



FOR LEASE

JACOB KAMM HOUSE

1425 SW 20TH AVE.
PORTLAND, OR 97201

Patrice Cook
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Property Summary - 1425 SW 20th Ave.



OFFERING SUMMARY

Available SF:	Fully Leased
Lease Rate:	\$865.00 /monthly all inclusive
Lot Size:	0.23 Acres
Year Built:	1871
Building Size:	8,680 SF
Zoning:	C2 A1
Market:	Portland
Submarket:	SW Portland

PROPERTY OVERVIEW

FOR LEASE - 375 SF in a one of a kind, historic, mixed-use space in Goose Hollow.

This house is built in Second Empire Style, with a "Mansard" roof and polygonal bays. Its front terrace, has an east city view and is an amenity to be used by all the tenants. This beautiful building is a Portland Historical Landmark and listed on the National Register of Historic Places.

This uncommon space full of Portland's past makes a statement of distinction.

LOCATION OVERVIEW

The historic Jacob Kamm House is located in Southwest Portland's Goose Hollow, just west of I-205 in the downtown area. The building's convenience to freeways, light-rail station, walking-distance to Washington Park and downtown Portland, and local amenities (restaurants, stores, coffee houses), are a plus. The building has convenient street parking through City permits.

Walk Score - 83 | Transit Score 84



Available Spaces



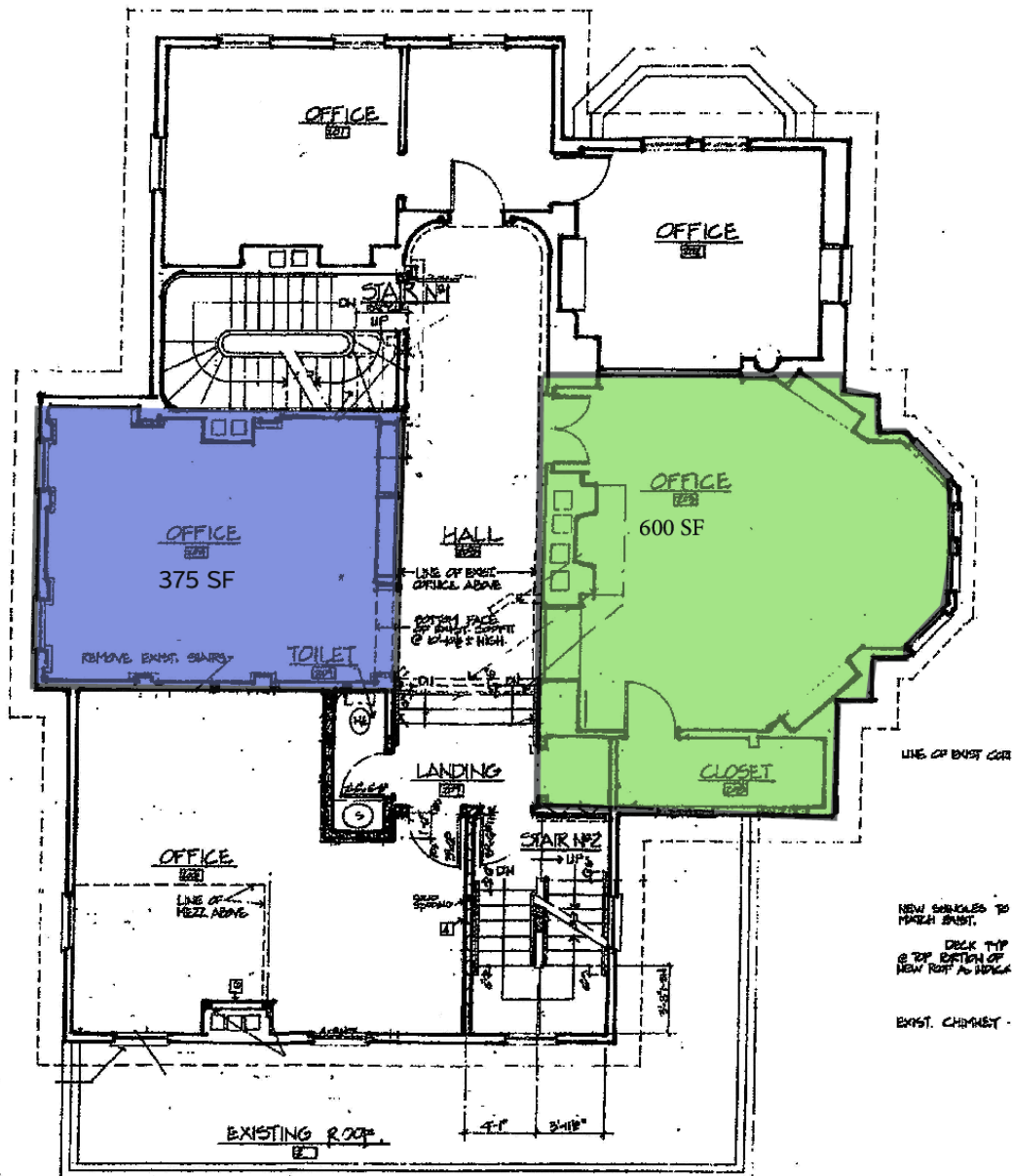
LEASE TYPE - | TOTAL SPACE FULLY LEASED | LEASE TERM NEGOTIABLE | LEASE RATE N/A

