

FOR LEASE

BUILDING INFO

This building is located right at the highly visible corner of NE Cesar E Chavez Boulevard and NE Halsey street in The Hollywood District. This neighborhood, located within Northeast Portland, is named for its historic 1920's-era Hollywood Theatre and serves as the primary shopping district for the adjacent Grant Park and Laurelhurst neighborhoods.

The district is conveniently located on the Max Light Rail system, is easily accessible from I-84, and has a walking score of 94. The area includes tenants such as Trader Joe's, Killer Burger, Whole Foods, and many strong local coffee shops, restaurants, and brew pubs. The strong mix of national, regional, and local tenants adds to the eclectic feeling and charm that the Hollywood District is known for.

DEMOGRAPHICS

1 MILE

2 MILE

Population	26,649	115,798
Avg. HH Income	\$136,127	\$109,582
Daytime Workforce	15,747	61,392



HOLLYWOOD DISTRICT RETAIL

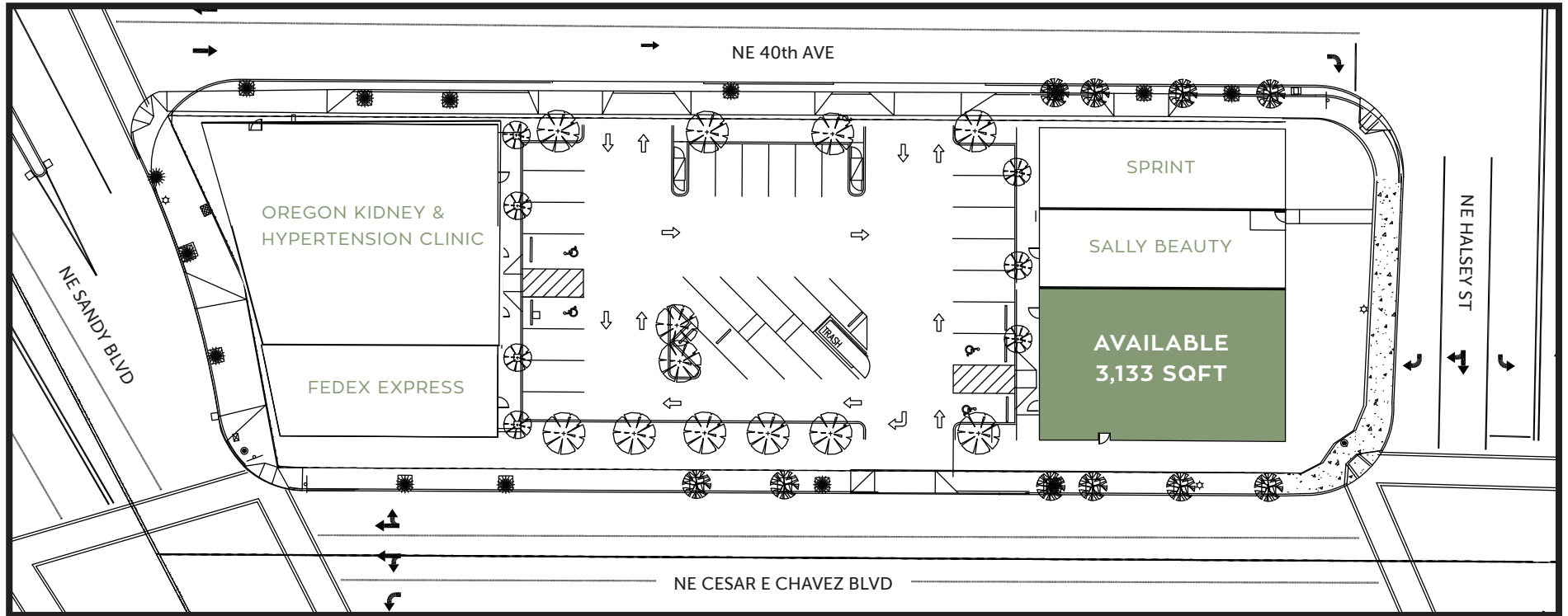
1505 NE 40th Ave, Portland, OR 97232

FOR LEASING INFORMATION: 503.283.5365

CE JOHN

SINCE 1947

OPTION 1



HOLLYWOOD DISTRICT RETAIL

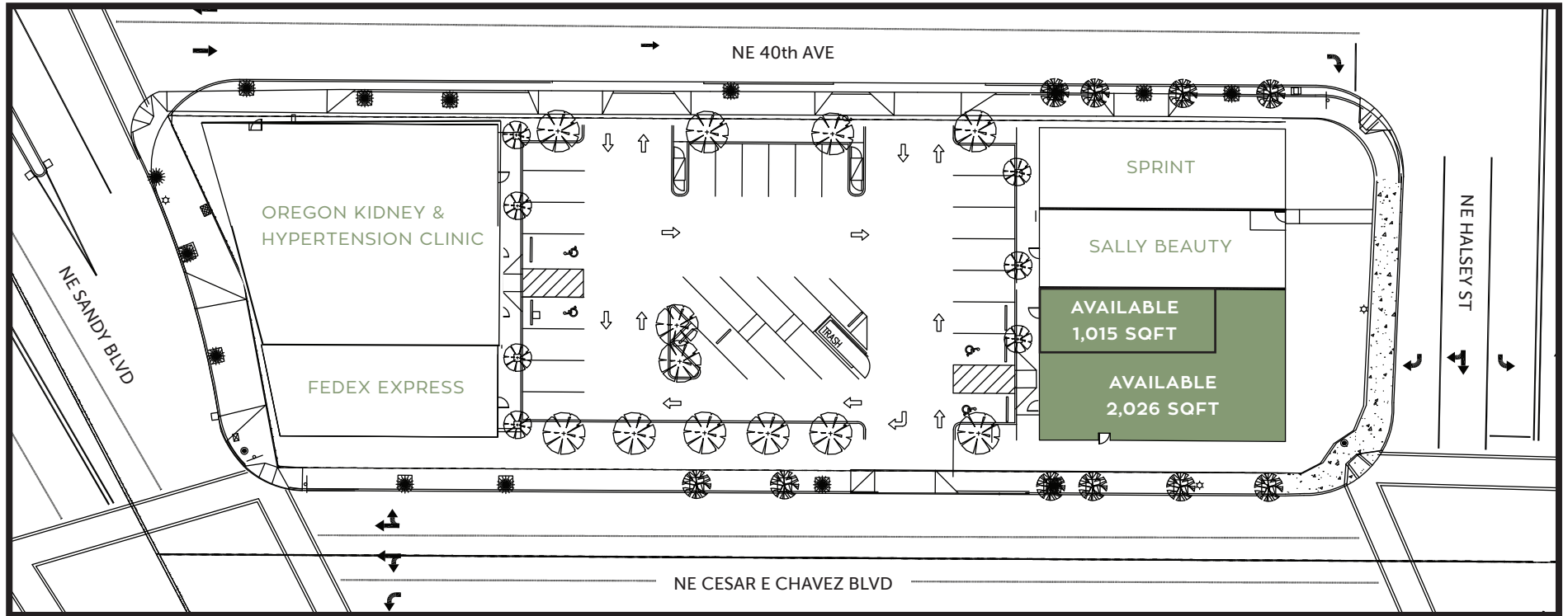
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OPTION 2



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