



FOR LEASE

OFFICE | RETAIL

230 NW 10th AVE

1,980 SF office - \$22 PSF +NNN

2580 SF retail - \$25 PSF +NNN

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THE PROPERTY

NOW AVAILABLE

for lease, this corner ground floor office space in the historic Otis Elevator building is perfect for an office user looking to be in the heart of the Pearl. Listed on the National Register of Historic Places, this single-story building became the Otis Elevator Company's Portland headquarters in 1920, and has become an integral piece of the Pearl since the very beginning.

Other nearby businesses of note include World Foods, Tanner Creek Tavern, Urbaca Salon, Yoga Pearl, Ash Creek Press, Whole Foods Market, Pendleton Home, and Deschutes Brewery.



DEMOGRAPHICS

Walker's Paradise

100

Rider's Paradise

96

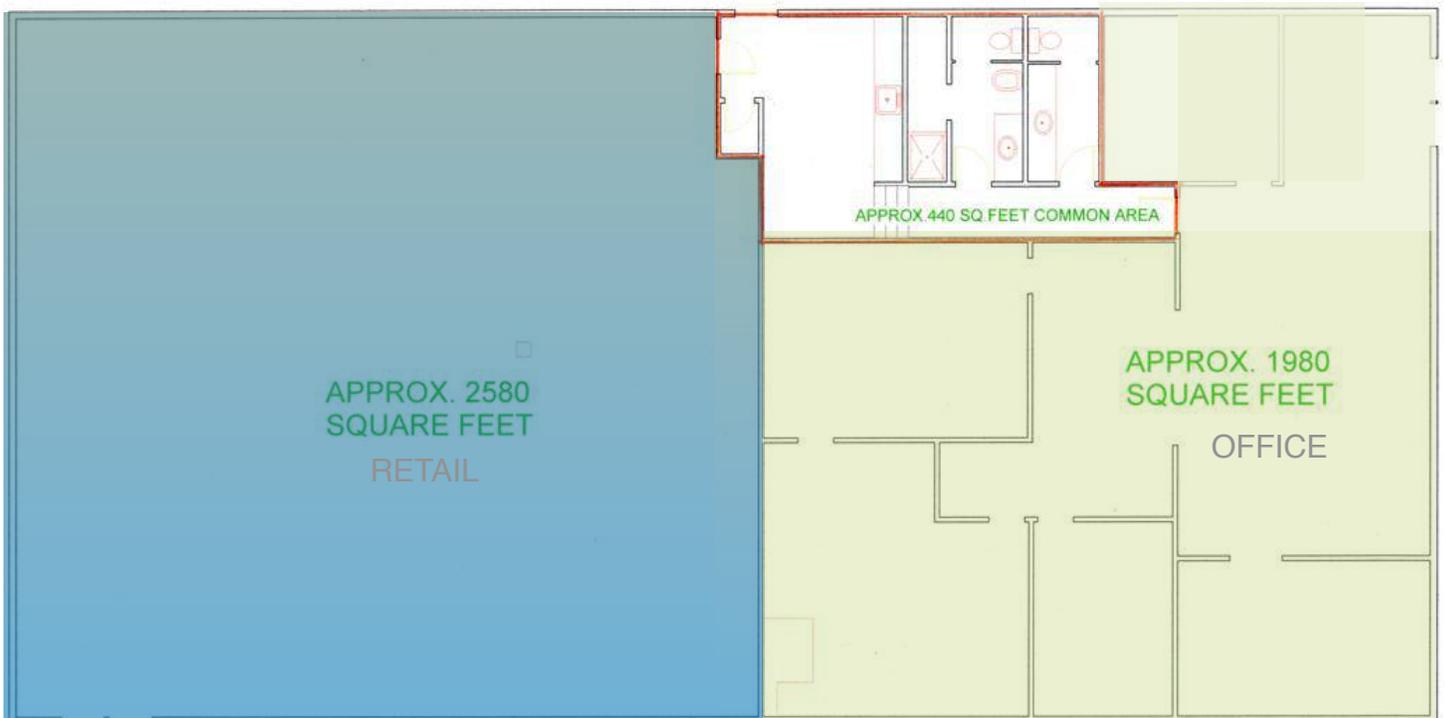
Biker's Paradise

99

THE OFFICE

Currently operating as a CPA's office, this 1,980 square foot office space is a nearly turnkey option for a centrally located creative office.

Situated on the corner of NW 10th and Everett, this space features high ceilings, original historic windows, ample natural light, two private offices, conference room, as well as a communal kitchenette and ADA compliant restrooms.

