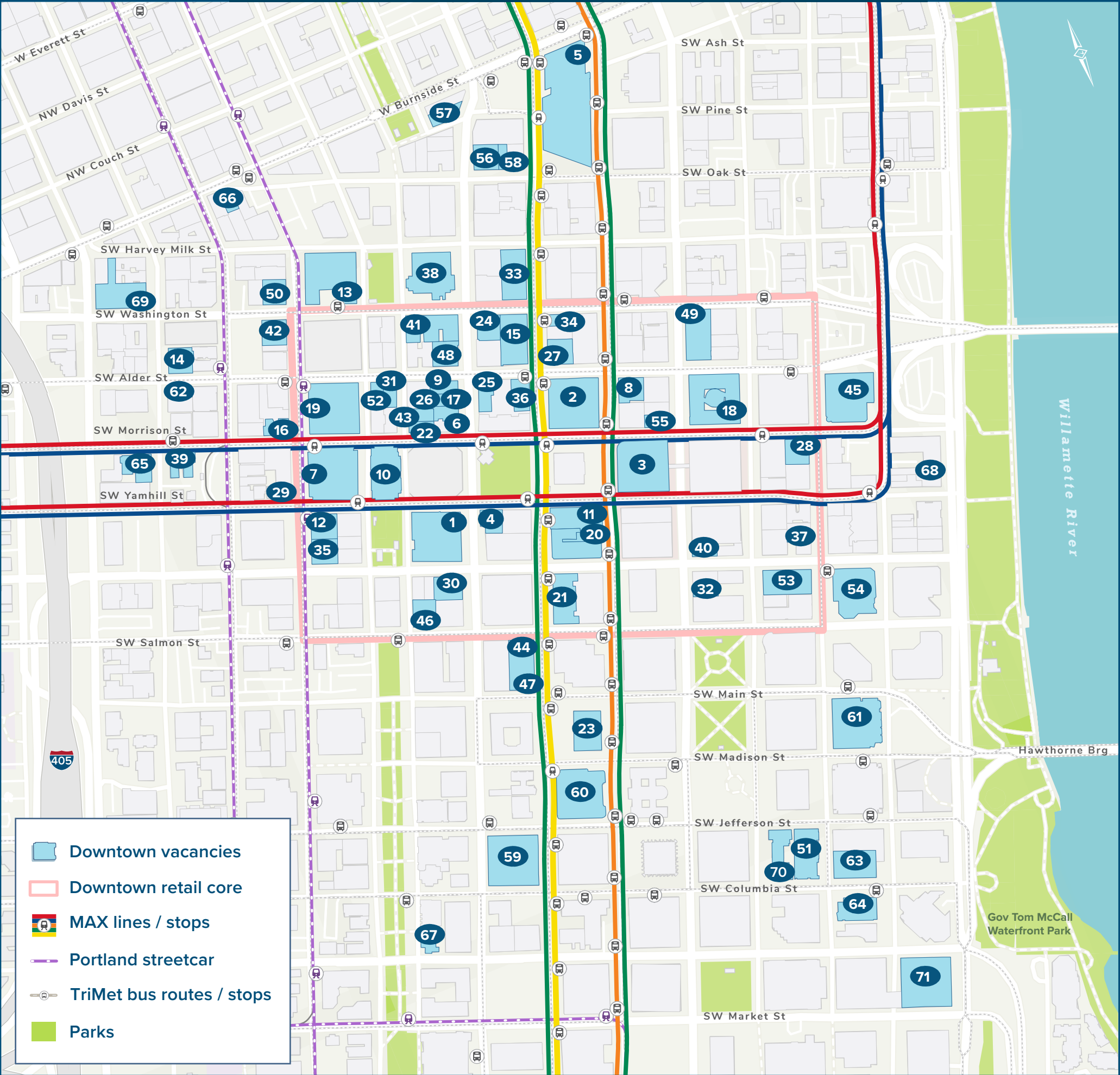




- 1

Fox Tower
- 2

Meier & Frank Bldg.
- 3

Pioneer Place
- 4

Jackson Tower
- 5

U.S. Bancorp Tower
- 6

The Broadway Building
- 7

10th & Yamhill Garage
- 8

620 Building
- 9

Deady Building
- 10

Park Avenue West
- 11

Pacific Building
- 12

Blanchard Bldg.
- 13

Pittock Block
- 14

Culver Building
- 15

6th Ave Center
- 16

Fine Arts Building
- 17

Charles F Berg Building
- 18

Smart Park 3rd Ave Garage
- 19

Galleria
- 20

5th & Taylor
- 21

Power + Light Building
- 22

Pioneer Park
- 23

Standard Plaza
- 24

508 SW Broadway
- 25

610 Broadway
- 26

The Broadway Building
- 27

Cascade Building
- 28

Centennial Block Building
- 29

Deli on 10th
- 30

United Carriage Building
- 31

The Galt
- 32

Salmon and 4th Buildings
- 33

Commonwealth Building
- 34

The Swetland Building
- 35

Pang Building
- 36

Selling Building
- 37

Portland Food Hall
- 38

Union Bank Bldg.
- 39

The Mayer Building
- 40

Fourth Ave Building
- 41

Morgan Bldg.
- 42

511 Building
- 43

Former Park Ave Wines
- 44

6th Ave Garage
- 45

One Financial Center
- 46

Park Tower
- 47

2nd Gen Restaurant Space
- 48

Alderway Bldg.
- 49

Central Plaza
- 50

The West End Building
- 51

The Porter Hotel
- 52

9th and Alder building
- 53

250 Taylor
- 54

World Trade Center
- 55

Kress Building
- 56

234 Broadway
- 57

Broadway and Pine Retail
- 58

6th and Oak
- 59

1320 Broadway
- 60

PacWest Center
- 61

First & Main
- 62

12th & Alder Corner Retail
- 63

Columbia Square
- 64

Portland Astoria
- 65

Terminal Sales Building
- 66

Union Way
- 67

Gallery Park Apartments
- 68

Former Coffee Shop
- 69

11W
- 70

Essex House
- 71

Crown Plaza

Downtown Retail Core Vacancy List

map #	Address	Building	Street	X Street	Size (SF)	Asking Rent PSF	Broker/Contact Info
1	710 SW Yamhill St	Fox Tower	Broadway	Yamhill	3,167 SF, 5,709 SF First floor, 12,488 SF Second Floor	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
2	621 SW 5th Ave	Meier & Frank Bldg.	Morrison	5th	1,979 RSF & 6,925 RSF & 6,041 RSF	Call	Urban Works Real Estate Dan Bozich, Brian Greeley 503 228 3080 Urbanworksrealestate.com
3	Yamhill & 5th	Pioneer Place	5th	Yamhill	Foor Court and Retail spaces available	Call	Brookfield Properties Jessica Curtis (503) 414-8930 www.BrookfieldProperties.com/retail
