



FOR LEASE

FLEX SPACE

2110 SE 82nd Ave.

18,682 SF | \$22–24 PSF + NNN

CREATIVE OFFICE, RETAIL,
RESTAURANT & MAKER SPACE

Citation Award: 2018 AIA Portland Architecture

Daily Journal of Commerce: 1st Place Award for Industrial Manufacturing

debbie
thomas | real
estate

DEBBIE THOMAS | 503.226.2141
deb@debbiethomas.com

ROBBIE MACNICHOL | 503.819.1110
robbie@debbiethomas.com

the SPACE

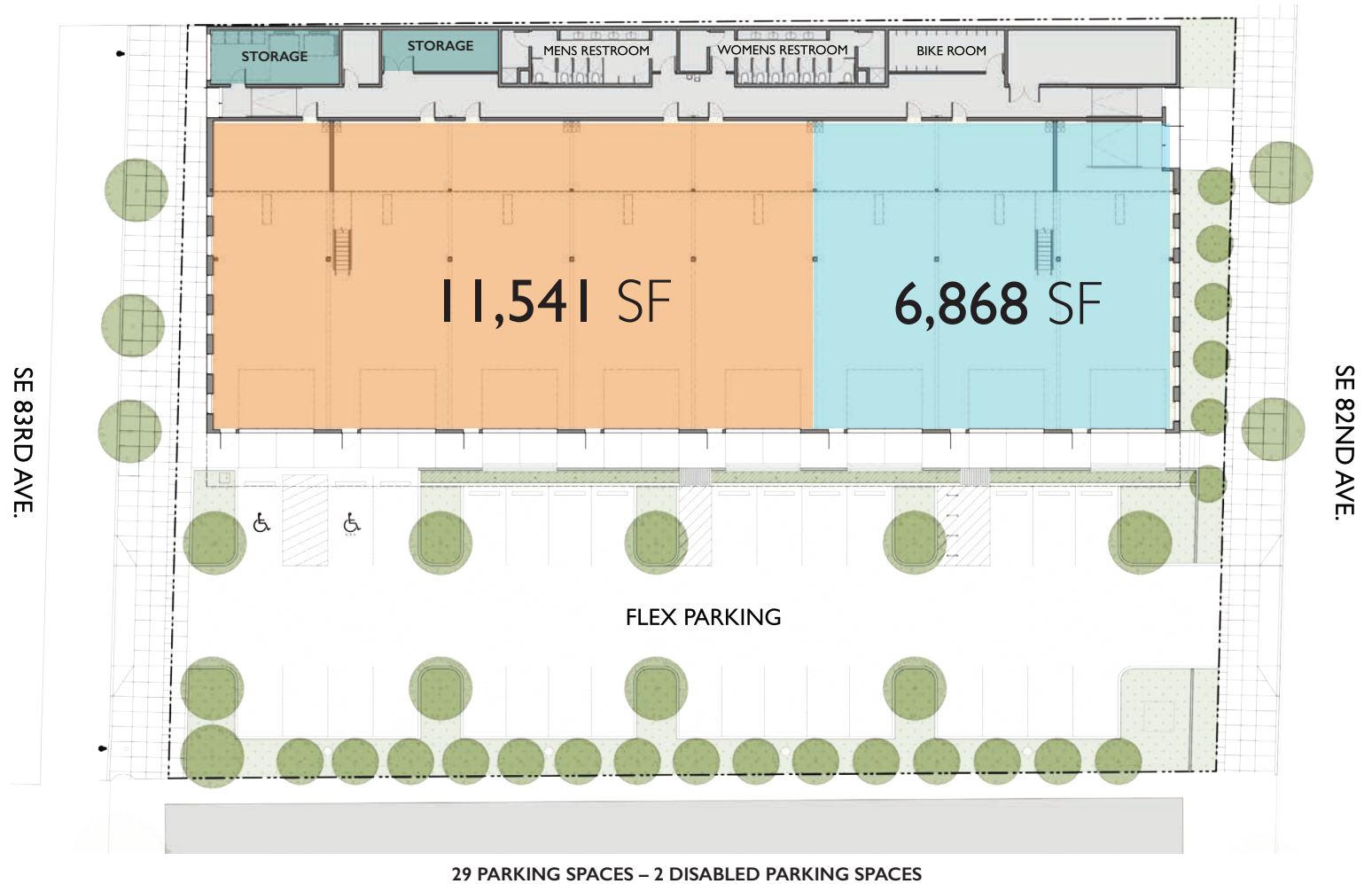
Creative Office - Retail - Restaurant - Maker Space



FLEX is a multi-tenant space for lease. Perfect for office, retail, restaurant, showroom, flexspace, workshop, artist studio. Designed by LEVER Architecture, and created for flexibility. It's a true "people building" for startups and well-established businesses alike. On-site parking, overhead garage doors, bike storage, high ceilings, natural light, common areas, welcoming entryways. Located only minutes away from popular SE Division & SE Stark.



floor PLAN



29 PARKING SPACES – 2 DISABLED PARKING SPACES

MAIN FLOOR BAYS: 13,787 SF | \$22–24 PSF • MEZZANINE: 4,672 SF | \$16.50 PSF
AVAILABLE STORAGE: 273 SF | \$15 PSF



the NEIGHBORHOOD

TRANSPORTATION

10 Portland ranked in the top 10 alongside other major U.S. cities

2017 Workers Age 16+ by Travel Time to Work

	5 Miles	10 Miles
Less than 15 minutes	45,686	121,864
15 - 29 minutes	94,526	217,040
30 - 44 minutes	48,679	112,938
45 - 59 minutes	13,720	32,790

● **Mt. Tabor**

● **SE Division**

● **SE Stark**

The Country Cat
Bipartisan Cafe
Ya Hala
Immortal Pie and Larder
Pastrygirl
The Observatory
Maven Collective
Union Rose
Maven Collective
Montavilla Farmers Market
Branch & Birdie

● **Access to 205 Freeway**

● **Portland Community College**

Student enrollment from 2015-2017
Average age: 29; most frequent age 20
53.6% Female, 46.4% Male
Total full-time equivalent: 33,680
Total head count: 89,903

● **Eastport Plaza Shopping Center**

Starbucks
Bank of America
USPS
Ross
Cinemark Theaters
LA Fitness
Walmart
Sally Beauty
GNC
Providence Health
Willamette Dental

● **HA & VL Sandwich**

● **HK Cafe**

● **Ocean City Restaurant**

● **Downtown Portland**



DEBBIE THOMAS REAL ESTATE

Your Urban Real Estate Resource

503.226.2141
debbiethomas.com

402 NW 13th Ave.
Portland, OR 97209