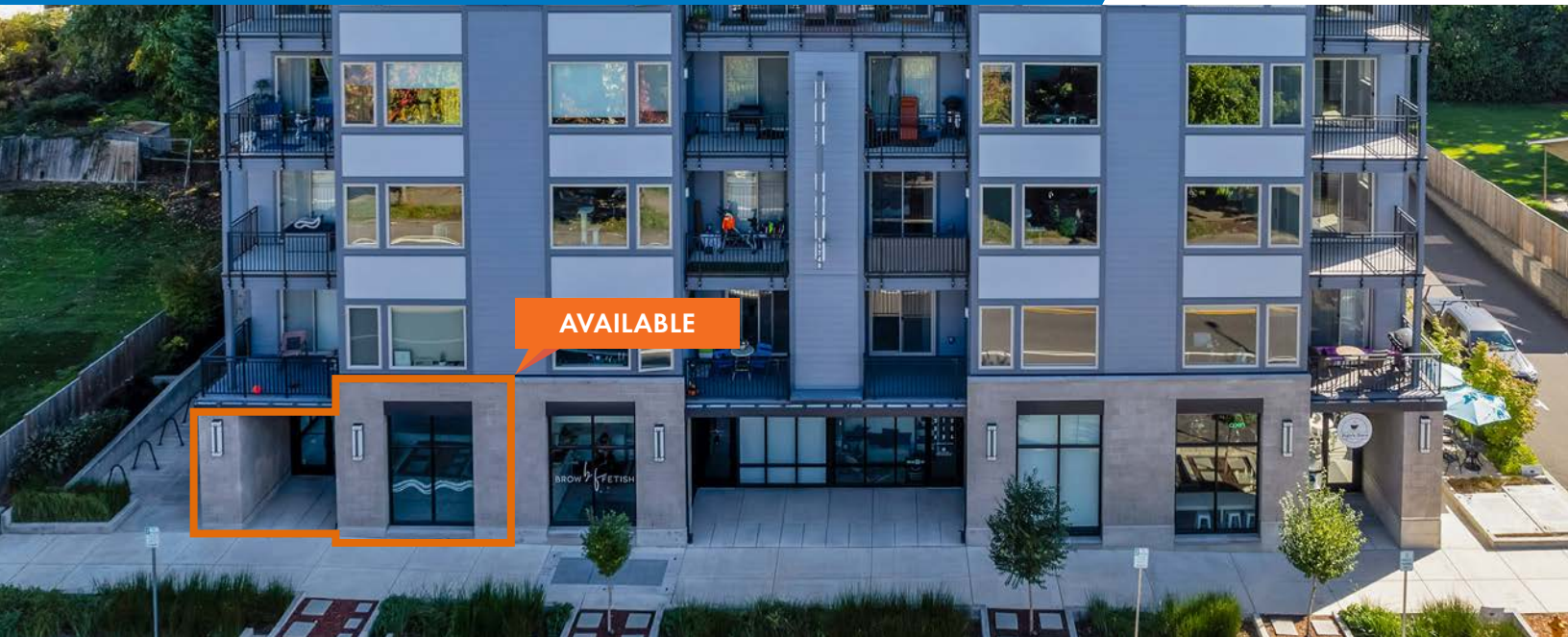


THE 72ND RETAIL

11740 SW 72nd Ave | Tigard, OR 97223

FOR LEASE



END CAP RETAIL SPACE FOR LEASE

DETAILS

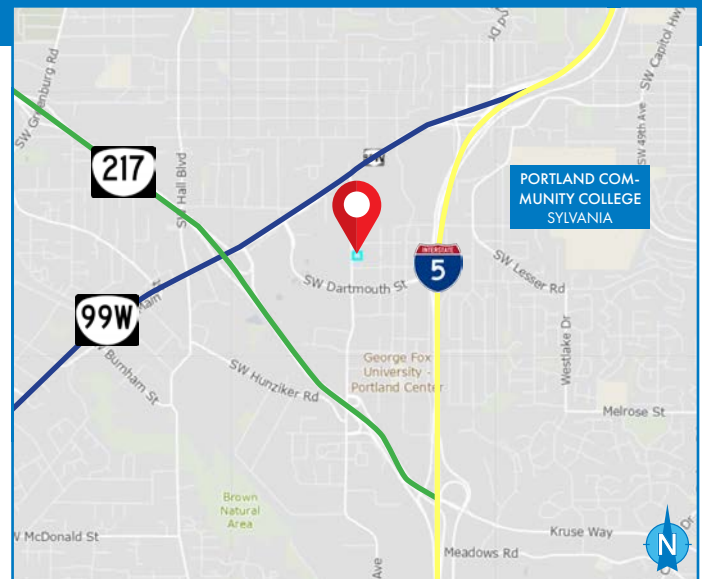
- Suite 11714: ± 697 SF
- Lease rate: Call for rate

FEATURES

- Turn-key modern space
- Glass roll-up garage door
- Includes one dedicated parking space for staff
- Restroom and office area
- 5' high 2x6 pony wall with wood top cap

AREA FEATURES

- Great co-tenancy with high-end salon and coffee shop
- Located 7 min away from the Portland Community College Sylvania Campus
