

UNDER NEW OWNERSHIP

# Beaverton Town Square

PADS AVAILABLE

Pad 2 New Building  
6,355 SF



SURROUNDING RETAILERS

**Fred Meyer**



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A MEMBER OF  
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OWNED BY  **HYPERION**



## UNDER NEW OWNERSHIP

2,246, 2,906, 3,467 & 3,415 SF  
RETAIL SPACE AVAILABLE

PAD 1: UP TO 26,136 SF AVAILABLE

PAD 2: 6,000 SF AVAILABLE

PAD 4: UP TO 6,000 SF AVAILABLE

- Call for economics
- Anchored by Trader Joe's
- Centrally located in the retail heart of Beaverton
- Visibility and access to Highway 217; over 122,000 VPD
- Major high traffic retail corridor; sandwiched between two major east/west arterials
- Intel (21,000 EE's) and Nike Headquarters (12,000 EE's) are minutes from the shopping center. Nike World Headquarters underwent a \$1Billion expansion a few years ago that added an additional 1.3M SF. This addition helped double their number of employees in recent years.

LOCAL TRADE AREA IS RAPIDLY TRANSFORMING  
WITH NEW RESTAURANTS,  
MIXED-USE DEVELOPMENTS & INCREASED DENSITY





# SITE PLAN



SUITE	TENANT	SF
A1-4	Trader Joe's	13,542
A5-8	Rockler Woodworking	8,030
<b>A9</b>	<b>AVAILABLE</b>	<b>3,467</b>
B1	Tour Les Jours	1,800
B2	Yun Nan Rice Bowls	1,581
B3	Everbowl	700
B4	Bubble Bubble Tea	1,200
B5	Mud Bay	6,668
B6	ATI Physical Therapy	2,801
B7-8	Kura Sushi	3,500
B9	Galaxy Nails & Spa	1,015
B10	Tehroon	1,079
B11	Thai Aspera	1,552
B12	Bingsoodang Shaved Ice	1,183
B13	ChiMcking	1,200
C1-4	Beaverton Dental Center	3,679
C5	Oregon Military Dept.	1,918
C6	Mariner Finance	1,000
C7-8	FedEx	4,492
<b>C9-11</b>	<b>AVAILABLE ENDCAP</b>	<b>7,112</b>
C12	Honey Baked Ham	4,207
C13	Pho Van	3,304
C14-15	Nebulous Taproom	3,415
C16	Potbelly Sandwich	2,205
C17	Bag O Crab	2,730
C18	Card & Hobby	1,000
C19	Nothing Bundt Cakes	2,407
C20	Einstein Bagles	3,005
<b>PAD 1</b>	<b>AVAILABLE</b>	<b>0.6 AC</b>
<b>PAD 2</b>	<b>AVAILABLE</b>	<b>6,355</b>
PAD 3	Olive Garden	8,520
<b>PAD 4</b>	<b>AVAILABALE</b>	<b>0.19 AC</b>





# TRADE AREA





# DEMOGRAPHICS



- 1 MILE – 10,248
- 3 MILE – 105,238
- 5 MILE – 267,739



- 1 MILE – 22,660
- 3 MILE – 83,411
- 5 MILE – 150,092



- 1 MILE – \$144,466
- 3 MILE – \$130,979
- 5 MILE – \$129,316



FOR MORE INFORMATION, CONTACT:

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