

Results Driven Retail Solutions<sup>SM</sup>

**Barnard Commercial**  
Real Estate

# 1170 SE 82nd

1170 SE 82nd Ave, Portland, OR 97216



**FOR SALE**

**Built in 1951**

**\$1,700,000.00**

**Building SF:  
3,678 SF**

**Lot Size:  
30,980 SF  
(.71 acres)**

## Demographics

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
<b>Population:</b>	20,864	219,596	474,463
<b>Avg HH Income:</b>	\$72,766	\$71,630	\$74,467

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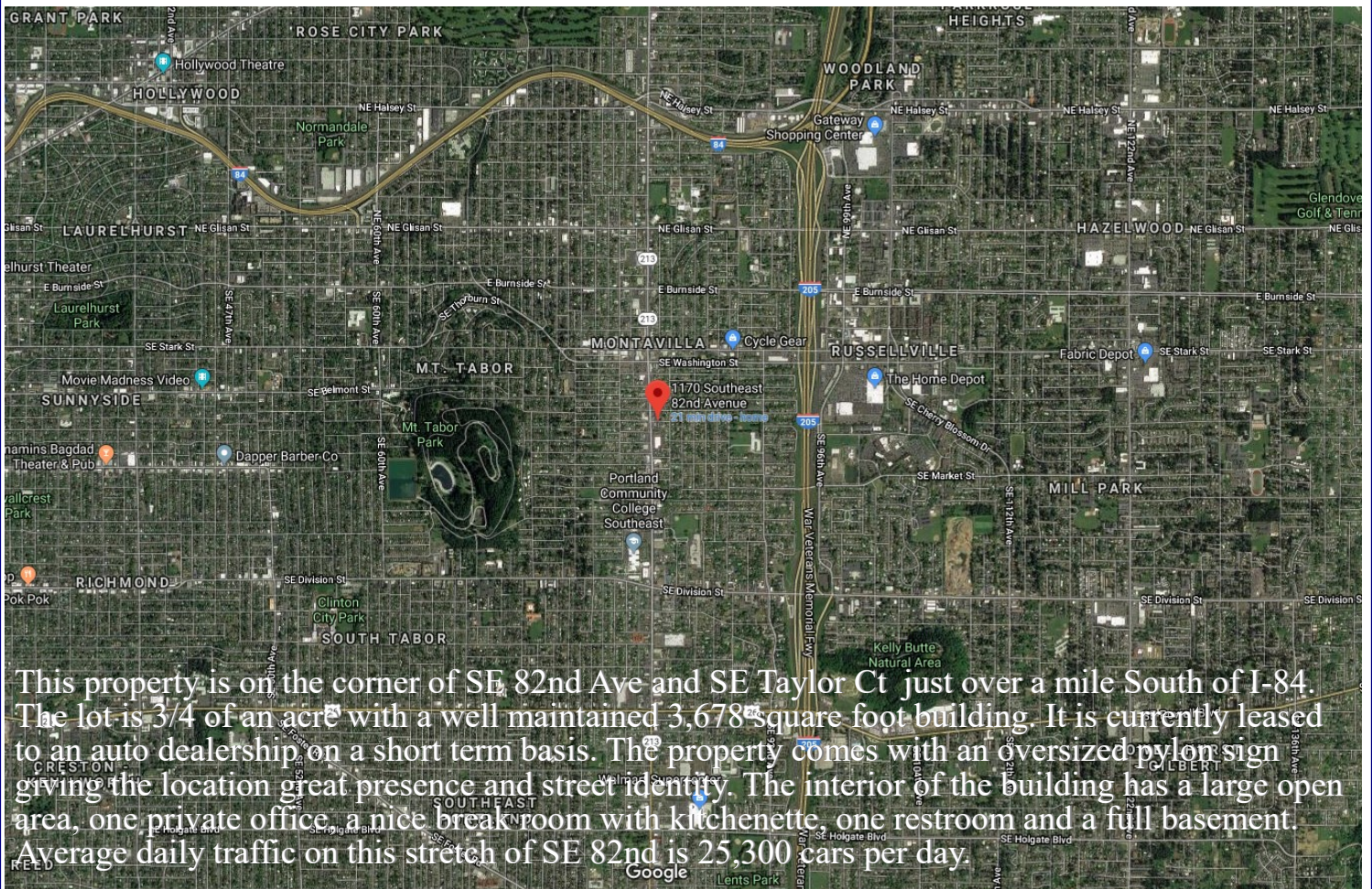
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This property is on the corner of SE 82nd Ave and SE Taylor Ct just over a mile South of I-84. The lot is 3/4 of an acre with a well maintained 3,678<sup>sq</sup> foot building. It is currently leased to an auto dealership on a short term basis. The property comes with an oversized pylon sign giving the location great presence and street identity. The interior of the building has a large open area, one private office, a nice break room with kitchenette, one restroom and a full basement. Average daily traffic on this stretch of SE 82nd is 25,300 cars per day.

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