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
204	-	375 SF	Gross	\$875 per month



Floor Plan

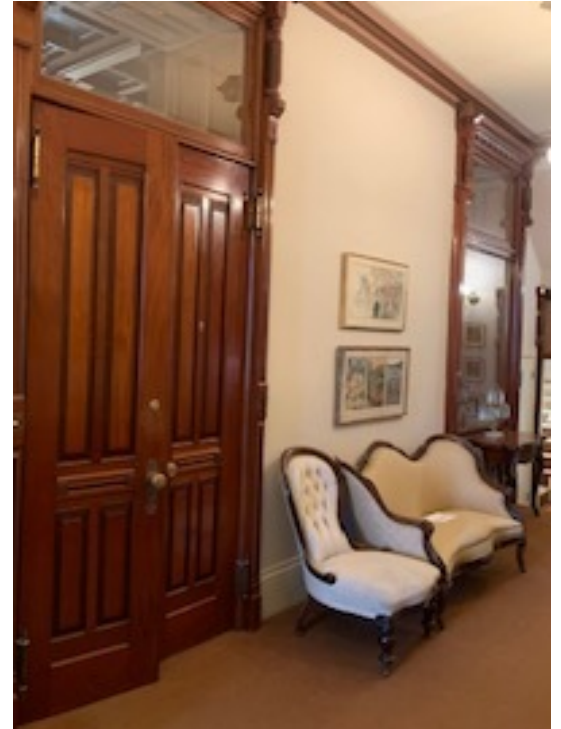
 AVAILABLE JUST LEASED


$$14^{\circ} = 1 - 0^{\circ}$$

Additional Photos



Additional Photos



About - Goose Hollow



LOCATION DECRPTION - GOOSE HOLLOW

Goose Hollow is a charming neighborhood with a delightful mix of old and new homes and community spaces. Bordering downtown Portland, Goose Hollow is one of the original neighborhoods of "Old Portland" and is in close proximity to popular Forest Park, Nob Hill and Arlington Heights neighborhoods.

Goose Hollow shares the best attributes of both a city's downtown district and an established historic residential neighborhood. It's one of Portland's original neighborhoods, actually; it was established in 1845! Lincoln High School, which was erected in 1869 and is the oldest high school in the Northwest, is in this neighborhood.



The best parts of this area of Portland are the residential portions that feature some of the best examples of this city's architecture, both old and new. Turning a corner is like time travel, as you pass under balconies of modern apartment buildings and find yourself in the shadow of a 100-year-old Portland four-square. Walking is by far the best way to see this neighborhood, so park the car and go wander. Whatever you do, don't pass up the views from Vista Bridge.

