

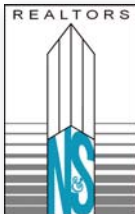
# RETAIL SPACE FOR LEASE

## Hanson's Corner



17725 SW Boones Ferry Rd., Lake Oswego, OR

- Size:  $\pm 1,000$  up to  $\pm 4,900$  SF
- Location: Located in the Bridgeport area serving Tualatin, Lake Oswego, & Lake Grove trade areas
- Features:
  - Property to be Redeveloped with delivery early Fall
  - Situated on Boones Ferry Rd. with quick access to I-5
  - Adjacent to GI Joes and Safeway
  - Signage on SW Boones Ferry Rd.
- Traffic Counts: SW Boones Ferry Rd.: 27,920 ADT (2003)
- Rate: **\$28.00 - \$32.00 PSF NNN**



**Norris & Stevens**

621 SW Morrison St., Ste. 800  
Portland, OR 97205  
503.223.3171 - Ph. / 503.228.2136 - Fx.  
[www.norris-stevens.com](http://www.norris-stevens.com)

For More Information or a Property Tour, Please Contact:

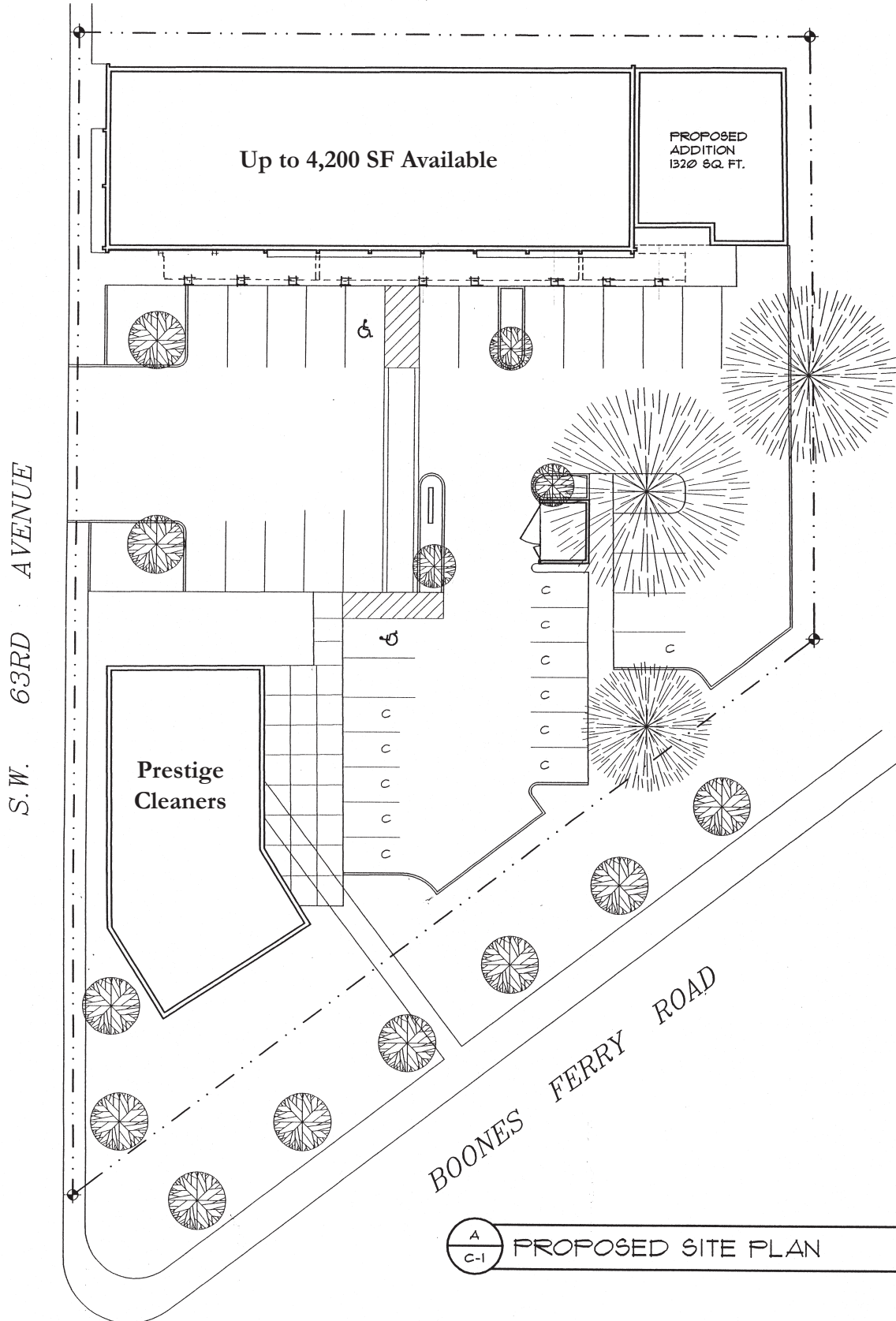
**Dean Wier**

[deanw@norris-stevens.com](mailto:deanw@norris-stevens.com)

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.

