

FOR LEASE

101 "A" Avenue, Lake Oswego, OR 97034

Lake Oswego Retail Space

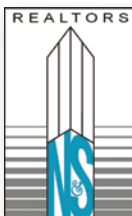
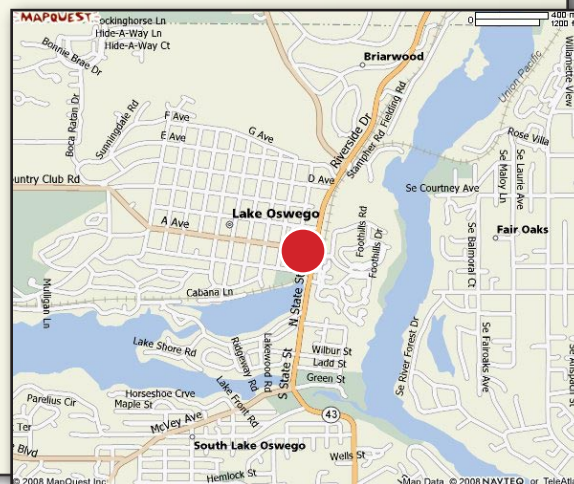


- **SIZE** ± 5,600 SF; Divisible for Qualified Tenants
- **LOCATION** In the heart of the downtown Lake Oswego trade area. This availability is located on "A" Avenue
- **FEATURES**
 - Strong retail corridor
 - Off-street parking
 - Signalized intersections
 - Across the street from Tillamook Ice Creamery, and Lake View Village, a speciality center tenated by Chico's, Urbane Zen, Pendleton, Manzana Restaurant, Sur La Table, and other high profile merchants
- **TRAFFIC COUNTS**
 - "A" Ave. - 19,100 ADT ('07)
 - State St. - 19,100 ADT ('06)

■ DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
'06 Population	9,138	81,483	252,482
'06 Avg HH	\$95,776	\$91,767	\$79,256
Employees	3,625	30,897	118,500

- **RATE** ● Starting at \$24.00/SF NNN



Norris & Stevens

621 SW Morrison St., Ste. 800
Portland, OR 97205
503.223.3171 - Ph. / 503.228.2136 - Fx.
www.norris-stevens.com

For More Information or a Property Tour, Please Contact:

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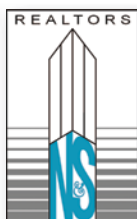
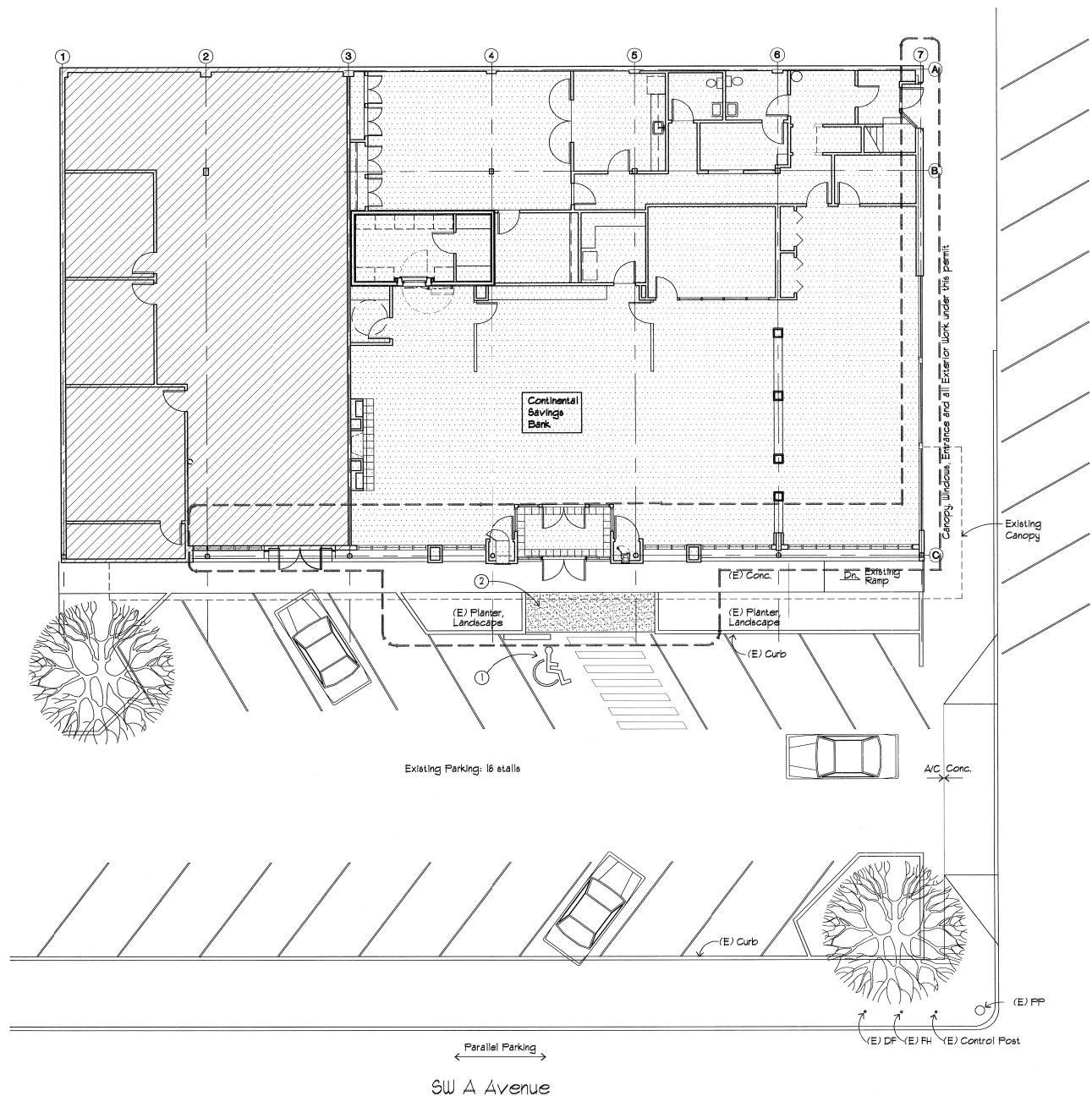
Information contained herein has been obtained from others and considered to be reliable; however, a prospective purchaser or lessee is expected to verify all information to his/her own satisfaction.

TCN
WORLDWIDE

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Evergreen Rd.

Millennium Park

2nd St.

Wizer's

"A" Ave. - 19,100 ADT ('07)

SITE

1st St.

366 Parking Spaces

Lake View Village

Tillamook

State St - 33,500 ADT ('06)

25,300 ADT ('06)

Peet's Coffee & Tea

PENDLETON
EST. IN OREGON IN 1823

Sun La Table
The Art and Soul of Cooking

CHICO'S

CC McKenzie
SHOES & APPAREL

urbane Zen

Grapevine
the Art of Style

MANZANA
RESTAURANT & BISTRO

GO