

Downtown Tigard Office

8950 SOUTHWEST BURNHAM STREET TIGARD, OR 97223

PRICE REDUCED!

nw preferred
federal credit union

nw preferred

FOR SALE

**MACADAM
FORBES**
COMMERCIAL REAL ESTATE SERVICES

Kevin VandenBrink
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Licensed in OR

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All of the information contained herein was obtained either from the owner or other parties we consider reliable. We have no reason to doubt its accuracy, however we do not guarantee it.

FOR SALE

8950 Southwest Burnham Street, Tigard, OR 97223



PROPERTY DESCRIPTION

Professional 2 story office building in downtown Tigard, OR. Recent redevelopments in the downtown core have brought a mix of new food, entertainment, housing, and shopping options.

OFFERING SUMMARY

Sale Price:	\$2,600,000
Lot Size:	0.83 Acres
Building Size:	12,246 SF
Zoning:	MU-CBD: Mixed-Use Central Business District



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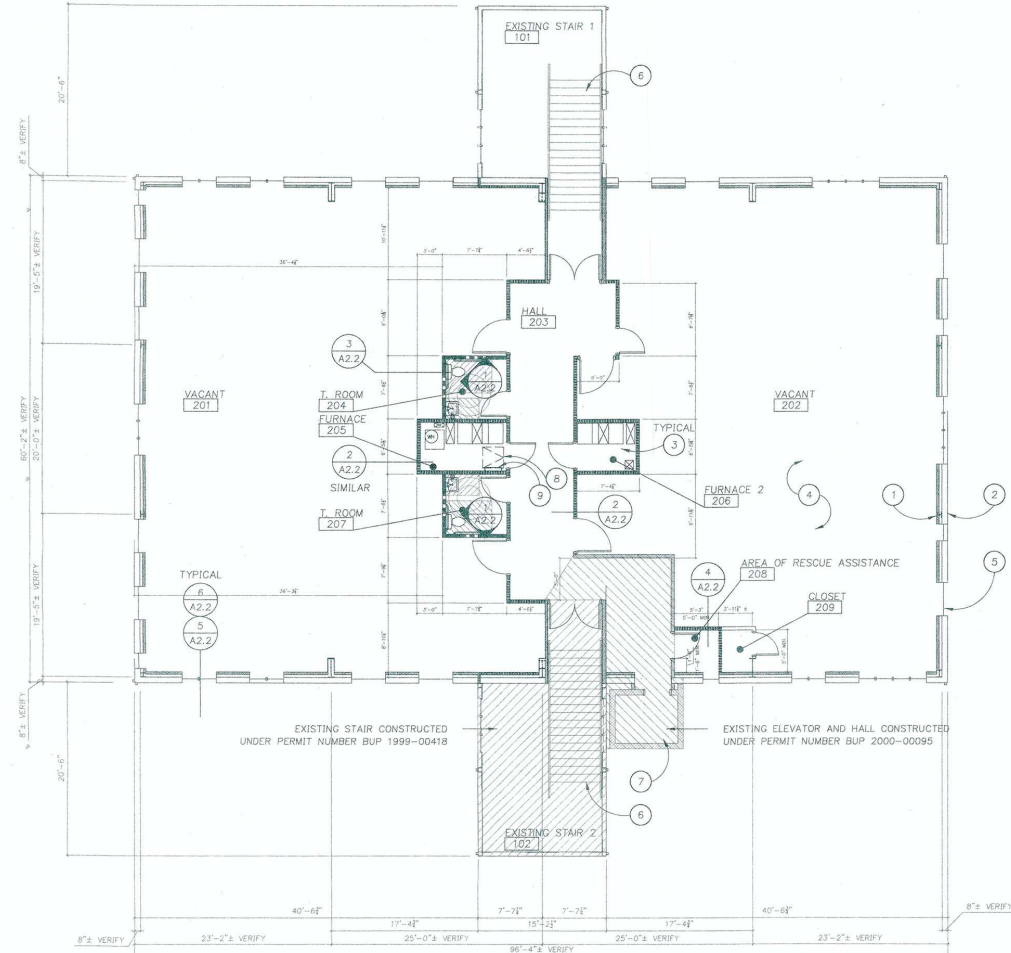
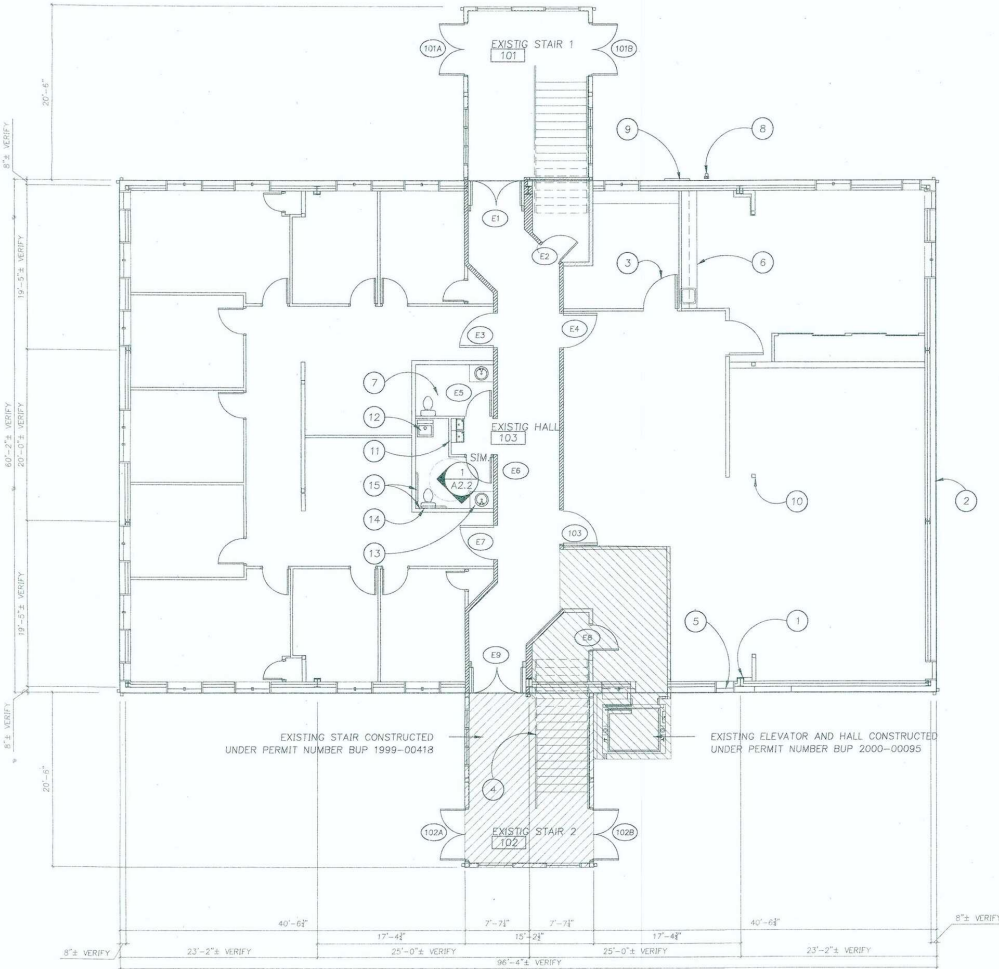
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First Floor