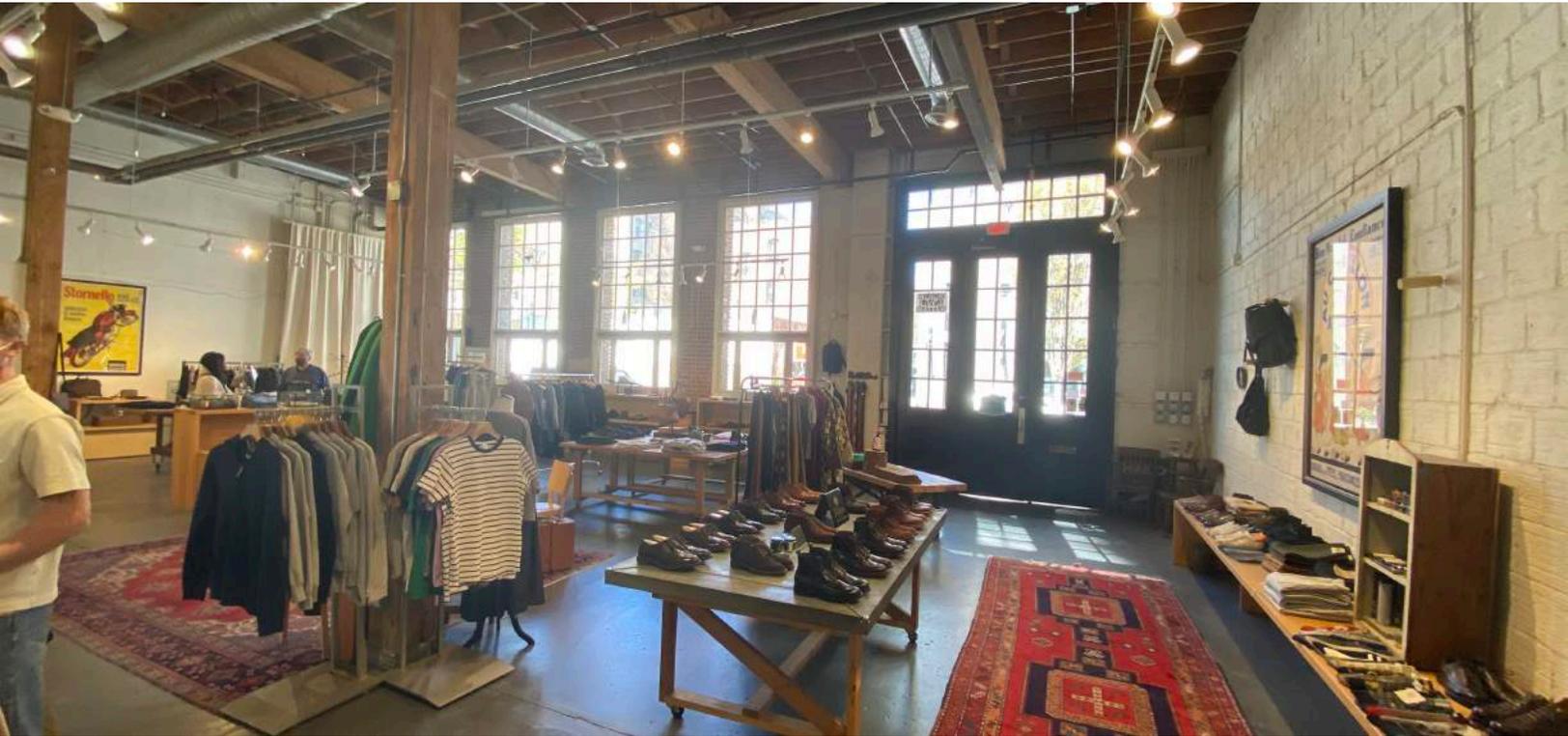


OTIS ELEVATOR BLDG
LISTED ON THE NATIONAL HISTORIC REGISTRY
230 NW 10th AVE PORTLAND OR 97209

NOT TO SCALE

THE RETAIL

Also available this amazing 2580 sf retail space with access on NW Everett. Extra high ceilings, plenty of large windows to allow for natural light to bathe the interior. Currently operating as shoe/soft goods retail location. Shared common area with space next door; trash, Kitchenette and ADA restrooms. High foot and bike traffic. Highly visible corner. Close to Portland Center Stage, Powell's Books, the North Park Blocks and World Foods and many other retailers. Ideal for soft good retail.



AROUND THE NEIGHBORHOOD

230 NW 10th Ave is ideally situated near the Green, Orange, and Yellow MAX lines and the Portland Streetcar.

The Pearl District, a once-industrial neighborhood, has rapidly transformed into one of the city's most expensive neighborhoods. It is located to the east of NW Portland/Nob Hill and just north of the central business district. There are approximately 26,742 existing and planned residential units in the Pearl District; with that follows grocery, service, boutique retail stores, big box retail, restaurants, bars, and coffee shops.



FOOD & BEVERAGE

World Foods
Prasad
Deschutes Brewery
Rogue Public House
Irving Street Kitchen
Lovejoy Bakers
Verde Cocina
Daily Cafe
Oven & Shaker
River Pig Saloon

Verde Cocina
Daily Cafe
Oven & Shaker
River Pig Saloon
Barista
Bluehour
Cha Cha Cha Taqueria
Brix Tavern
Andina
Little Big Burger

RETAIL & SERVICES

Halo Shoes
KEEN Footwear
Free People
Yoga Pearl
Sur La Table
Hanna Anderson
Lululemon
West Elm
Room & Board
House of Lolo
Free People
Anthropologie
Dr. Martens
Multnomah Public Library
Filson
Oblation Papers
Madewell
Portland Center Stage
BLICK Art Materials
Planet Granite
Jamison Square
Living Room Theaters
The North Face
Fjällräven
Urbaca Salon
Powell's Bookstore
Blowout
YoYoYogi

FOR MORE INFORMATION CONTACT:

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