- Excellent 72nd Ave exposure (8,099 ADT) and quick access to I-5
- Located in upscale community of Tigard with multifamily above



DEMOGRAPHICS

	1 MILE	3 MILES
Population	10,946	115,907
Households	4,691	49,897
Median Age	38.3	41.4
Median Household Income	\$92,656	\$113,733
Daytime Employees	17,203	79,470

02.13.2024

For more information or a property tour, please contact:

MALLORIE GOODY

503.416.8409

MallorieG@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.

Norris & Stevens

INVESTMENT REAL ESTATE SERVICES

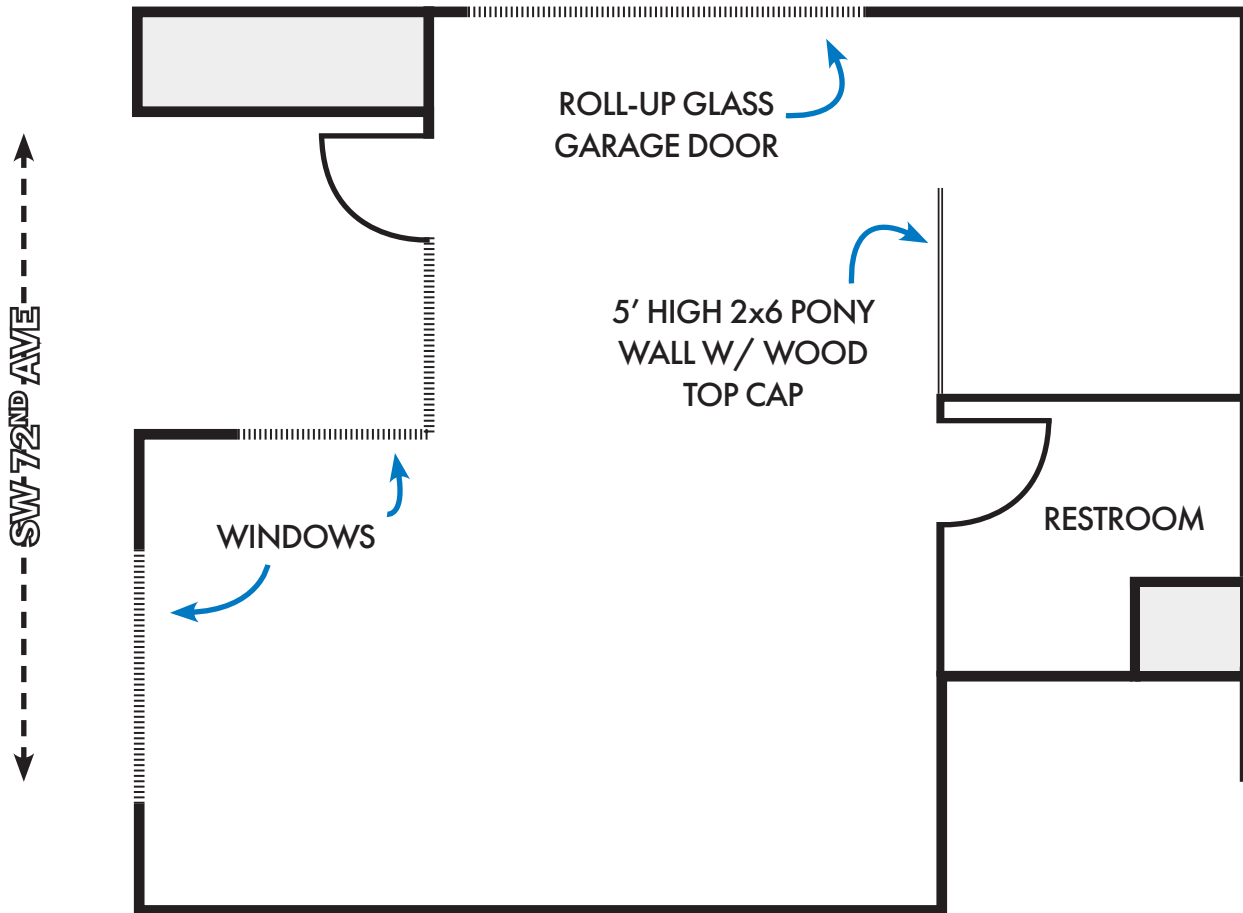
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FOR LEASE

