

# Goose Hollow Apartments

1814-1820 SOUTHWEST MAIN STREET &  
1105 SW 18TH AVENUE, PORTLAND, OR 97205

**NEW PRICING**



**FOR SALE**

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**MACADAM  
FORBES**  
COMMERCIAL REAL ESTATE SERVICES

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## PROPERTY DESCRIPTION

Rare opportunity to acquire three-building apartment complex in the highly desirable Goose Hollow Submarket. The subject buildings are located on one tax lot. The subject buildings are located on one tax lot and consist of one six-unit apartment building, one duplex, and one single-family residence. All nine units are 100% leased at under market rents, providing an investor an attractive opportunity to improve the rents.

## LOCATION DESCRIPTION

Nestled in the vibrant heart of Portland, Oregon, the Goose Hollow Apartments offers a truly exceptional living experience with an array of neighboring amenities. Just steps away, residents have the privilege of accessing the prestigious Multnomah Athletic Club, a haven for fitness enthusiasts and social gatherings. This iconic club boasts state-of-the-art facilities, from well-equipped gyms and swimming pools to indoor sports courts, catering to a variety of active lifestyles.

For avid sports fans and outdoor enthusiasts, the renowned Providence Park lies in close proximity, creating a palpable energy during game days. Home to the city's beloved soccer team, this stadium is an epicenter of excitement and camaraderie.

Convenience is a hallmark of this location, with an extensive selection of transit options at your doorstep. The Goose Hollow Apartments is seamlessly connected to Portland's efficient public transportation network, including buses and light rail, allowing for easy exploration of the city's eclectic neighborhoods, cultural landmarks, and dining hotspots. Additionally, bike lanes and walking paths offer eco-friendly commuting alternatives, promoting a healthy and sustainable lifestyle.

## FUTURE DEVELOPMENT POTENTIAL

The property is zoned RM4 allowing for high density residential development, which makes this an attractive future redevelopment opportunity.



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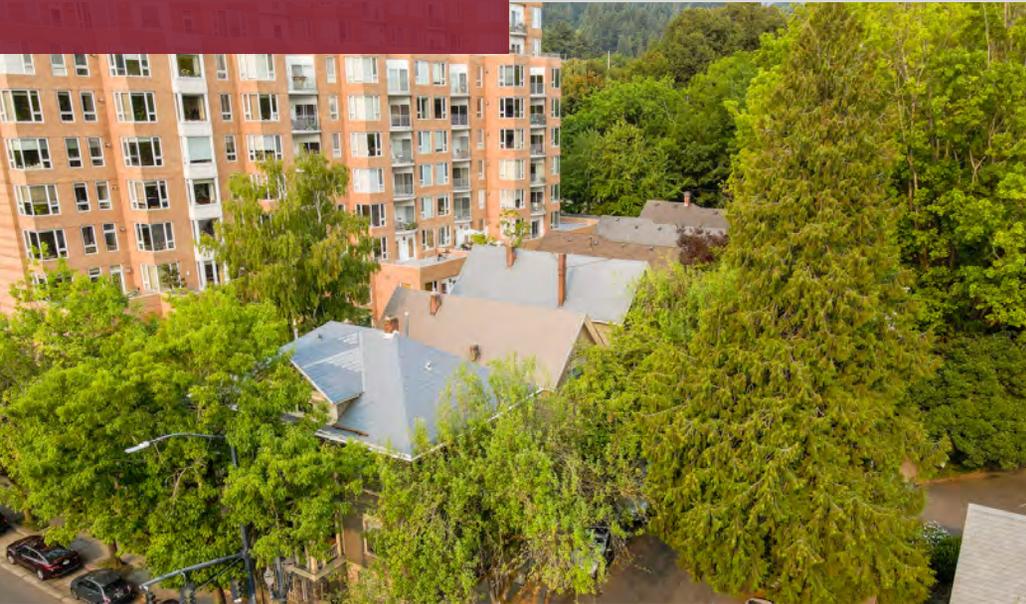
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## OFFERING SUMMARY

Sale Price:	\$2,300,000
Price/Unit:	\$277,000
Price/SF:	\$301
Number of Units:	9
Total Building Size:	8,291 SF
NOI:	\$87,810.00



