



Agent Full
\$2,800,000 7294 gross sqft
 11324 NE SANDY BLVD Portland, OR 97220
 Status: **Active**
 List Date:
 Year Built: 1930/ Existing
 Unit #:
 XST/Dir: NE Sandy south side between NE 112th and NE 115th.
 Horseshoe Inn Motel sign.

Comm/Industrial
 DOM: 0
 Acres: 0.71
 MLS#: 375021372

Other: [Virtual Tour #1](#)

Show: Appointment Only, Do Not Disturb Tenants, Email Seller's Agent, Occupied
 Offer/Nego: Call Seller's Agent
 AG: John Hatch
 AG Ph: [503-789-1247](tel:503-789-1247)
 AG Cell/Text: [503-789-1247](tel:503-789-1247)
 CoAgent: Beth Nelsen
 CoPh: [503-664-6866](tel:503-664-6866)

Private: No for sale sign on the property.

Last Updated: 4/9/2026 6:58:20 AM

Public: Exceptional 24-Unit Income-Producing Motel on NE Sandy Blvd Prime investment opportunity along NE Sandy Blvd, offering excellent visibility, strong traffic counts, and convenient access to major transportation corridors. This 24-unit motel spans multiple buildings and includes an on-site office paired with a spacious 4-bedroom, 2-bath manager's residence - ideal for owner-operators seeking operational efficiency or investors looking to generate additional rental income. The office/residence features a well-designed layout with a generous kitchen that opens to the main living area, a primary bedroom on the main level, and additional living space on the lower floor. Its configuration supports multigenerational living, extended-stay occupancy, or flexible use depending on ownership needs. Floor plans available upon request. Strategically positioned along a corridor undergoing significant infrastructure upgrades and long-term mixed-use redevelopment, the property stands to benefit from continued neighborhood growth and future value appreciation. With close proximity to Portland International Airport, I-205, and key retail and service amenities, this asset is well suited for continued motel operations or a value-add repositioning strategy. Financials available upon request. Buyer to perform all due diligence.

Last Updated: 4/9/2026 6:58:27 AM

Property Details:

Property Type: Hotel/motel
County: Multnomah
Area: 142
Zoning: CE
#Stry/Bldg: 1/6
Ceiling Ht/Ft:
Gross SqFt: 7294
Office SqFt:
Whse SqFt:
Mfg SqFt:
Internet: Yes
Address: Yes
No Blog: No
No AVM: No

Legal: PARKROSE & RPLT, BLOCK 65, LOT A&B
Tax ID: R235624
List Type: Exclusive Right to Sell
Limited Representation: No
Opportunity Zone:
CC&R: No
View:
Waterfront:
Body Water:

Lot Size: 20,000 SqFt to .99 Acres
Lot Dimensions: .71 acres
Lot SqFt: 30,876 sf
Road Frontage: 131
Road Surface: Paved
Sale Inc: Building, Business, Land
Parking: 24 / Off Street, On Site
Construction: Wood Siding
Truck Door: /
Roof: Metal
Occupancy:
Loading:
Features: One Level, Ground Level, Minimal Steps, Sign
Equipment: Fixtures, Furniture, Security System, Smoke Detector
Unreinforced Masonry Building:

Current Use: Hotel/Motel
Open House:
Upcoming Open House:
Broker Tour:
Upcoming Broker Tour:

Utilities:

Cool: Mini Split
Water: Public Water

Heat: Mini Split, Wall Heater
Sewer: Public Sewer

Fuel: Electricity
Volts:
Amps:

Business and Lease Information:

Restrictions:
Actual Gross Income:
Proj. Gross Income:
Lease Expire:

Business Name: Horseshoe Inn Motel
Actual Net Income:
Proj. Net Income:
Lease Equip

Year Estab: 1930
Actual Oper. Expenses:
Proj. Oper. Expenses:
Lease Amount:

Inventory: Yes
Lease Deposit:

Lease Type:
Terms: Cash

Assumable Interest Rate:

Assumable Remaining Months Ending:

Doc Available: Aerial Photo, Brochure, Plot - Plat Map

Financial:

Property Tax/Yr: \$21,604.54 / 2025
Escrow Pref: Fidelity o Kara Iverson

Spcl Asmt Balance:
3rd Party Trans:

Tax Deferral:

Short Sale: No
\$ Pre-Approv:

Bank Owned/Real Estate Owned: No

Broker/Agent Data:

Agent: John Hatch Agent Lic: 940600053 Agent Ph: [503-789-1247](tel:503-789-1247) Agent Cell: [503-789-1247](tel:503-789-1247) SAID: JHATCH
Email(s) Agent: john@hatchhomes.com
CoAgent: Beth Nelsen CoSAID: NELSENEM CoBRCD: KWRP01 CoPh: [503-664-6866](tel:503-664-6866)
CoAgent Email: pdxbrokerbeth@gmail.com
Office: Keller Williams Realty Office Lic: 200510060 Office Ph: [503-546-9955](tel:503-546-9955) Agent Ext: Fax: 503-546-9956
Professionals
BRCD: KWRP01 Owner Perm. Resid: Yes FIRPTA: No
Owner(s): SUKHI GROUP LLC, Owner Phone:
Tran: 4/8/2026 Exp: 4/2/2027
Poss: Close Of Escrow

Comparable Information:

Original Price:

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SQUARE FOOTAGE IS APPROXIMATE & MAY INCLUDE BOTH FINISHED & UNFINISHED AREAS - CONSULT BROKER FOR INFO.
SCHOOL AVAILABILITY SUBJECT TO CHANGE.

Seller(s)
Initials