Noble Booksellers, Big Lots, McDonalds, Old Navy, Pier 1 Imports, Jamba Juice, T-Mobile, Bank of the Cascades, Hallmark and Sleep Number. There are also many smaller retailers and great restaurants including Hola and Baldy's Barbeque.

The available spaces have great visibility and signage. There are over 85,000 people within 5 miles. The Forum is also a regional center and draws from a much larger trade area of approximately 250,000 people.

The Forum Shopping Center is located on the Northwest corner of US Highway 20 East and 27th Street. 27th Street is a main North/South arterial for the east side of Bend. Located close to the regional hospital.

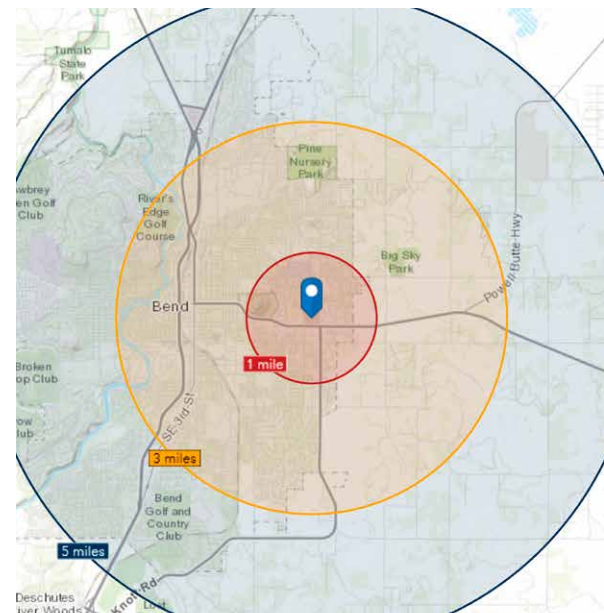
Highlights

- High traffic counts: 19,150 cars/day on 27th St. and 18,500 cars/day on Highway 20
- Area of growth with new Walgreen's to the East of the Forum
- Major shopping center for the east side of Bend
- Locate with a wide array of successful large national retailers



Demographics

| | 1 Mi. Radius | 3 Mi. Radius | 5 Mi. Radius |
|----------------------------|--------------|--------------|--------------|
| 2010 Population | 9,853 | 47,330 | 81,264 |
| 2018 Population | 11,934 | 57,001 | 97,114 |
| 2018 Daytime Population | 16,215 | 69,127 | 104,456 |
| 2018 Median Age | 37.3 | 37.1 | 39.0 |
| 2018 Total Households (HH) | 5,288 | 23,815 | 39,588 |
| HH Growth 2010-2016 | 2.24% | 2.12% | 2.04% |
| HH Growth 2016-2021 | 2.54% | 2.32% | 2.28% |
| 2018 Avg. HH Size | 2.23 | 2.38 | 2.44 |
| 2018 Avg. HH Income | \$64,134 | \$70,612 | \$85,479 |
| Total Businesses | 470 | 4,261 | 5,813 |
| Bachelor's Degree | 16.07% | 22.98% | 27.11% |
| Graduate Degree | 8.61% | 12.16% | 15.73% |



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| | | | |
|---------------------|----------|---------------------------|----------------------------|
| Suite D2 Available | 1,100 SF | \$2.50/SF/Mo. NNN | CAMs est. at \$0.67/SF/Mo. |
| Suite D4 Available | 885 SF | \$2.50/SF/Mo. NNN | CAMs est. at \$0.67/SF/Mo. |
| Suite 230 Available | 3,343 SF | \$2.50- \$3.25/SF/Mo. NNN | CAMs est. at \$0.56/SF/Mo. |



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