



RETAIL SPACES FOR LEASE

ANCHORED BY NIKE & COLUMBIA SPORTSWEAR

61334 S Hwy 97, Bend, OR 97702

1,277 – 23,490 SF



Future Trader Joe's Next Door
New location planned for the former JoAnn space



Rendering of Potential Restaurant/Brew Pub



\$1.75/SF/Mo. NNN

Russell Huntamer, CCIM | Peter May, CCIM
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ELEVATION BEND is a versatile shopping center anchored by Nike and Columbia Sportswear, with national retailers including Victoria's Secret, Carter's, Rack Room Shoes and GNC. The center also features local and regional favorites such as Pendleton, Ryoshi Sushi & Izakaya, Runway Fashion Exchange, Learning Express Toys, F45 Training, Play It Again Sports and The Little Gym. Located directly beside the future Trader Joe's in the former JOANN space, Elevation Bend benefits from a strong grocery shadow anchor expected to generate additional traffic and regional draw.

TOURISM & LOCAL SPENDING

Elevation Bend is a premier retail destination strategically positioned in one of Oregon's most dynamic and fast-growing markets. Central Oregon attracts over 1.4 million overnight visitors annually, contributing approximately \$1.3 billion in travel-related spending on shopping, dining, lodging, transportation, and entertainment (Dean Runyan Associates, 2023). Tourism also supports more than 10,000 jobs in the region, highlighting its role as a cornerstone of the local economy. With four-season appeal, Bend draws consistent year-round visitors for outdoor recreation, events, and shopping, creating a stable and diverse customer base.

In addition to tourism traffic, the center serves Bend's growing population of over 104,000 residents, which boasts a strong median household income of \$88,800. As one of Oregon's fastest-growing cities, Bend offers long-term economic vitality and purchasing power. Elevation Bend also benefits from its high-visibility location on South Highway 97, with more than 23,745 vehicles passing by each day (TrafficMetrix®, 2023).



\$1.75/SF/MO. NNN (NNNs Est. at \$0.62/SF/Mo.)

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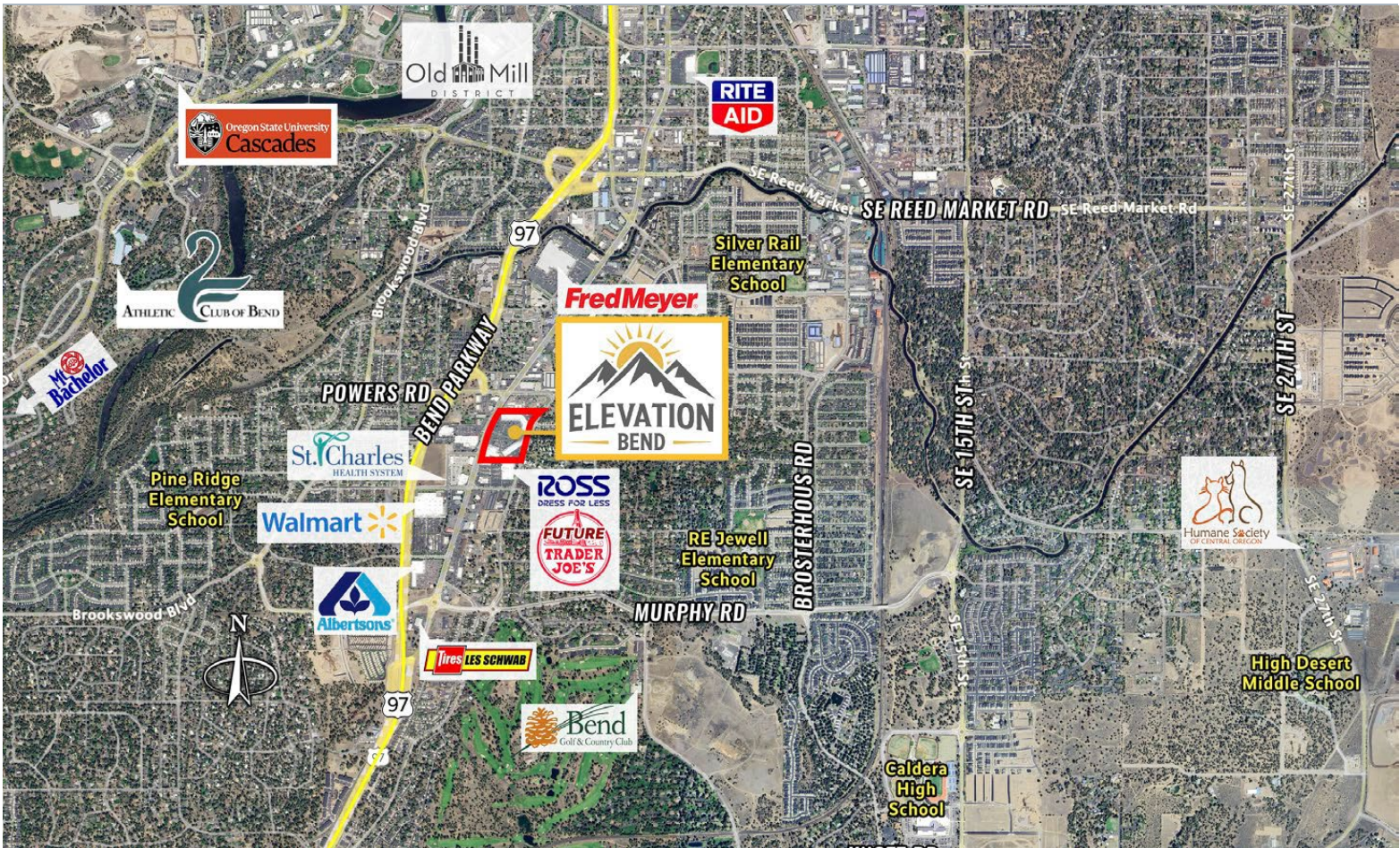
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SUITE	SIZE (SF)	AVAILABLE
110	7,470	Available
130	3,223	Available
140	1,277	Available
150	4,500	Available
160	3,960	Tenant can be relocated
180	3,060	Available
110-180	23,490	
210	7,290	Available
240	1,800	Available
250	2,271	Available
260	3,150	Available
290	4,050	Available
Pad Site	1,800-4,600 SF drive-thru for ground lease or build-to-suit (inquire for lease rate)	



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Brokers are licensed in the state of Oregon. This information has been furnished from sources we deem reliable, but for which we assume no liability. This is an exclusive listing. The information contained herein is given in confidence with the understanding that all negotiations pertaining to this property be handled through Compass Commercial Real Estate Services. All measurements are approximate.

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