4	800 SW Broadway	Jackson Tower	Broadway	Yamhill	3,800 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
5	111 SW 5th Ave	U.S. Bancorp Tower	5th	Burnside	1,224 SF, 8,915 SF, 3,249 SF Former Resturant	Call	Capacity Commercial Group Michelle Rozakis 503.222.1195
6	625 SW Broadway	The Broadway Building	Broadway	Morrison	766 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
7	10th & Yamhill Garage	10th & Yamhill Garage	10th	Yamhill	Multiple spaces between 619 SF - 2,634 SF	\$30-\$32/SF	DRComm Chriss Guinn, Ashley Butler, Jenn Lizer 503.703.4462
8	620 SW 5th Ave	620 Building	5th	Alder	2,200 SF - 7,388 SF 24,516 SF Basement	Call	HSM Pacific Brock Switzer 503-245-1400
9	708-718 SW Alder	Deady Building	Broadway	Alder	2,500 SF, 750 SF	\$35/SF/YR	Doug Bean & Associates John Brandhorst, Adam Bean (503) 222.5100
10	750 SW 9th Ave	Park Avenue West	Yamhill St	9th	1,224 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
11	522 SW Yamhill	Pacific Building	Yamhill St	6th	2,464 SF	Call	Pac Hill LTD 503.227.6142 Thepacificbuilding.com
12	812-821 SW 10th Ave	Blanchard Bldg.	10th	Yamhill	1,439 SF	Call	Luis Martin Del Campo Norris Stevens 503.416.8422 norris-stevens.com
13	921 SW Washington St	Pittock Block	Washington	10th	745 RSF- 1,946 RSF	Call	Urban Works Real Estate Brian Greeley 503 228 3147 Urbanworksrealestate.com
14	560 SW 12th Ave	Culver Building	12th	Alder	1,965 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
15	604 SW Washington St	6th Ave Center	6th	Washington	23,630 RSF	Call	HSM Pacific Brock Switzer 503-245-1400
16	1001 SW Morrison St	Fine Arts Building	Morrison	10th	1,143 SF	Call	Urban Works Real Estate Tyler Bruss, Dan Bozich 503 228 3274 Urbanworksrealestate.com
17	611-615 SW Broadway	Charles F Berg Building	Broadway	Alder	1,600 SF, 4,383 SF, Former Restaurant- 2,506 SF	For Sale \$3,750,000 and Lease \$21/SF/YR	Commercial Real Estate NW Denise Brohoski, Ryan Gay 503.309.5106 commercialrenw.com
18	621 SW 3rd	Smart Park 3rd Ave Garage	Alder	3rd	1,414 SF, Former Restaurant 1,315 SF, Former Restaurant- 2,793 SF	Call	Newmark Trozell Benware 971.266.4956 trozell.benware@nmrk.com
19	600 SW 10th Ave	Galleria	10th	Alder	1,098 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
20	825 SW 5th Ave	5th & Taylor	5th	Taylor	4,868 SF, 2,239 SF- Resturant Space	Call	Melvin Mark Nicole Onder 503.546.4540 melvinmark.com