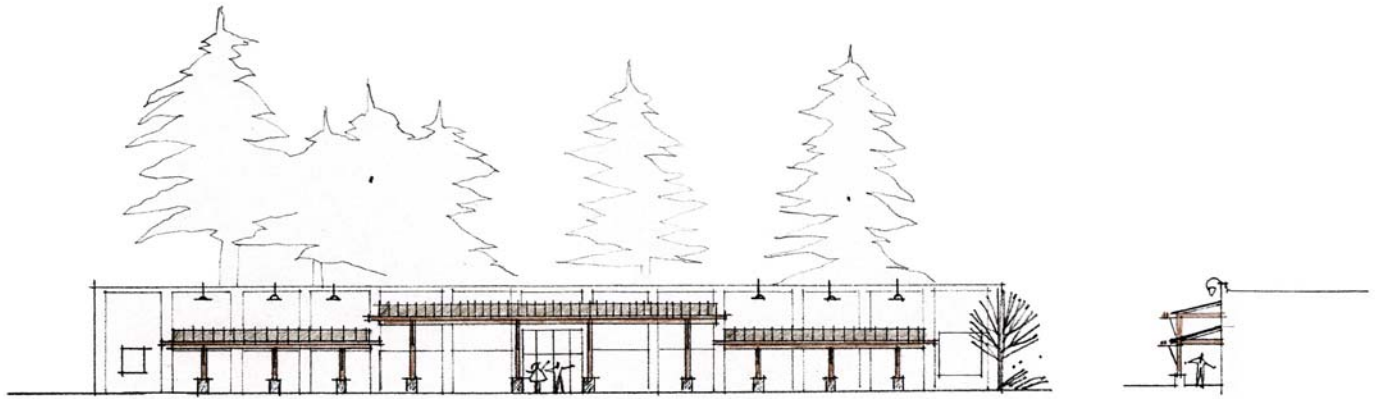
**TCN**  
WORLDWIDE

# Hanson's Corner



A  
C-1 PROPOSED SITE PLAN

# Hanson's Corner



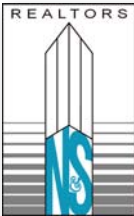
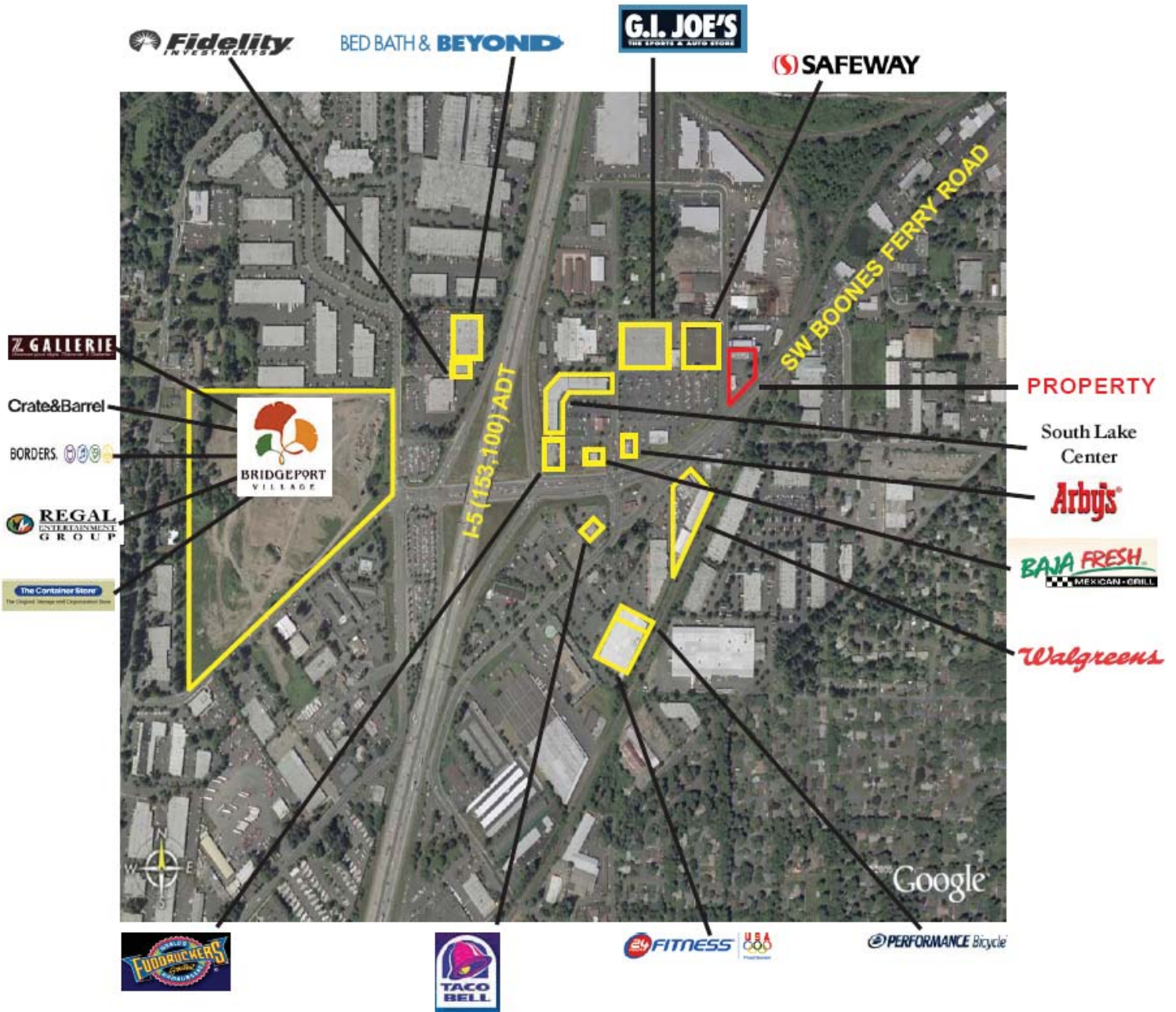
SOUTH ELEVATION - SCHEME B  
HANSEN'S CORNER

PROFILE



	1 Mile	3 Mile	5 Mile
<i>Population:</i>			
2011 Projection	8,925	88,323	199,277
2006 Estimate	8,800	83,609	188,403
<i>Households:</i>			
2011 Projection	3,595	36,382	80,861
2006 Estimate	3,520	34,306	76,345
<i>Income:</i>			
2006 Avg Household	\$79,763	\$85,865	\$87,885
2006 Med Household	\$61,194	\$61,334	\$64,491

# Hanson's Corner



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