



3-BUILDING SPECIALTY PROPERTY

Westside Community Church

18390 SW Farmington Rd, Aloha, OR 97007

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Colliers



Premier Campus

High-Visibility Aloha/Beaverton Specialty Property

Here is an excellent opportunity in the Aloha/Beaverton area: a distinctive three-building Specialty Property, formerly the home of the Westside Community Church. The property comprises three separate buildings situated on a generous 3.34-acre lot, offering over 24,000 SF of versatile worship, education, and office space.

Ideally positioned near a retail- and amenities-rich, high-traffic corner in Aloha/Beaverton, the site sits just steps from the signaled intersection of SW Farmington Road / Oregon Route 10 (OR-10) and SW 185th Avenue. The property benefits from excellent neighboring synergy, adjacent to a Walgreens Drug Store and a Dutch Bros drive-thru, with a Safeway-anchored shopping center and a U.S. Bank branch directly across the street.

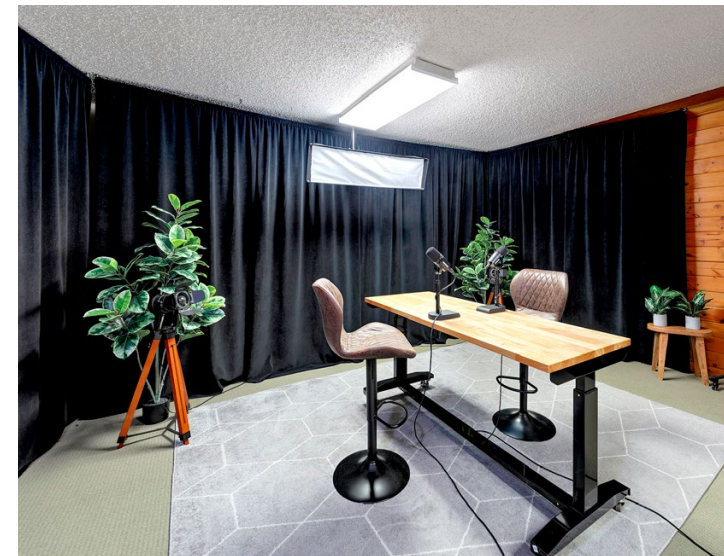
Property Information

Price	\$4,500,000
Parking	177 Spaces
Roof Age	2001 / 2008
HVAC	Gas

Exterior Photos



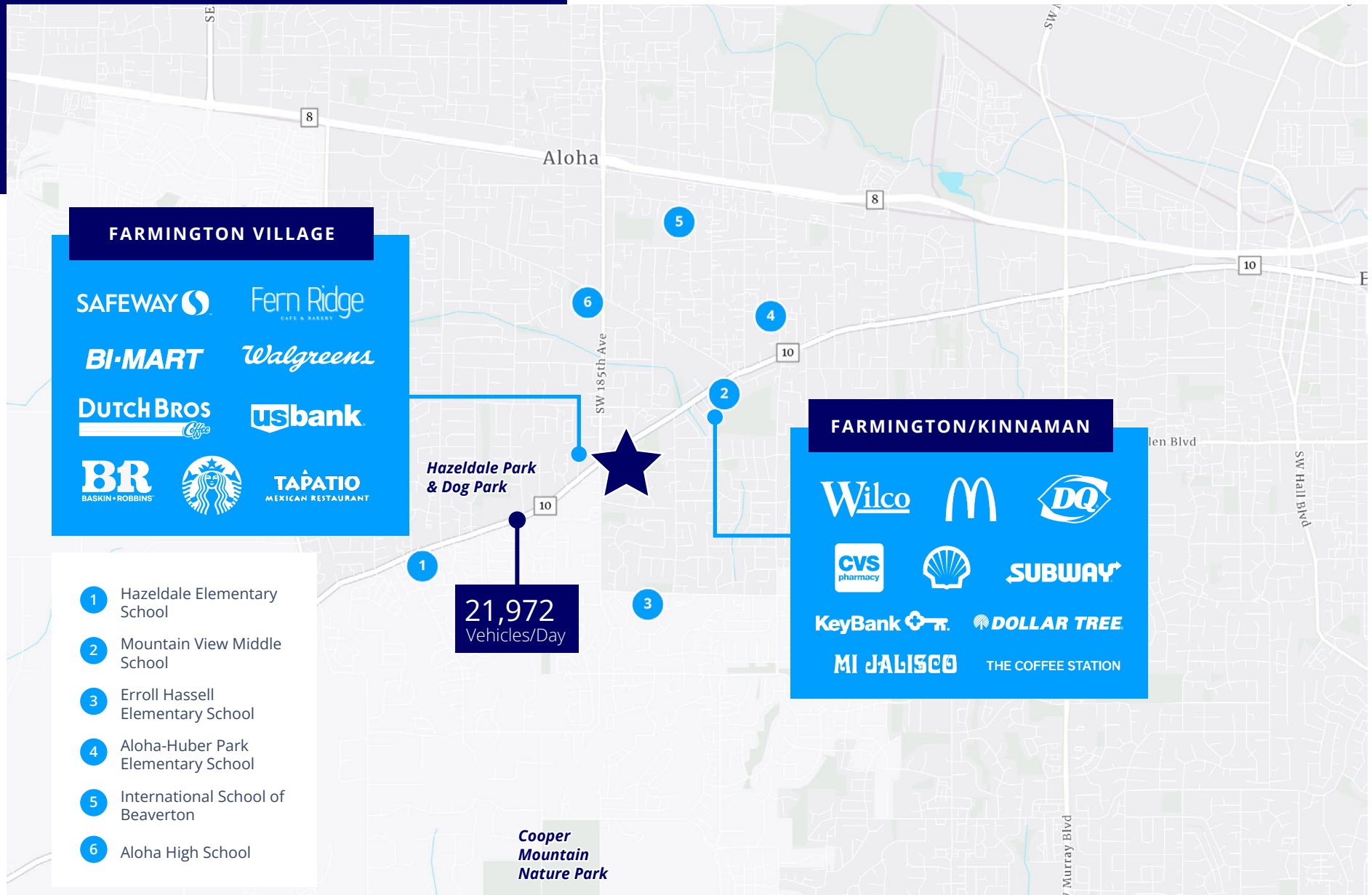
Classroom & Office



Worship Building



Local Amenities



Market Overview

within 3 mile radius

Household & Population



Median Household Income

\$103,973



Median Age

38.1



Total Population

130,038



Total Households

48,023



Total Families

32,176



Growth Rate (5 yr Forecast)

0.5%

Business & Employment



Total Businesses

2,343



Total Employees

26,269



White Collar

66.5%



Blue Collar

16.7%



Daytime Population

106,866



Unemployment Rate

5.0%

Education



No High School Diploma

7.1%



High School Graduate

15.1%



Some College

17.3%



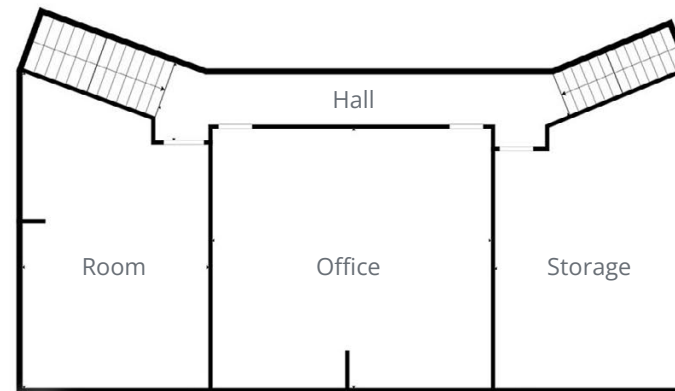
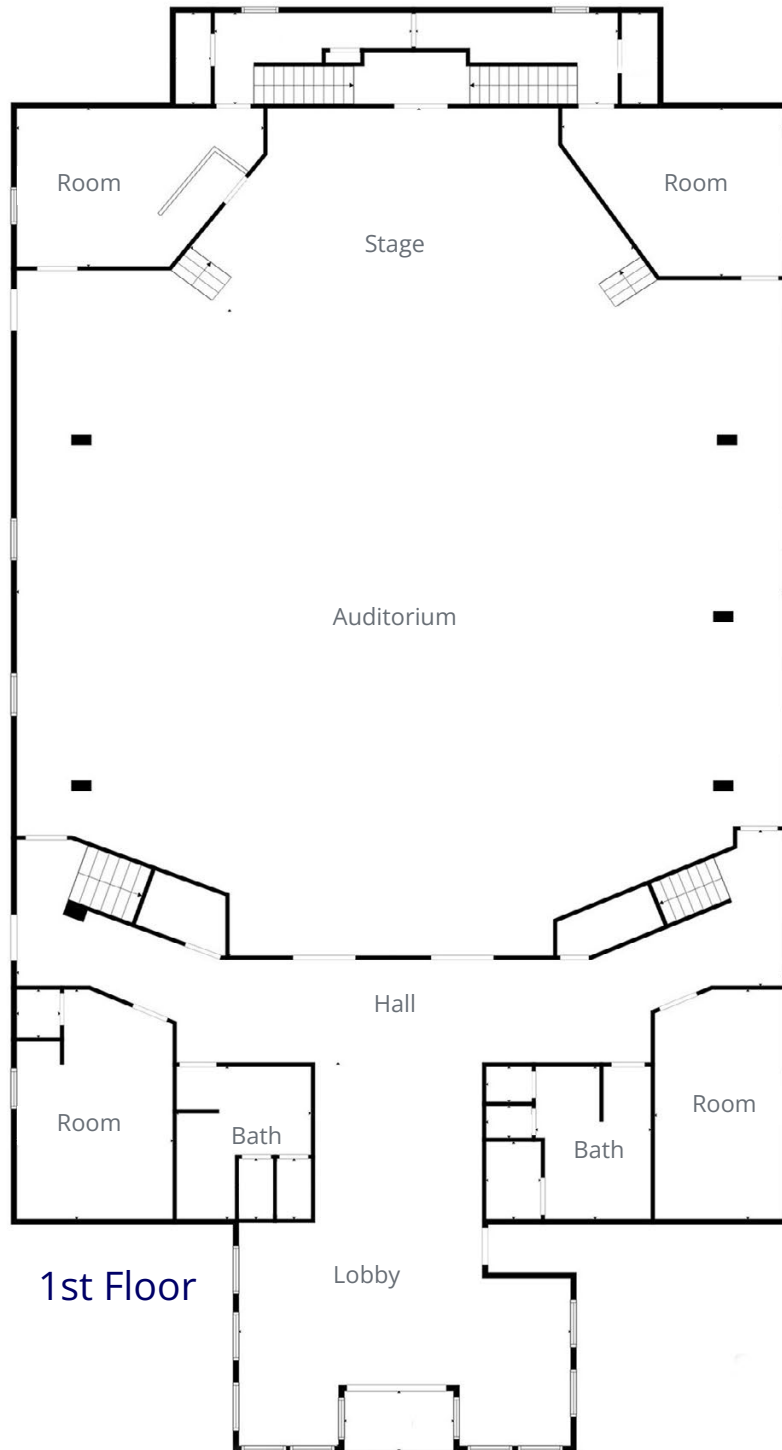
Bachelor's Degree/Pro. Degree

