

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

**Barnard Commercial**  
Real Estate

# Westmoreland Retail

6229—6237 SE Milwaukie Ave, Portland, OR 97202



**Excellent corner location in Westmoreland** on Milwaukie Ave. This is a highly walkable and desirable neighborhood within the Sellwood Moreland community. Located three miles south of downtown Portland and surrounded by acclaimed local restaurants, shops, boutiques and services which draw high demand for this historic trade area. Average daily traffic counts on Milwaukie Ave of approximately **13,000 cars per day**.



**Available:**

**1,435 SF\***

North Endcap, Restaurant

\*Do Not Disturb Tenant

*Plus bonus basement*

**\$27.00 SF/Year, NNN**  
Approximately \$4.00 NNN

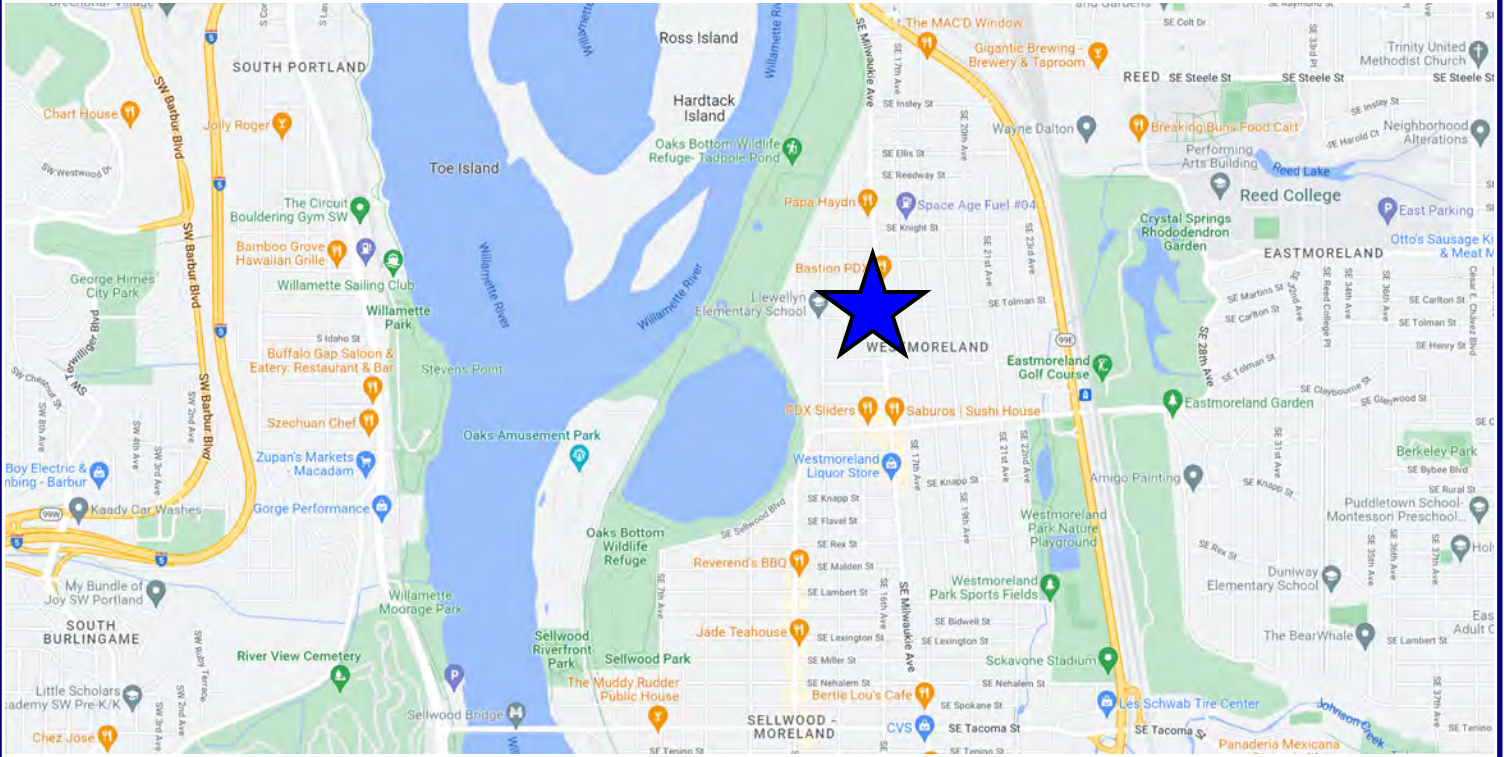
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Craig Barnard | 503.616.2941 | [craig@barnardcommercial.com](mailto:craig@barnardcommercial.com)

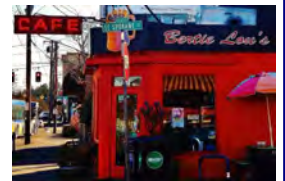
[www.barnardcommercial.com](http://www.barnardcommercial.com) | Mail: 5200 Meadows Road Suite 150, Lake Oswego OR 97035

All information contained herein was obtained from sources deemed reliable. No guarantee is made with respect to accuracy. Specifications subject to change without notice.