21	920 SW 6th Ave	Power + Light Building	5th	Salmon	1,638 - 2,506 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
22	719 SW Morrison	Pioneer Park	Morrison	Broadway	937 RSF	\$5,300/mo. gross + utilities	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
23	1100 SW 6th	Standard Plaza	5th	Main St	1,762	Call	The Standard Terrence Paschal terrence.paschal@standard.com
24	508 SW Broadway	508 SW Broadway	Broadway	Washington	Café Space 2,601 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
25	610 SW Broadway	610 Broadway	Broadway	Alder	877 SF Deli/kitchen space	Call	Menashe Properties Shawn Adams 503.221.4040 shawn@menasheproperties.com
26	621 SW Broadway	The Broadway Building	Broadway	Alder	1,010 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
27	538 SW 6th Ave	Cascade Building	6th	Alder	1,224 - 4,850 SF	Call	Urban Works Real Estate Dan Bozich, Tyler Bruss 503 228 3080 Urbanworksrealestate.com
28	206 SW Morrison	Centennial Block Building	2nd	Morrison	7,640 SF + 5,102 SF Mezzanine	Call	CRA Alex MacLean / Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
29	733 SW 10th	Deli on 10th	10th	Morrison	Deli Space 1,707 SF	Call	Urban Works Real Estate Dan Bozich, Brian Greeley 503 228 3080 Urbanworksrealestate.com
30	700 SW Taylor ST	United Carriage Building	Taylor	Broadway	4,519 RSF	\$22/SF Full Service	Melvin Mark Bryn Hokkanen 503.546.4534 melvinmark.com
31	800-808 SW Alder St	The Galt	Adler	Park	3,976 SF	Call	Norris Stevens Luis Martin Del Campo 503.416.8422 norris-stevens.com
32	916 SW 4th Ave	Salmon and 4th Buildings	4th	Salmon and Taylor	2,700 SF, 6,848 SF, 1,829 SF (Former Coffee Shop), 3,400 SF	Call	The Standard Terrence Paschal terrence.paschal@standard.com
33	607 SW Washington St	Commonwealth Building	6th	Washington	10,174 SF ground Floor + 9,774 SF Mezzanine	\$32/SF FS	CBRE Austin Cain, Taki Chalkiopoulos 503.221.1900 cbre.com
34	510 SW Washington St	The Swetland Building	5th	Washington	6,000 SF	Call	Neville & Butler 503.241.1222 www.nevillebutler.com
35	838 SW 10th Ave	Pang Building	10th	Taylor	Former Restaurant- 1,600 SF	Call	Norris Stevens Luis Martin del Campo (503) 225.8422 Norris-stevens.com
36	610 SW Alder	Selling Building	Alder	6th	960 - 4,435 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com