45.2%

Sanctuary Floor Plan

1st Floor 7,718 SF

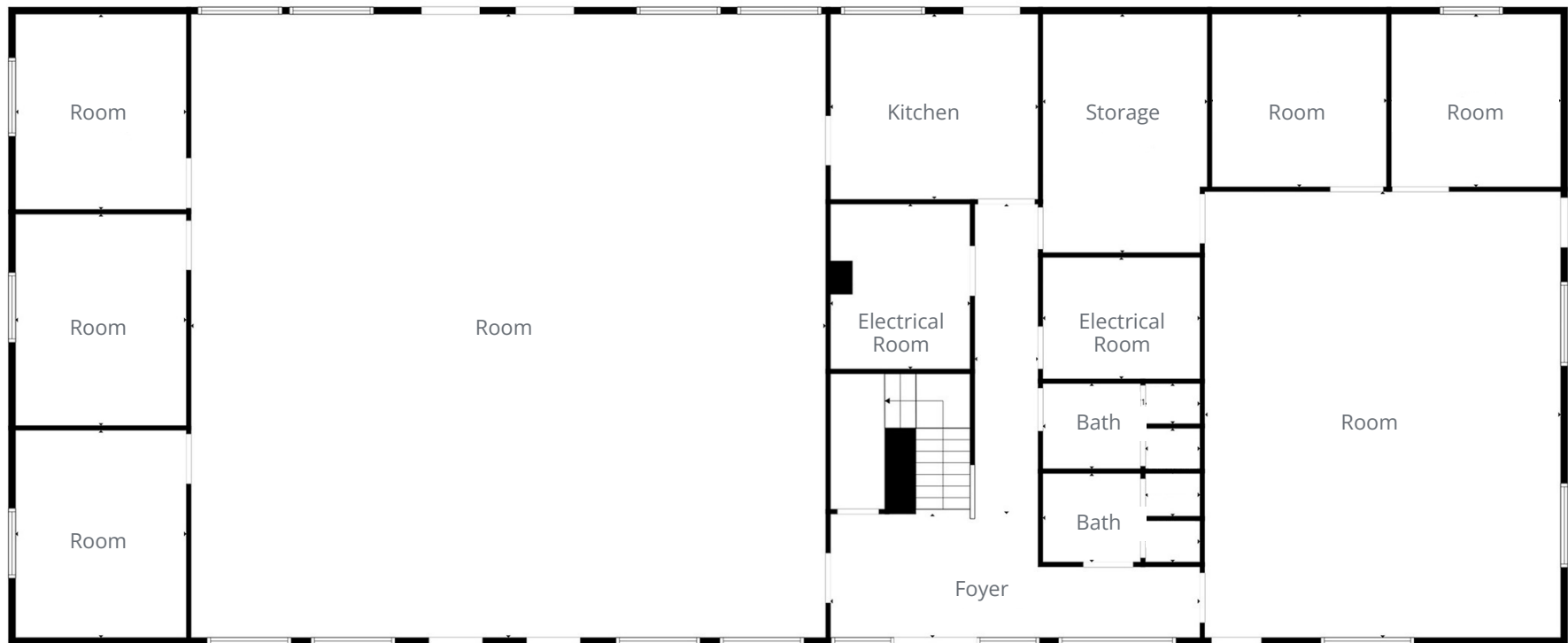
2nd Floor 1,783 SF



2nd Floor

Classroom/Office Floor Plan

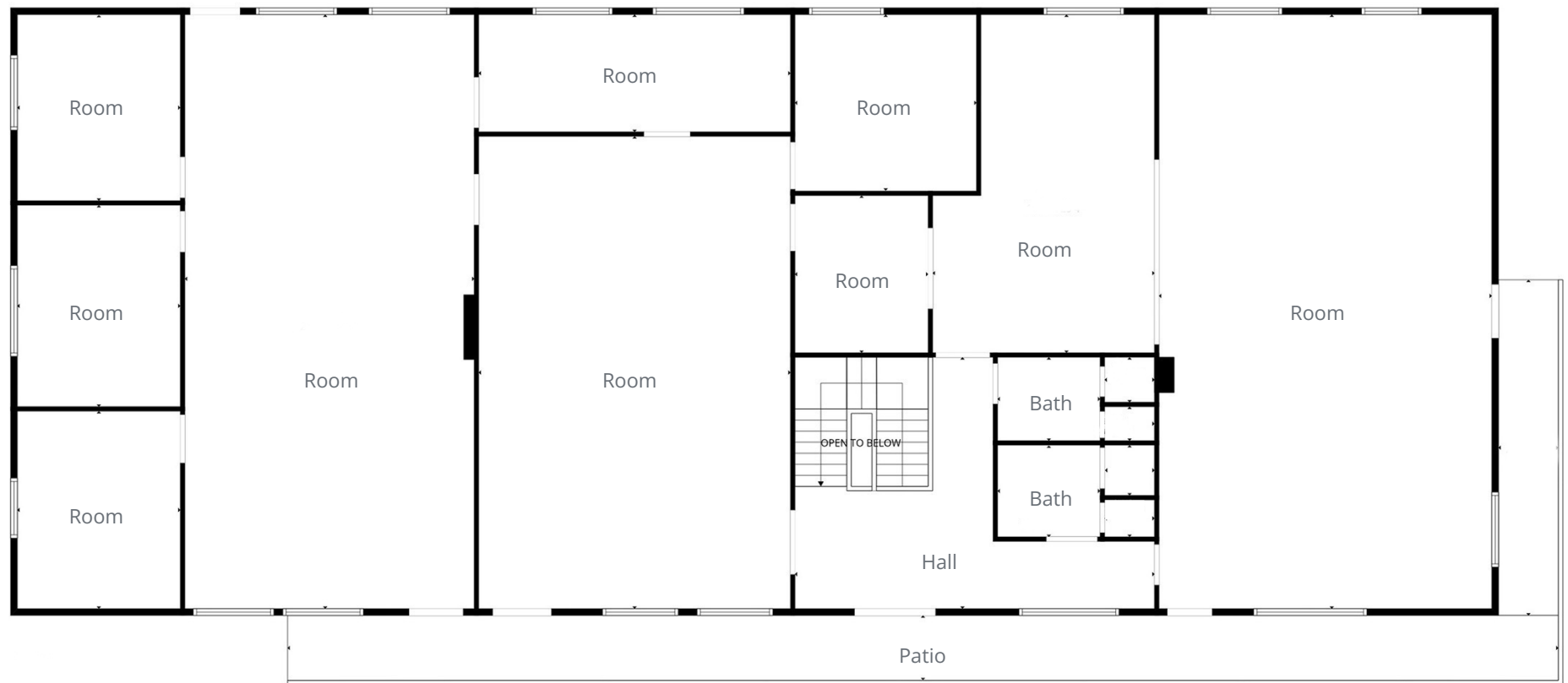
1st Floor 5,061 SF



1st Floor

Classroom/Office Floor Plan

2nd Floor 5,638 SF



2nd Floor

Kids Zone Floor Plan

1st Floor 3,947 SF





B3: CLASSROOM/OFFICE

B1: WORSHIP BUILDING

B2: KIDS BUILDING

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