

# FOR LEASE

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**DOUBLE  
MOUNTAIN**  
BREWERY & CIDERY  
HOOD RIVER • OREGON



**WOODSTOCK  
SPIRITS**

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## SE WOODSTOCK BLVD @ SE 44TH AVE

### 1,193 SF WOODSTOCK NEIGHBORHOOD VANILLA SHELL OPPORTUNITY

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# SE 44TH & WOODSTOCK

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Double Mountain Taproom

## Neighborhood Information

The Woodstock neighborhood, located in Southeast Portland, originated in the late 1800's. The majority of this popular neighborhood is focused around the retail hub on Southeast Woodstock Boulevard between Southeast Cesar E Chavez Boulevard and Southeast 52nd Avenue. Area retailers include New Seasons Market, Grand Central Bakery, Otto's Sausage Kitchen and Portland Fish Market.

## About the Building

This locally owned, single-level neighborhood development will undergo an exterior remodel to be completed in Spring 2023. The development has one remaining vacancy perfect for retail, service or creative office users. In 2016 Double Mountain Brewery, a long-time Hood River favorite, brought their only Portland area outpost to the development.

## Address

4326 SE Woodstock Blvd

## Suite 103

1,193 SF

## Uses

Retail / Service / Creative Office

## Area

Woodstock / Inner SE

## Timing

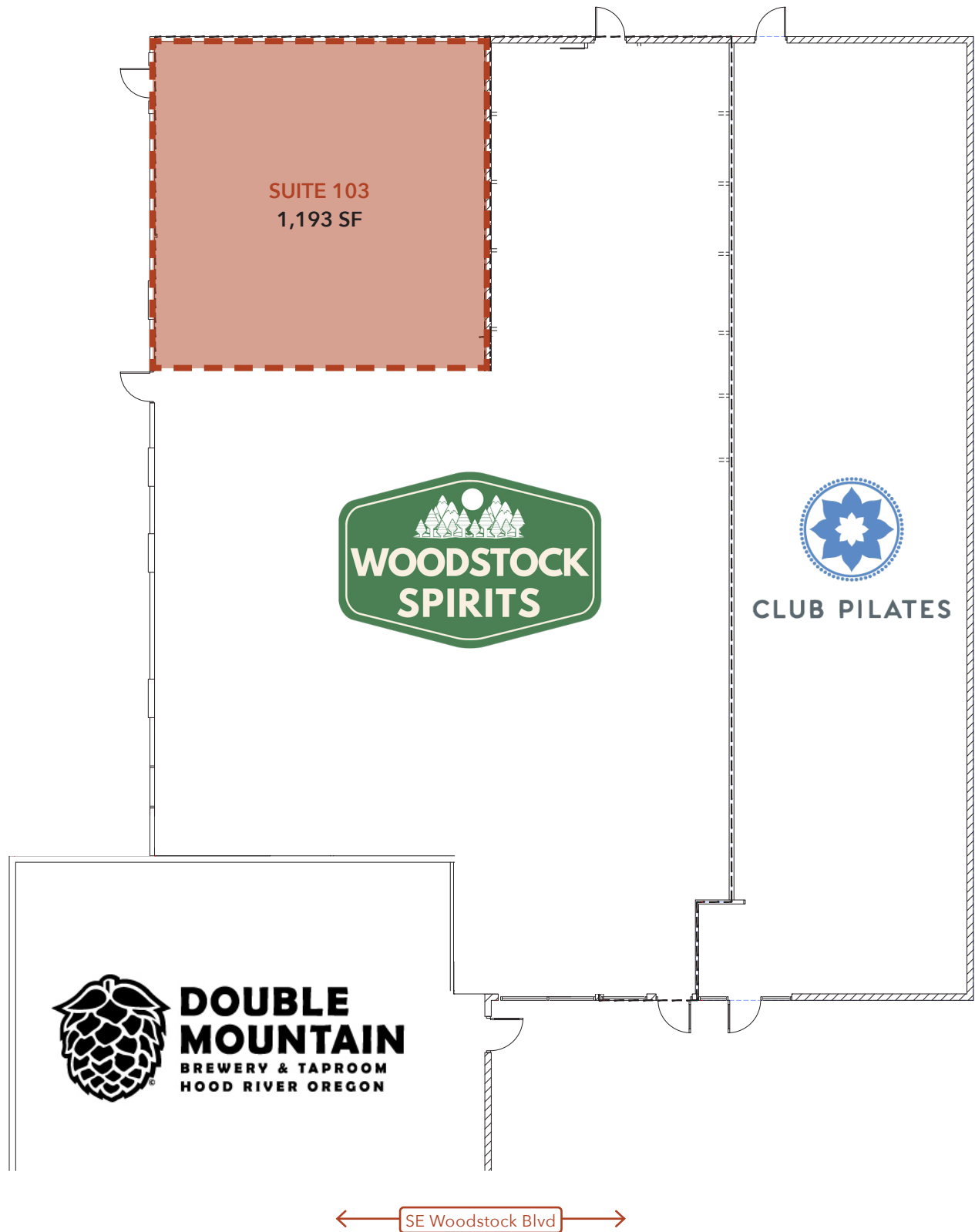
Available Now

## Demographics

	¼ Mile	½ Mile	1 Mile
2024 Population	1,320	4,924	22,926
Total Employees	824	1,440	4,355
Total Businesses	183	336	868
Median HH Income	\$133,058	\$132,509	\$120,259
Median Age	40.6	40	39.7
Any College	90.7%	85.9%	84.3%

# SITE PLAN

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# NEIGHBORHOOD MAP

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