

18445 E Burnside

PORTLAND, OR 97233



OFFICE SPACE FOR SALE

CONTACT

Teresa Peterson 971 341 5218 / 503 224 6791 / tpeterson@naielliott.com

Gabriel Mabrouk 971 313 1349 / 503 224 6791 / gmabrouk@naielliott.com

The information herein has been obtained from sources we deem reliable. We do not, however, guarantee its accuracy. All information should be verified prior to purchase/leasing. View the Real Estate Agency Pamphlet by visiting our website, www.naielliott.com/agencydisclosures

NAI Elliott



Property snapshot

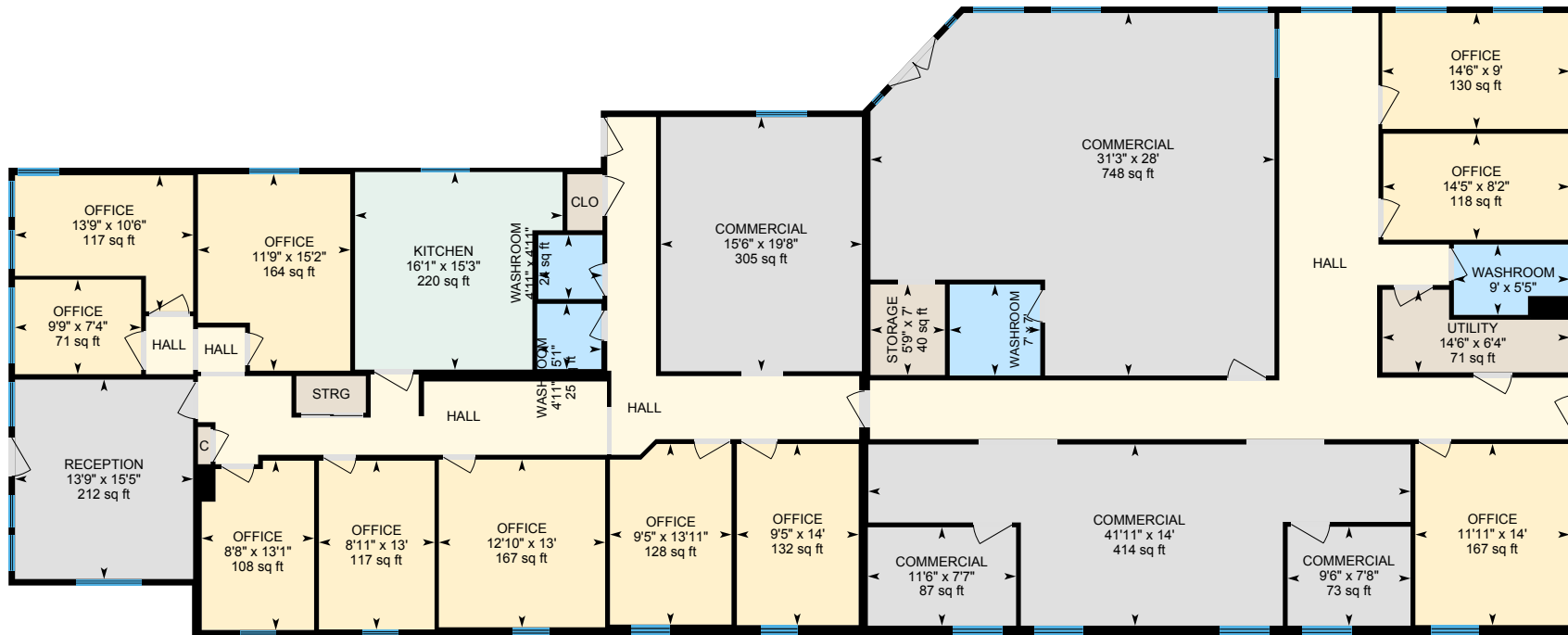
Fully renovated, turn-key commercial office space in the heart of Rockwood. This 5,012 sf property on 0.24 acres is ideally situated across from Rockwood Market Hall and near major transit, making it perfectly positioned for community-focused organizations.

Designed with non-profits, medical offices, and human services in mind, this space offers modern amenities and a flexible layout ready for immediate occupancy. Off-street parking provides convenient access for clients and staff.

Located in a vibrant, transit-oriented neighborhood with strong foot traffic and community connections. An exceptional opportunity for mission-driven organizations looking to serve the Rockwood community.