The future looks bright for Goose Hollow. Projects that could possibly affect the landscape of the neighborhood include streetcar and other transportation improvements, a remodeled Lincoln High School campus, Major League Soccer in a remodeled Providence Park, a proposed Urban Renewal Area (URA), and the Board's own preliminary visioning.



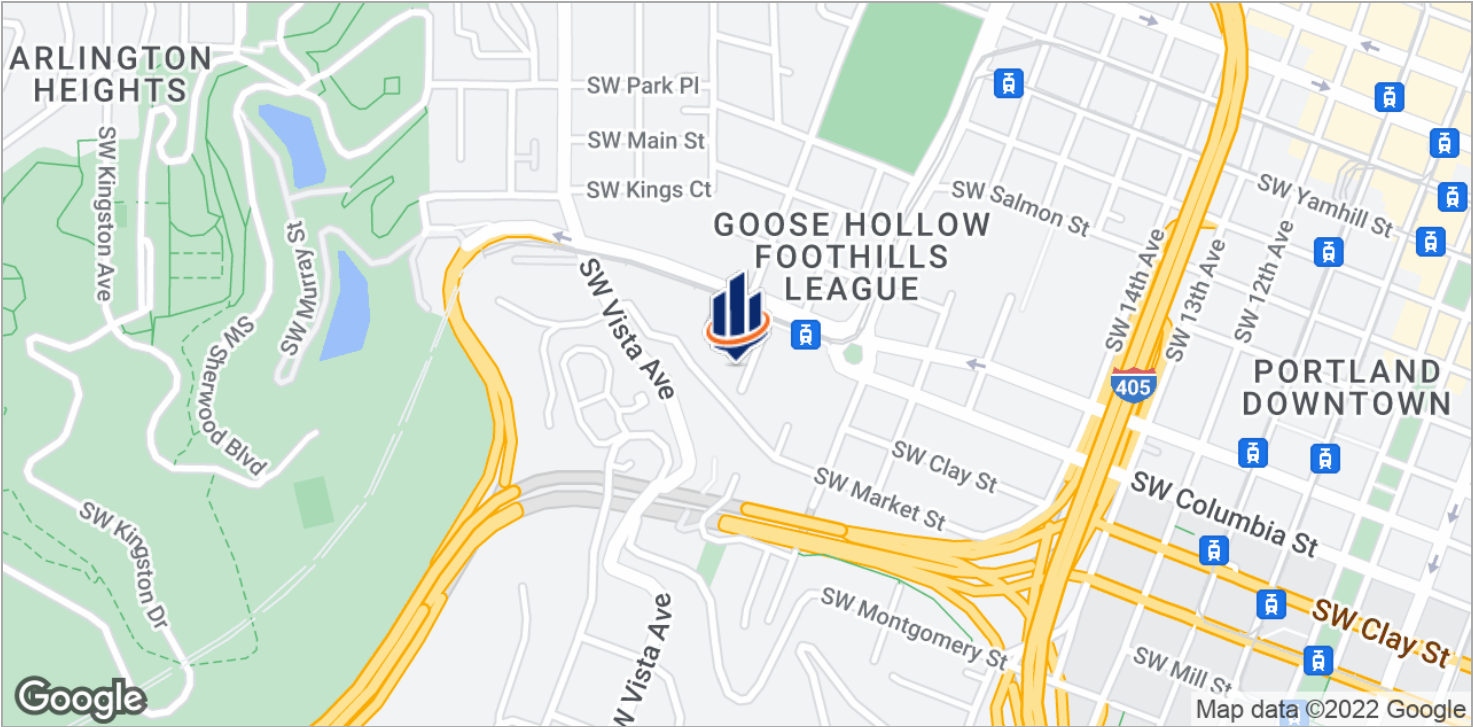
LOCATION DETAILS

Market	Portland
Sub Market	SW Portland
County	Multnomah

Retailer Map



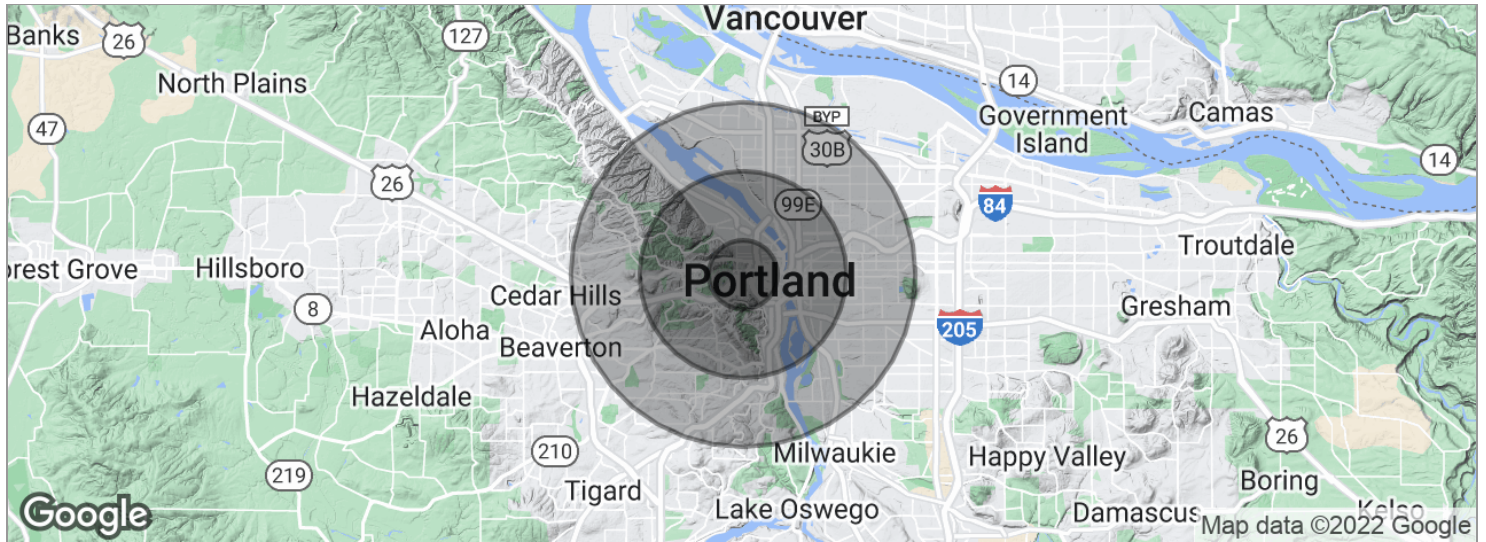
Location Maps



Aerial Map



Demographics Map



POPULATION	1 MILE	3 MILES	5 MILES
Total population	29,219	115,759	348,011
Median age	34.9	37.4	36.7
Median age [Male]	36.9	38.0	36.6
Median age [Female]	33.6	37.2	36.9
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	18,615	63,698	167,457
# of persons per HH	1.6	1.8	2.1
Average HH income	\$59,249	\$74,792	\$75,445
Average house value	\$603,048	\$537,236	\$442,325

* Demographic data derived from 2010 US Census

Advisor Bio - Patrice Cook

PATRICE COOK

Advisor



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PROFESSIONAL BACKGROUND

Patrice Cook has over 30 years in the Real Estate industry. Her experience includes working as an auditor, analysis, property manager, portfolio manager, and broker. Her focus has always been on commercial properties including retail, industrial, land, and office.

Ms. Cook has a BS degree in Accounting from RIT. She has earned her Master's in Corporate Real Estate; her Certificate of Property Management and she is LEED (Leadership in Environmental and Energy Design) accredited. Through strategic planning, building relationships, and negotiation, she helps clients maximize value from their investments either as tenants or owners.

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