Downtown Retail Core Vacancy List

map #	Address	Building	Street	X Street	Size (SF)	Asking Rent PSF	Broker/Contact Info
37	827 SW 2nd	Portland Food Hall	2nd	Taylor	700 SF +/-, Kitchen and non Kitchen space available	Call	Tom Lux Portland Food Hall 562.706.5218 talux2000@yahoo.com
38	707 SW Washington St	Union Bank Bldg.	Broadway	Washington	25,579 SF	\$35-\$39 Full Service	Melvin Mark Nicole Onder 503.46.4540 melvinmark.com
39	1122 SW Morrison St	The Mayer Building	Morrison	12th	1,604 SF, 1,714 SF	\$32/SF MG	Kidder Mathews Caryl Brown 503.221.2268
40	832-838 SW 4th Ave	Fourth Ave Building	4th	Taylor	3,700 SF	Call	NAI Elliott Chris Lio 503.972.7227
41	720 SW Washington	Morgan Bldg.	Broadway	Washington	Restaurant/Café 1,233 - 2,080 SF Retail 654 - 2,080	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
42	511 SW 10th Ave	511 Building	10th	Washington	1,700 RSF	Call	Menashe Properties Shawn Adams 503.221.4040 shawn@menasheproperties.com
43	626 SW Park	Former Park Ave Wines	Park	Morrison	Restaurant 8,484 SF	Call	CRA Sam LeFeber 503 866 1956 CRA-NW.COM
44	1009 SW 6th Ave	6th Ave Garage	Salmon	6th	975 SF	Call	The Standard Terrence Paschal terrence.paschal@standard.com
45	121 SW Morrison St	One Financial Center	Morrison	2nd	6,000 SF, 563 SF Lobby Café	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
46	723 SW Salmon St	Park Tower	Salmon	Park	Former Restaurant- 4,398 SF Former Bar- 2,428 SF	Call	HSM Pacific Brock Switzer 503-245-1400
47	1035 SW 6th Ave	2nd Generation Restaurant Space	6th	Main St	Former Restaurant 4,306 SF	Call	The Standard Terrence Paschal terrence.paschal@standard.com
48	705 SW Alder	Alderway Bldg.	Broadway	Alder	1,602 SF, 3,824 SF	Call	Neville & Butler 503.241.1222 www.nevillebutler.com
49	504-538 SW 4th Ave	Central Plaza	Alder	4th	880-10,000 Divisible March 2022	Call	Melvin Mark Nicole Onder 503.46.4540 melvinmark.com
50	1017 SW Washington	The West End Building	10th	Washington	1,938 SF & 2,505 SF & 1,107 SF (Under Construction)	Call	Urban Works Real Estate Dan Bozich 503 228 3080 Urbanworksrealestate.com
51	1355 SW 2nd Ave	The Porter Hotel	2nd	Jefferson	Lobby Bar- 425 SF, Restaurant- 2,800 SF, Kitchen- 1,375 SF, Kitchen Window Service- 225 SF, Total- 4,825 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
52	606 SW 9th Ave	9th and Alder building	9th	Alder	1,792 SF grd + 1,254 SF mezz	Call	Norris Stevens Luis Martin del Campo 503.225.8455 norris-stevens.com
53	250 SW Taylor St	250 Taylor	Taylor	2nd	1,456 SF	Call	Cushman & Wakefield Anne Hecht 503.279.1728 anne.hecht@cushwake.com
