

FOR LEASE

GRAY GABLES ESTATE

3009 SE Chestnut Street, Milwaukie, OR 97267



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The Mission

As the new steward of Gray Gables Estate, I am looking to partner with a non-profit to create housing and a community building opportunity for seniors and intellectually disabled individuals. The Gray Gables site has a 6,400 SF community room with restrooms, foyer, meeting area for 150 people and a full commercial kitchen. There is potential development land on site for which the owner plans to construct an additional up to 40 studio apartments units at 400 SF each.

The opportunity Gray Gables presents is for a non-profit (with minimal capital cost) to lease and operate the entire property upon completion of the housing construction. The major effort on the part of the non-profit would be to develop a financial and operating plan with revenues from multiple sources being greater than expenses.

The property ownership is highly flexible and willing to help structure a transaction that makes sense for everyone.

If you know of a non-profit or other entity that could embrace this opportunity, please reach out to Jeff Kiersey or Erica Jensen to begin the conversation.

Thanks,
David Pietka



CONTACT



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The Property

AVAILABLE 1/2027

EVENT CENTER

- Approximately 6,400 SF Event Center with beautiful finishes throughout
- Capacity to hold gatherings of 150+ people
- Fully built-out commercial kitchen
- Large Entry Hall
- Stand-Alone Wet Bar
- Extensive Restroom Facilities
- On-Site Parking
- Storage for Event Supplies



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KIERSEY & McMILLAN

COMMERCIAL REAL ESTATE SERVICES
A personal approach for private investors

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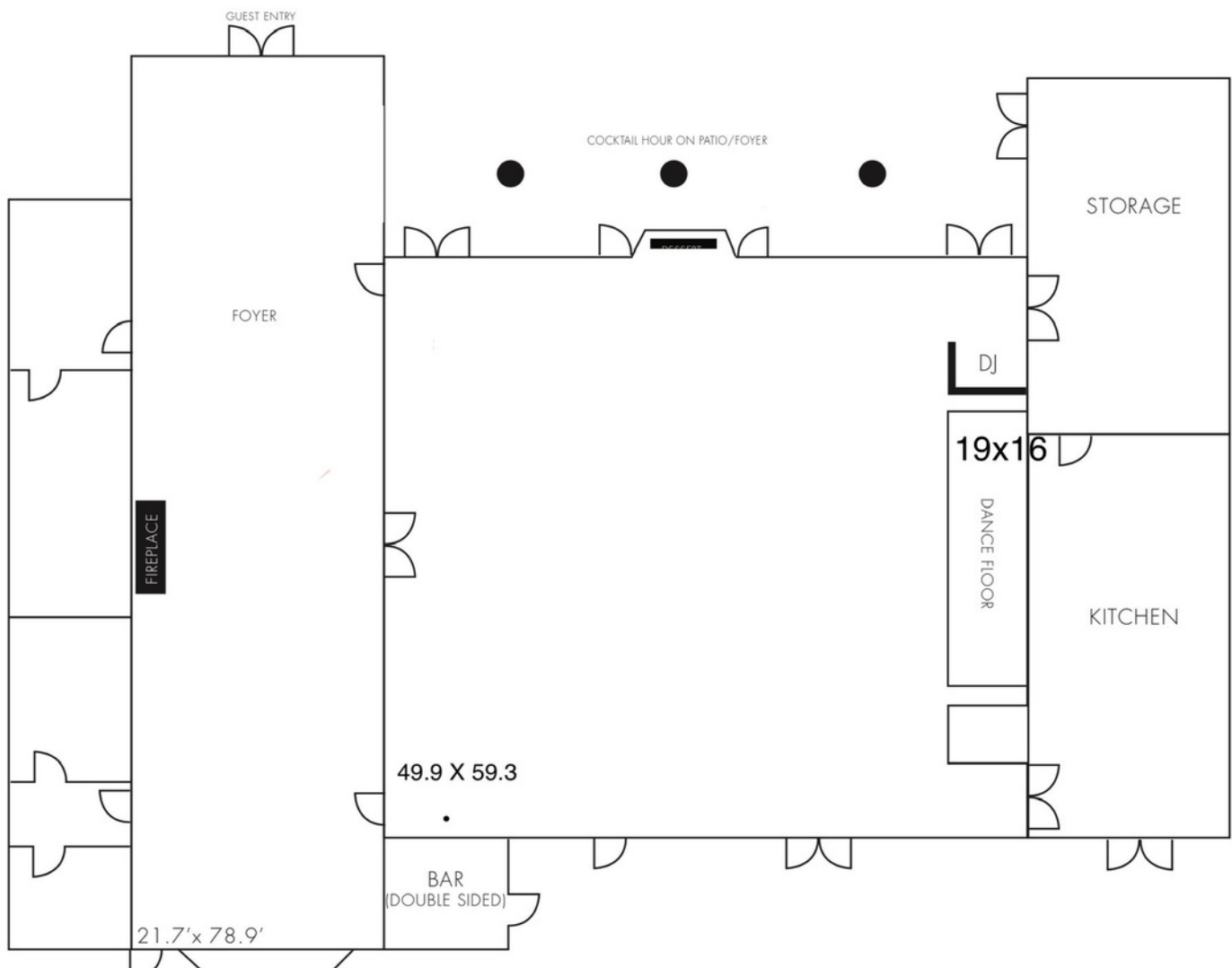
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The Property (Cont.)

EVENT CENTER FLOOR PLAN



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The Property (Cont.)

AVAILABLE 1/2027

HISTORIC HOUSE

- Available Historic House on site to support event & community operations
- Well-maintained and decorated
- Currently office space with potential for multiple apartments



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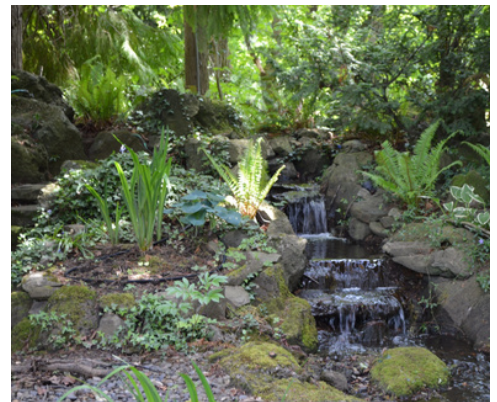
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The Grounds



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