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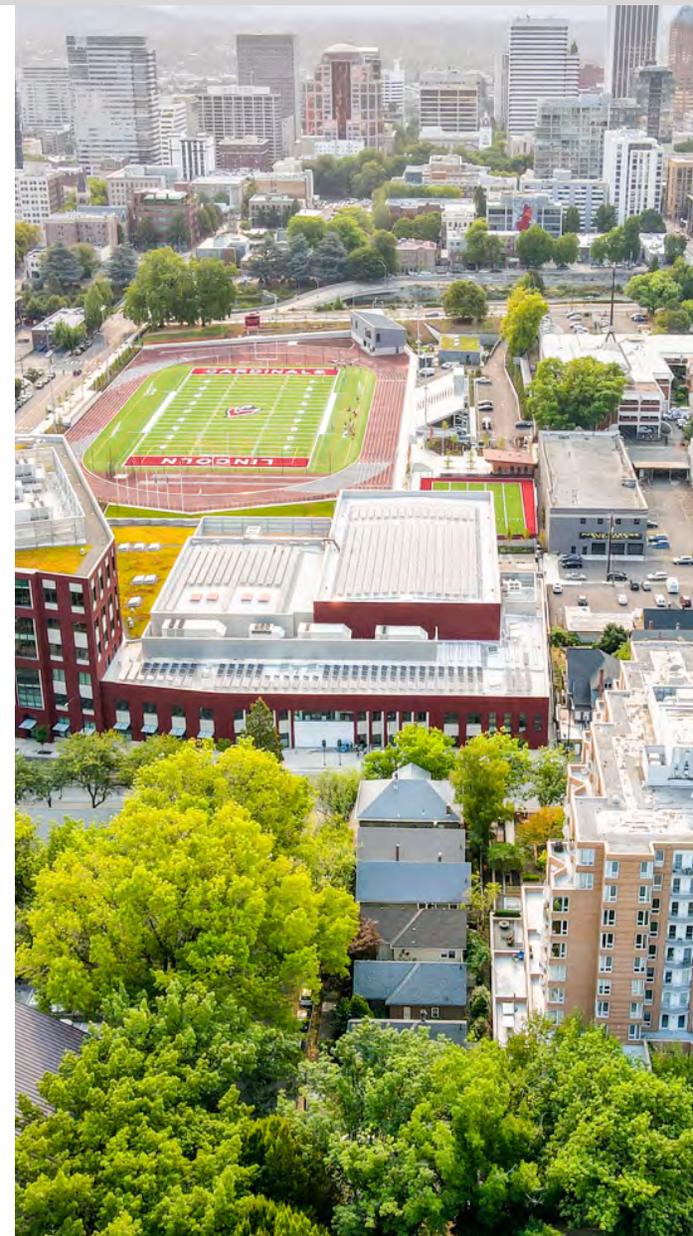
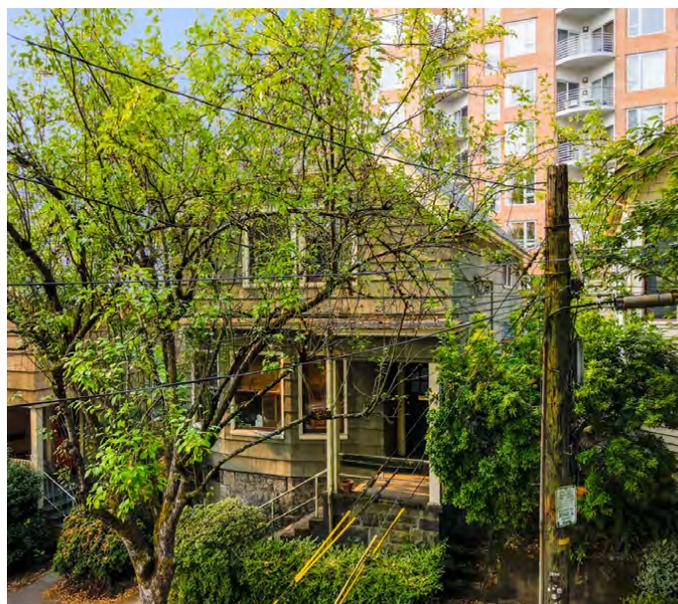
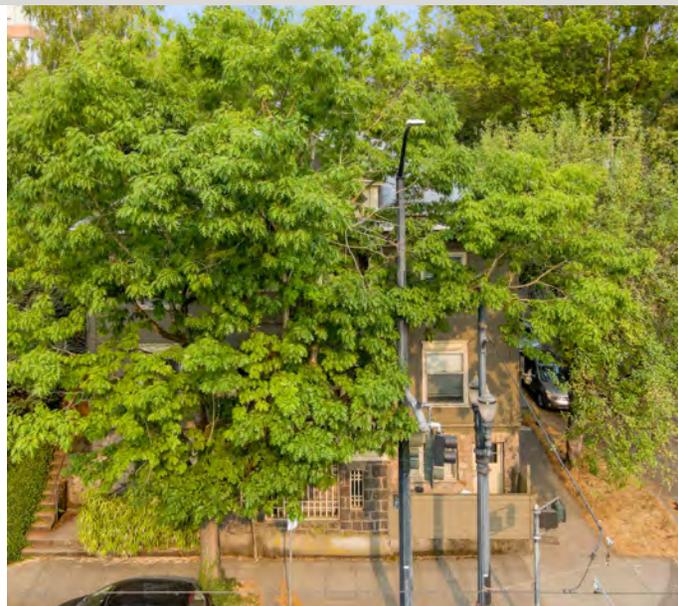
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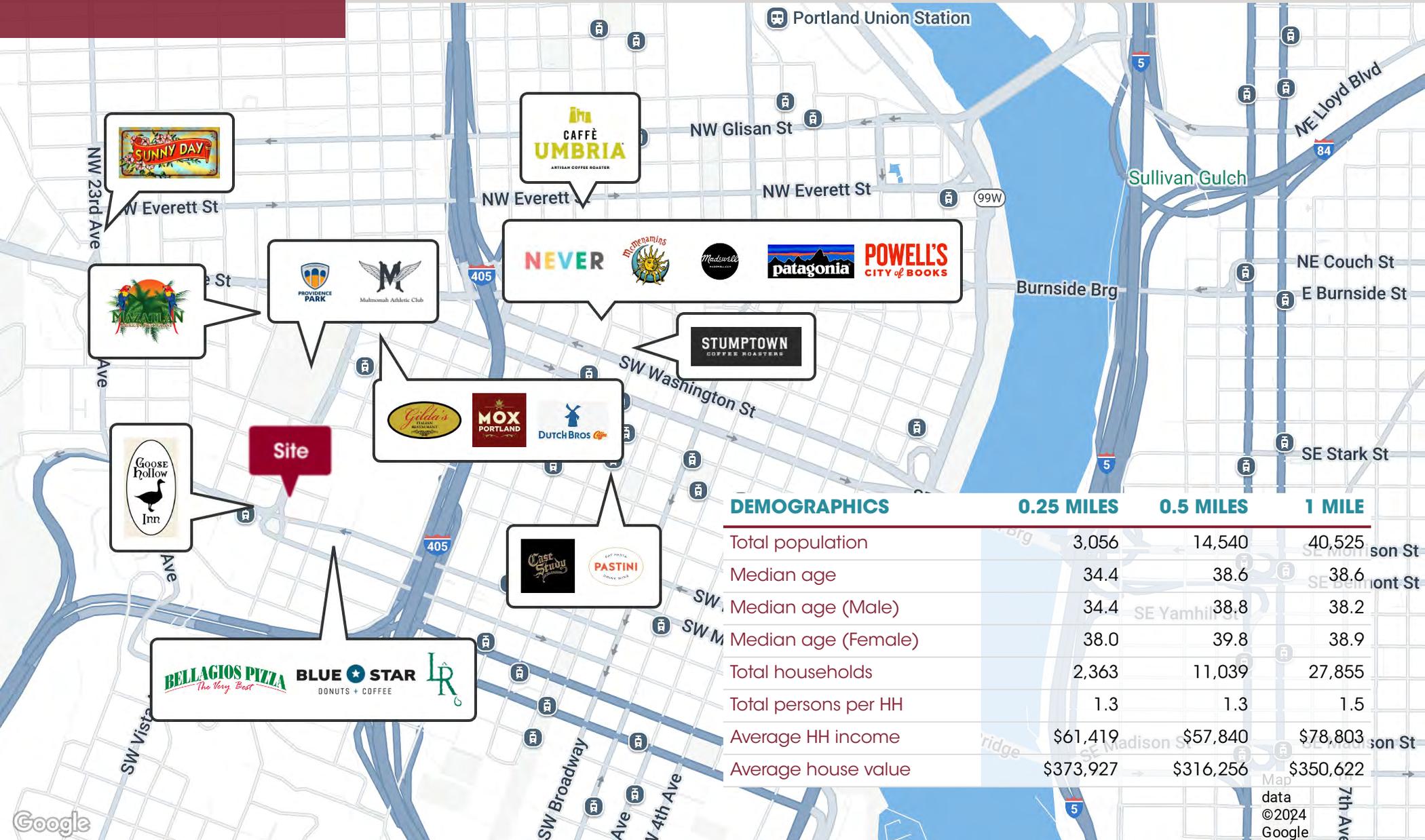
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## DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1 MILE
Total population	3,056	14,540	40,525
Median age	34.4	38.6	38.6
Median age (Male)	34.4	38.8	38.2
Median age (Female)	38.0	39.8	38.9
Total households	2,363	11,039	27,855
Total persons per HH	1.3	1.3	1.5
Average HH income	\$61,419	\$57,840	\$78,803
Average house value	\$373,927	\$316,256	\$350,622

Map data ©2024 Google



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