

# 0.15 Acres • Guilds Lake Submarket Land

Southwest Corner of NW 22nd Ave and NW Wilson Street • Portland, Oregon

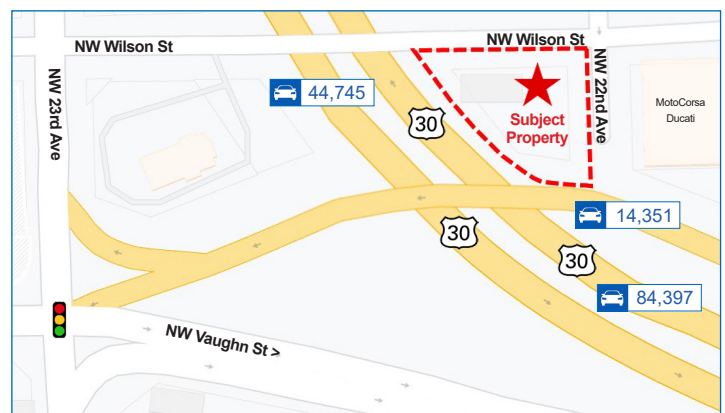
## Price Reduced



## A Rare Paved & Fenced Parking Lot For Sale in Northwest Portland

### Excellent access to Hwy 30 & I-405 at NW Vaughn

- An approximately 6,716 SF commercial lot
- Fully paved and fenced, with gate
- Zoned IG1, and currently used for parking
- Located less than one mile from Montgomery Park
- One block from the Hwy 30 / I-405 Fremont Bridge on- and off-ramps at NW Vaughn and NW 23rd
- Traffic counts\*:
  - Northbound Hwy 30: 84,397 vehicles daily
  - Southbound Hwy 30: 44,745 vehicles daily
  - NW Vaughn St Exit: 14,351 vehicles daily



\*MPSI Daily Estimate, 2022 | US Hwy 30 Northbound / Southbound & US Hwy 30 at NW Vaughn Exit

**NOW OFFERED AT \$575,000**

# NEWMARK

For additional information, please contact:

**JACK WARD**

Associate

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