Sale Price	\$1,250,000.00
Address	18445 E Burnside, Portland, OR 97233
Region	Multnomah County
Site Area	10,384 SF / 0.24 AC
Building Size	5,012 SF
Year Built/Renovated	1956/2023
Zoning	Rockwood Town Center (RTC)
Parking	3.99/1,000 SF

Floor plan



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Virtual tour



Click to view property tour

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Interior photos



Aerial



AVIVA

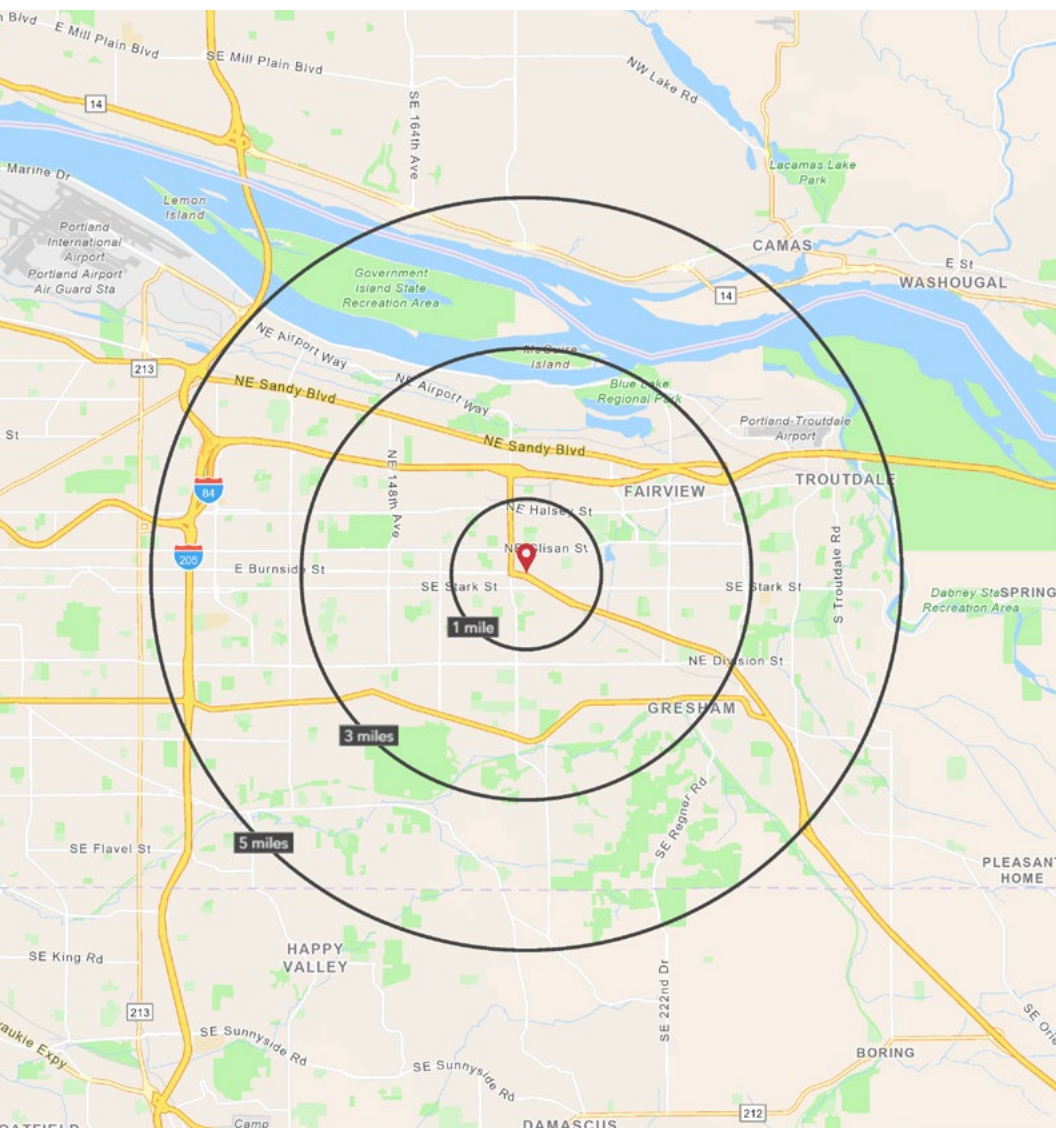
LUMEN

ROCKWOOD
MARKET HALL

SE 185TH AVE

E BURNSIDE ST.

Demographics



	1 MILE	3 MILE	5 MILE
2025 TOTAL DAYTIME POPULATION	24,591	146,685	302,558
2030 EST. TOTAL POPULATION	24,733	147,976	305,389
2025 AVG HOUSEHOLD INCOME	\$81,959	\$90,626	\$99,053
2025 MEDIAN HOME VALUE	\$416,804	\$457,824	\$480,964
2025 TOTAL HOUSEHOLDS	8,231	52,738	107,830
2025 DAYTIME POPULATION	5,568	53,636	113,307
2025 SOME COLLEGE OR HIGHER	55%	59%	62%

Source: ©2025 Esri

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