54	127 & 131 SW Salmon	World Trade Center	Salmon	1st	1,825 SF, 1,096 SF, 1,971 SF	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
55	401 SW Morrison	Kress Building	Morrison	4th	1,860 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
56	234 SW Broadway	234 Broadway	Broadway	Oak	17,302 (two stories)	Call	Urban Works Real Estate Brian Greeley, Dan Bozich 503.228.3147 urbanworksrealestate.com
57	214 SW Broadway	Broadway and Pine Retail	Broadway	Pine	476 SF, 1,413 Sf, 2,739 SF	\$20 SF/yr. NNN	Capacity Commercial Group Michelle Rozakis 503.222.1195
58	601 SW Oak St	6th and Oak	6th	Oak St	9,229 SF	Call	UrbanWorks Real Estate Brian Greeley, Dan Bozich 503.228.3147 urbanworksrealestate.com
59	1320 SW Broadway	1320 Broadway	Broadway	Jefferson	2,655 SF & 5,000 SF	Call	Cushman & Wakefield Anne Hecht 503.279.1728 anne.hecht@cushwake.com
60	1211 SW 5th	PacWest Center	5th	Madison	1,210 SF Retail / 3,238 SF Restaurant	Call	Urban Works Real Estate Dan Bozich, Kia Hartley 503 228 3080 Urbanworksrealestate.com
61	100 SW Main St	First & Main	Main	1st	2,200 SF	Call	Kidder Mathews Caryl Brown 503.221.2268
62	1136 SW Alder	12th and Alder Corner Retail	Alder	12th	1,624 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
63	111 SW Columbia St	Columbia Square	2nd	Taylor	7,198 SF	Call	Melvin Mark Nicole Onder 503.46.4540 melvinmark.com
64	140 SW Columbia St	Portland Astoria	1st	Jefferson	985 SF- 6.802 SF	\$28-\$33 SF/yr. + NNN	Capacity Commercial Group Michelle Rozakis 503.222.1195
65	1220 SW Morrison St	Terminal Sales Building	12th	Morrison	242 SF, 1,032 SF, 3,710 SF, 1,729 SF	\$18-\$22/SF/YR	American Property Management Tracie Massey (844) 378-3208
66	1022 W Burnside St	Union Way	Harvey Milk St	10th	589 SF, 1,135 SF, 1,295 SF, 2,128 SF	Call	Cushman & Wakefield Anne Hecht 503.279.1728 anne.hecht@cushwake.com
67	1436 SW Park Ave	Gallery Park Apartments	Park	Clay	784 SF	\$29 SF/yr. NNN	Capacity Commercial Group Ian Biggi, Michelle Rozakis 503.222.1683
68	727 SW Naito Parkway	Former Coffee Shop	Naito	Yamhill	1,875 SF	\$19 SF NNN	Norris & Stevens Michael Simmons, Amy Beck 503.225.8462 norris-stevens.com
69	1201 SW Washington St	11W	Washington	11th	797- 4,922 SF	Call	CRA Ashley Heichelbech / Kathleen Healy 503 274-0211 CRA-NW.COM
70	225 SW Columbia St	Essex House	Columbia	3rd	537 SF	\$23/Sf/YR	CRA Rob Kimmelman 503 274-0211 CRA-NW.COM
71	1500 SW 1st Ave	Crown Plaza	1st	Clay	3,986 SF	\$28/SF FS	Melvin Mark Nicole Onder 503.46.4540 melvinmark.com

Chase McPherson| Downtown Retail Advocate
Sydney Mead | Director, Downtown Programs
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