# Westmoreland Retail



## LOCAL RESTAURANTS



## LOCAL ATTRACTIONS



## DEMOGRAPHICS

### Population—Average HH Income

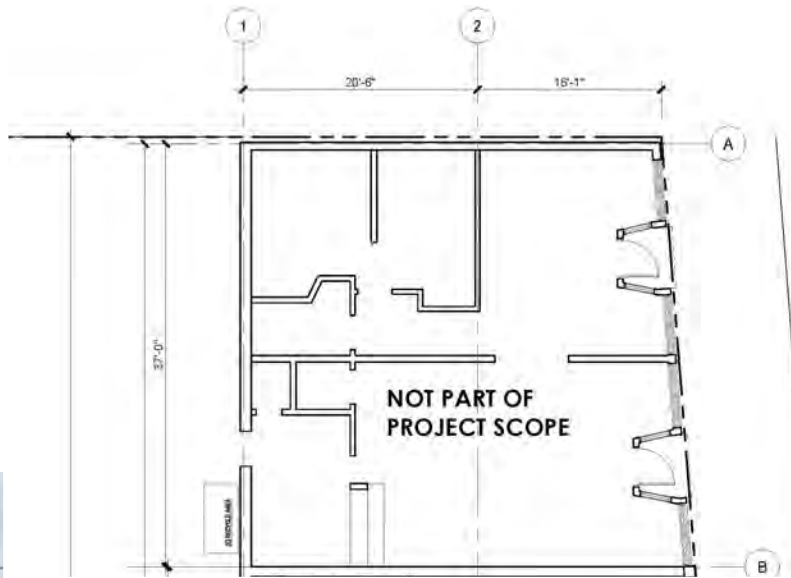


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## GROUND FLOOR LEVEL— Restaurant



**1,435 SF\***

North Endcap, Restaurant  
Plus Basement

\*Do Not Disturb Tenant

Fully equipped restaurant  
with indoor and outdoor  
seating



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## INTERIOR PHOTOS



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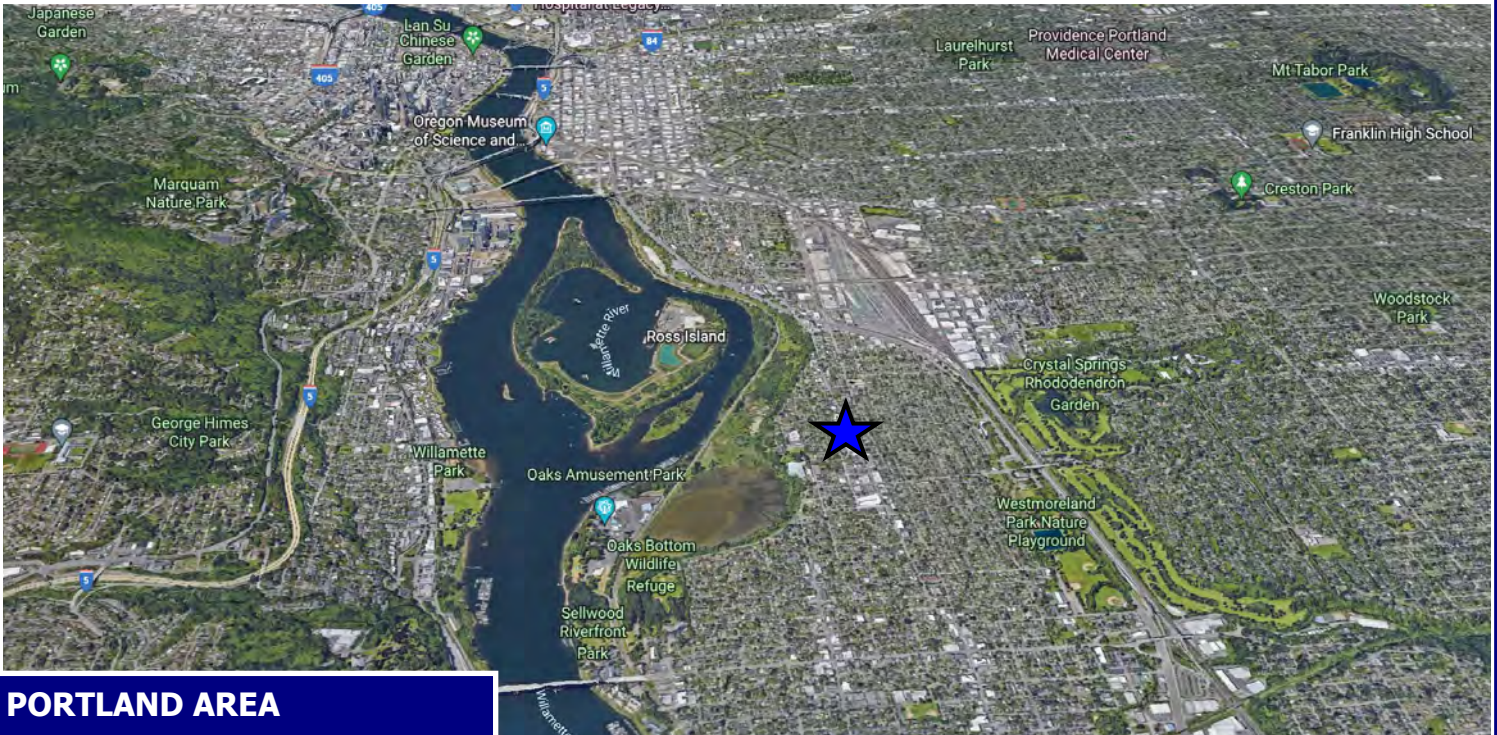
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**AERIAL VIEW**



**PORTLAND AREA**

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