FLOOR PLAN



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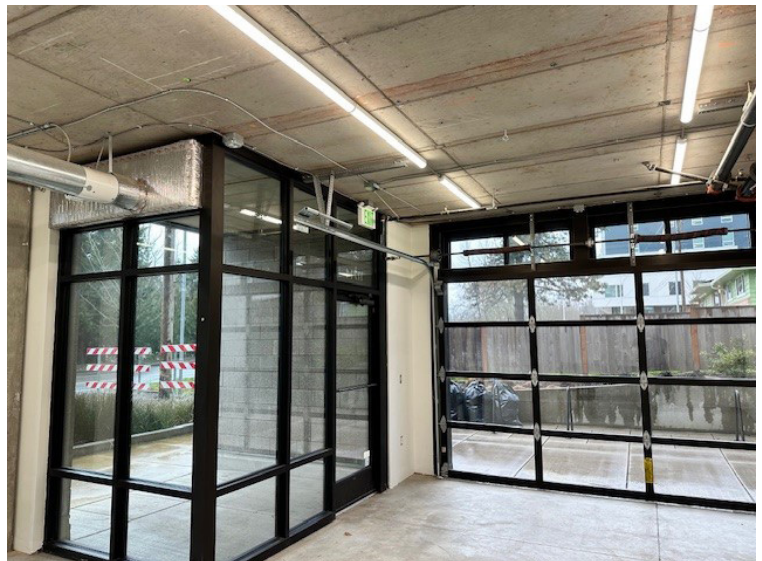
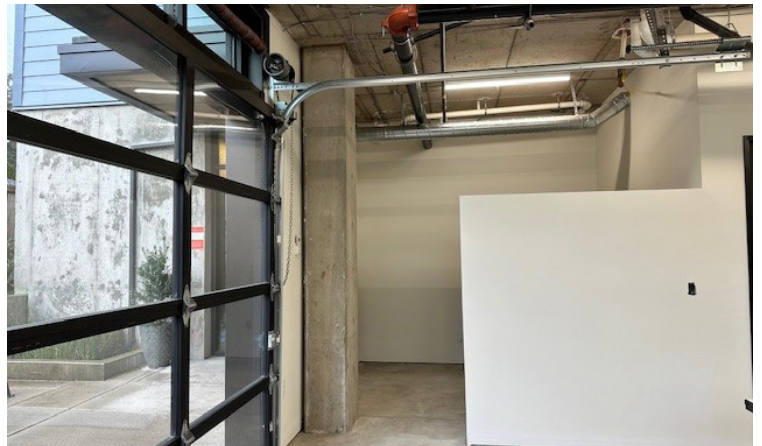
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FOR LEASE

PROPERTY PHOTOS



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