

**LEASE RATE
REDUCED!**

Stand-Alone Restaurant Available

16246 SE Stark Street | Gresham, OR 97233

Property Highlights

Building	±4,448 SF
Built	1978 originally as Carrow's
Land	±39,640 SF
Zoned	MC (Moderate Commercial): City of Gresham
Parking	Generous - ±50 currently
Access	Excellent access from both SE Stark & SE 162nd
Signage	Pylons on both SE Stark and SE 162nd
Traffic	±23,000 on Stark / 15,650 on 162nd
Taxes	\$14,870 (2017)
FF&E	In place / negotiable
HVAC	Two 5-ton Carrier units install June 2017

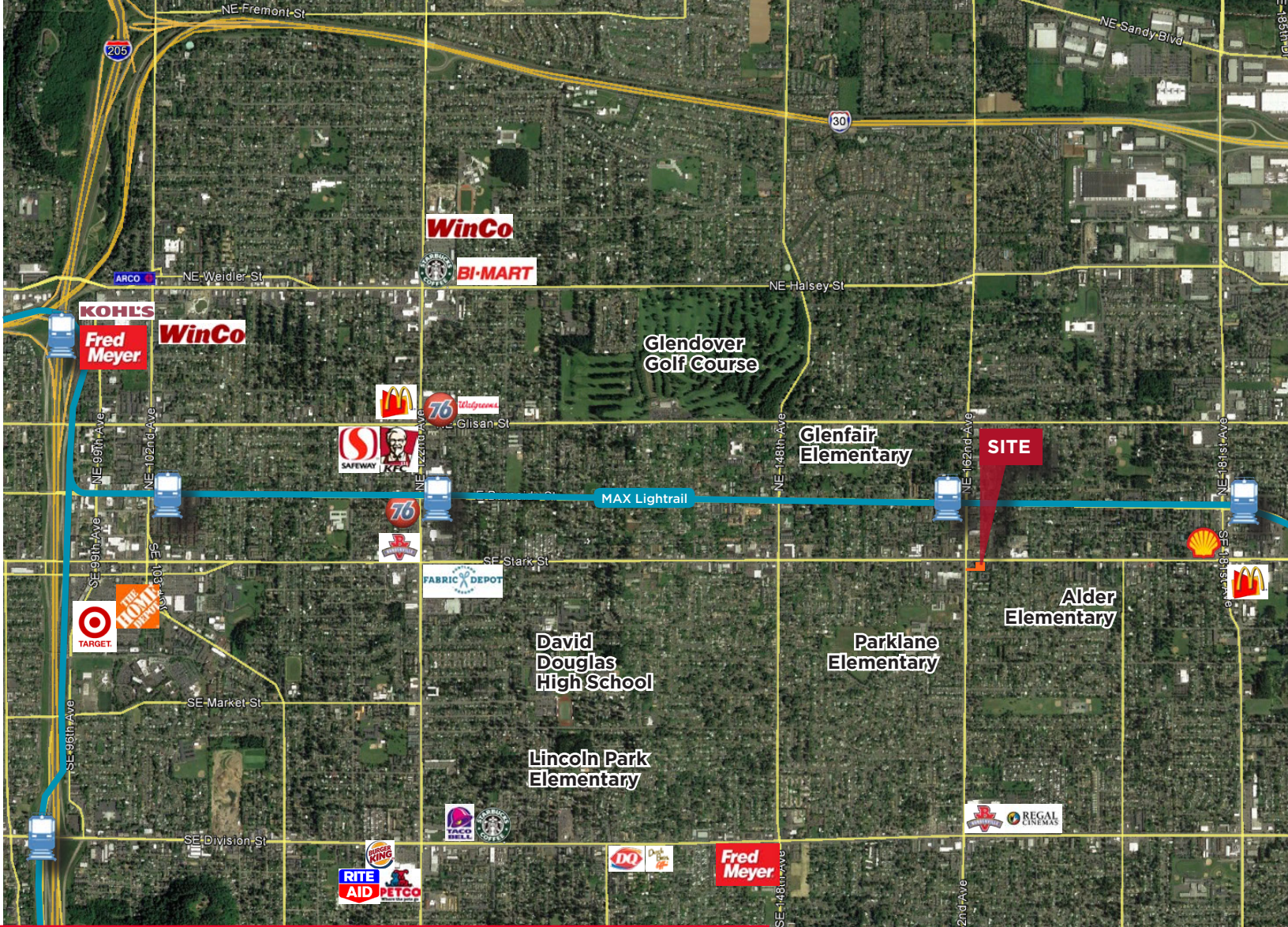
Asking Rate: Now \$22/SF, NNN

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 16246 SE Stark Street | Gresham, OR 97210

Demographics	1 Miles	3 Mile	5 Miles
Population	25,902	152,885	301,160
Households	9,652	60,554	120,193
Avg HH Income	\$53,476	\$59,824	\$64,627



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