

**COPPER
WEST**
REAL ESTATE

COMMERCIAL

RETAIL FOR LEASE
AVAILABLE NOW 1,980 SF



380 Lone Pine Blvd, Ste C, The Dalles, OR
I-84 and HWY 97 exit access- First Generation Space



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Overview

Suite C	1,980 sf
Lease Rate	\$40
Lease Type	NNN
Lease Term	3-5 years
Offered TI	Negotiable.
NNN expense	\$5.50



Features:

- Starbucks is anchor tenant
- On site parking
- Easy access to I-84/Hwy 97
- Warm Vanilla shell with restroom provided
- Mid- long term lease
- Corner location, Exterior patio space, high visibility in growing residential/commercial neighborhood.

HOUSEHOLD INCOME

\$61,316
 MEDIAN HOUSEHOLD INCOME
 ± \$4,317

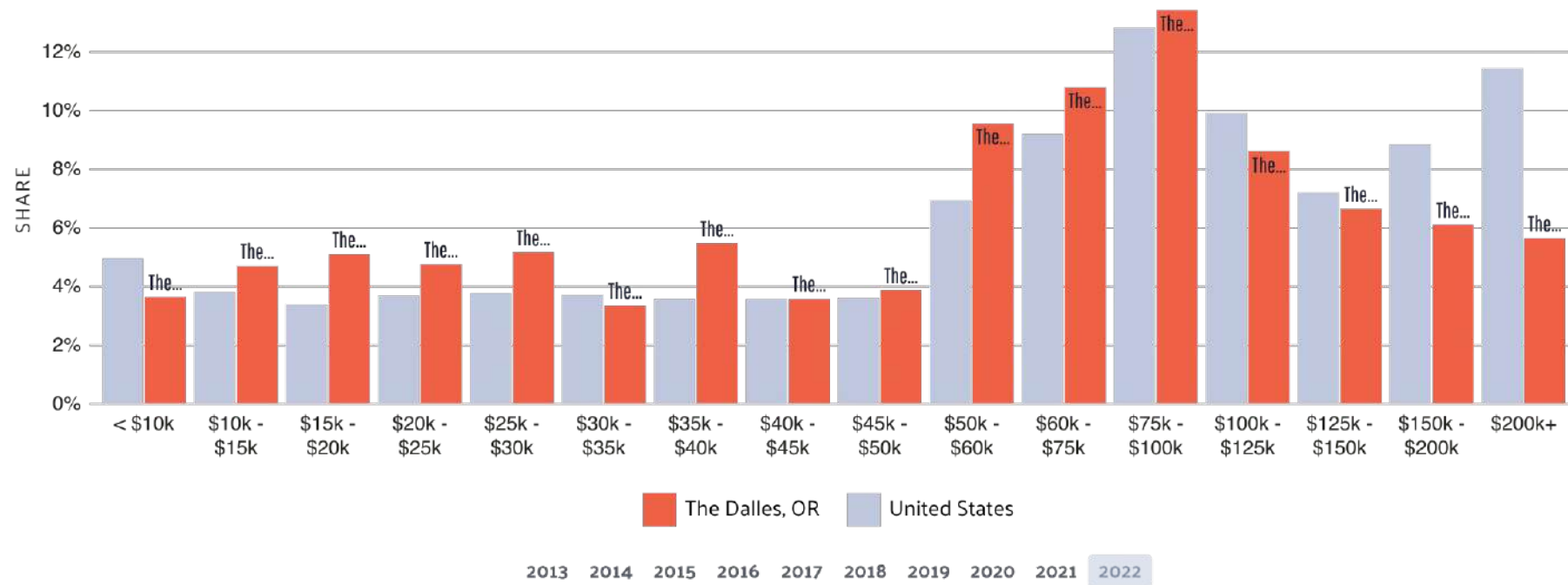
10.5K
 NUMBER OF HOUSEHOLDS
 ± 620

In 2022, the median household income of the 10.5k households in The Dalles, OR grew to \$61,316 from the previous year's value of \$57,853.

The following chart displays the households in The Dalles, OR distributed between a series of income buckets compared to the national averages for each bucket.

The largest share of households have an income in the \$75k - \$100k range.

Data from [the Census Bureau ACS 5-year Estimate](#).





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