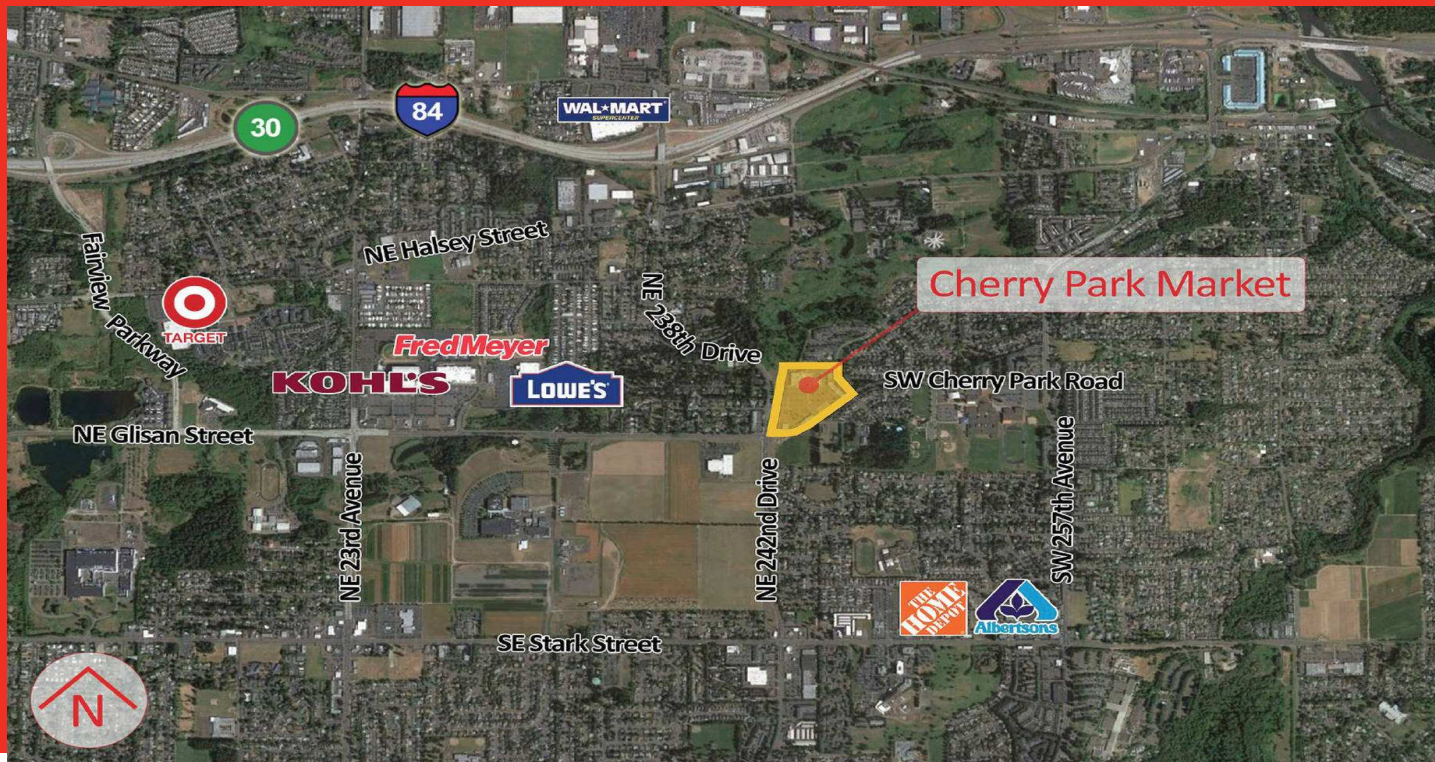


CHERRY PARK MARKET CENTER

2457 SW Cherry Park Road, Troutdale, OR 97060

Merlone Geier
Partners



FEATURES

Anchored by a 55,000 square foot Safeway supermarket.

Located in the Portland metropolitan area.

Excellent visibility on the corner of NE 238th Drive and SW Cherry Park Road with high daily traffic counts.

Convenient freeway access to Interstate 84.



DEMOGRAPHICS 2016

	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	16,417	88,732	203,177
Household:	5,789	32,975	73,874
Average Household Income:	\$66,408	\$62,669	\$67,485



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TENANT INDEX

1	Safeway	55,164 SF	10	Ten Nails	1,000 SF	25	AVAILABLE	1,250 SF
2	Dollar Tree	11,296 SF	11	Perfect Look Salon	1,300 SF	26	Cherry Park Dental Clinic	2,100 SF
3	River of Life Lutheran Church	3,577 SF	12	AVAILABLE	3,000 SF	27	Tan Republic	1,369 SF
4	U.S. World Class Taekwondo	3,256 SF	13	Multnomah Country Library	6,000 SF	28	A Shot in The Dark	1,200 SF
6	AVAILABLE	1,518 SF	16	AVAILABLE	2,169 SF	30	Subway	2,200 SF
7	J Gelati	900 SF	17	EI Tapatio	3,000 SF	32	McDonald's	2,871 SF
8	Cherry Park Cleaners	1,300 SF	18	AVAILABLE		33	US Bank	3,680 SF
9	AVAILABLE	1,400 SF	22	Godfather's Pizza	3,445 SF			
			23	Dotty's Deli	1,500 SF			
			24	Wu's Garden Restaurant	2,200 SF			

PROJECT SUMMARY

Site Area	+/-16.58 AC +/-722,225 SF
Building Summary	
Gross Leasable Area	+/-116,695 SF

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