

Results Driven Retail SolutionsSM

Barnard Commercial
Real Estate

Martinazzi Commons

18747 SE Martinazzi Ave, Tualatin OR 97062



Located in the bustling downtown Tualatin corridor Martinazzi Commons is easily accessible from I-5 with off street parking and great signage. The property is in close proximity to the Tualatin library, Cabela's, Home Goods and Fred Meyer and sits on a lighted intersection on Boones Ferry Road and Martinazzi Avenue.



Available:

4,500 SF Endcap

Approximately 1,500 SF

\$28.00 SF/Year, NNN

Approx. \$8.39 NNN

Ashley Rhea | 503.616.2942 | Ashley@barnardcommercial.com
Craig Barnard | 503.616.2941 | craig@barnardcommercial.com
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All information contained herein was obtained from sources deemed reliable. No guarantee is made with respect to accuracy. Specifications subject to change without notice.

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4,500 SF

Space Highlights:

- Endcap
- High traffic lighted intersection
- Excellent exterior signage and visibility
- Two restrooms
- Kitchenette



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1,500 SF

Space Highlights:

- Grease trap
- Plumbing for a 3 compartment sink
- Hand washing sink
- Two restrooms

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Demographics

	1 Mile	3 Mile	5 Mile
Population:	13,234	77,929	193,190
Average HH Income:	\$88,004	\$118,010	\$123,513



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