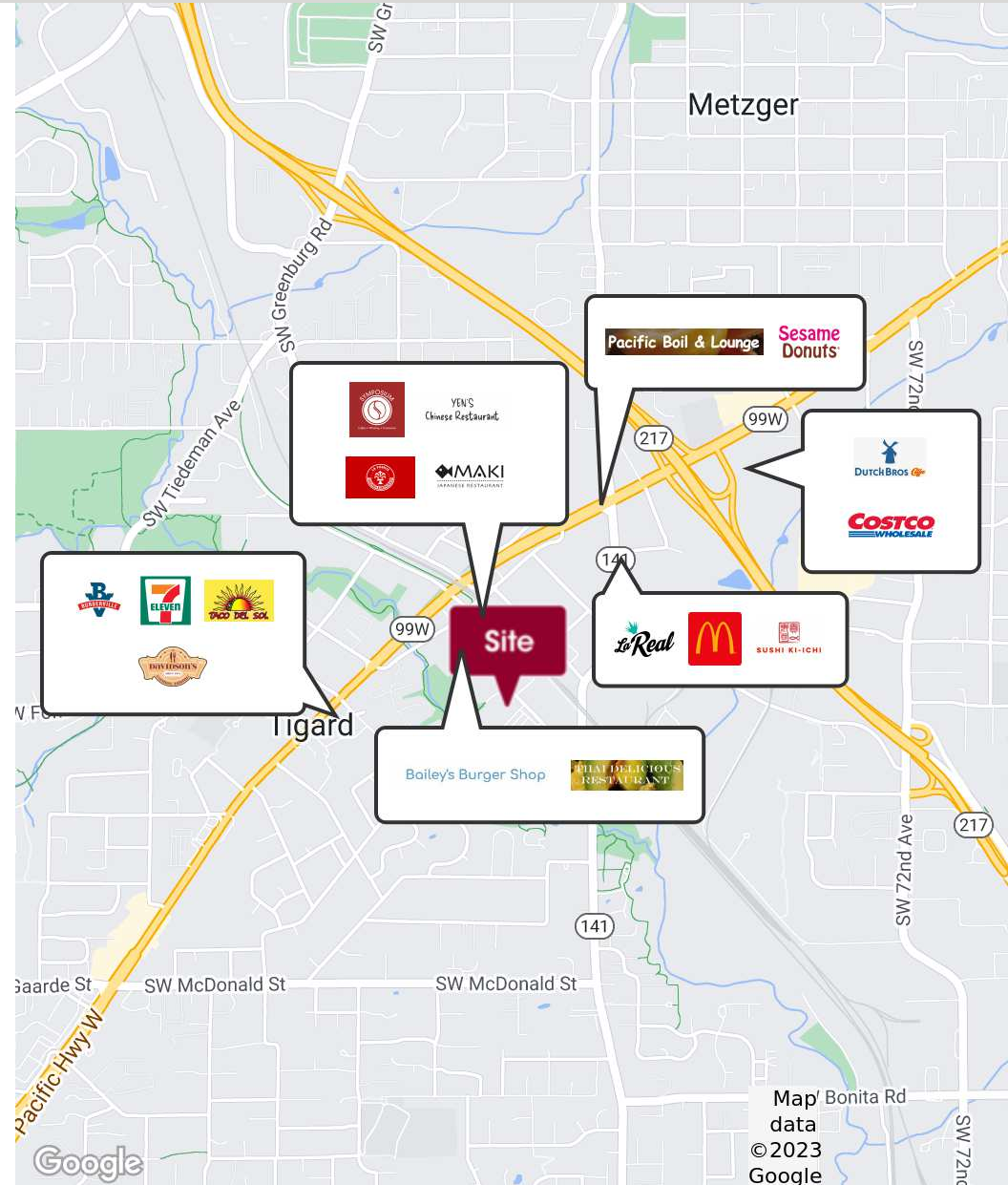
Second Floor



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DEMOGRAPHICS

	0.5 MILES	1 MILE	1.5 MILES
Total population	2,308	11,363	28,458
Median age	36.2	36.1	38.2
Total households	1,064	4,817	11,725
Total persons per HH	2.2	2.4	2.4
Average HH income	\$74,524	\$79,452	\$90,943
Average house value	\$345,940	\$363,572	\$416,653

LOCATION OVERVIEW

Downtown Tigard, OR. Tigard is a well established community in southwest Portland with ideal access to I-5, Hwy 217, and Hwy 99W. Many shopping and housing alternatives in close proximity.



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