

# FOR LEASE

URBAN  
WORKS



**prescott**

4320 N Interstate Ave

2nd Generation Taproom | 1,052 RSF

Retail / Service | 1,267 RSF



DAN BOZICH | 503.228.3135  
dbozich@urbanworksrealestate.com

KIA HARTLEY | 503.228.3209  
khartley@urbanworksrealestate.com

urbanworksrealestate.com



# ABOUT



## prescott

4320 N Interstate Ave

Overlook / Close-in NE Portland

### The Building

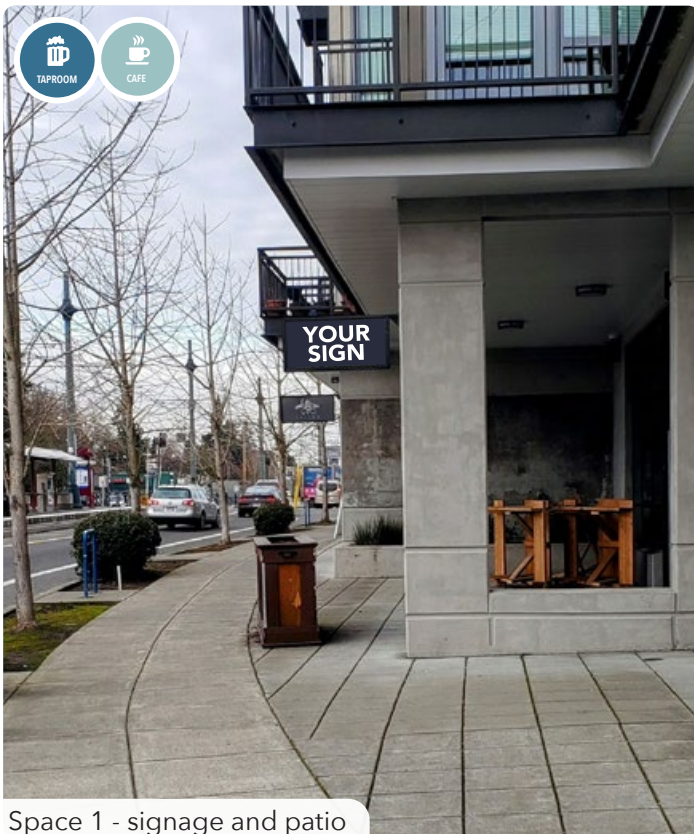
Turn-key spaces available in Prescott, a 155 unit apartment building conveniently located in the Overlook neighborhood.

#### Space 1 - Second Generation Taproom | 1,052 RSF

- Designated outdoor seating area
- Walk-in beer cooler
- Bar in place
- Beer taps in place
- One ADA restroom

#### Space 2 - Second Generation Retail | 1,267 RSF

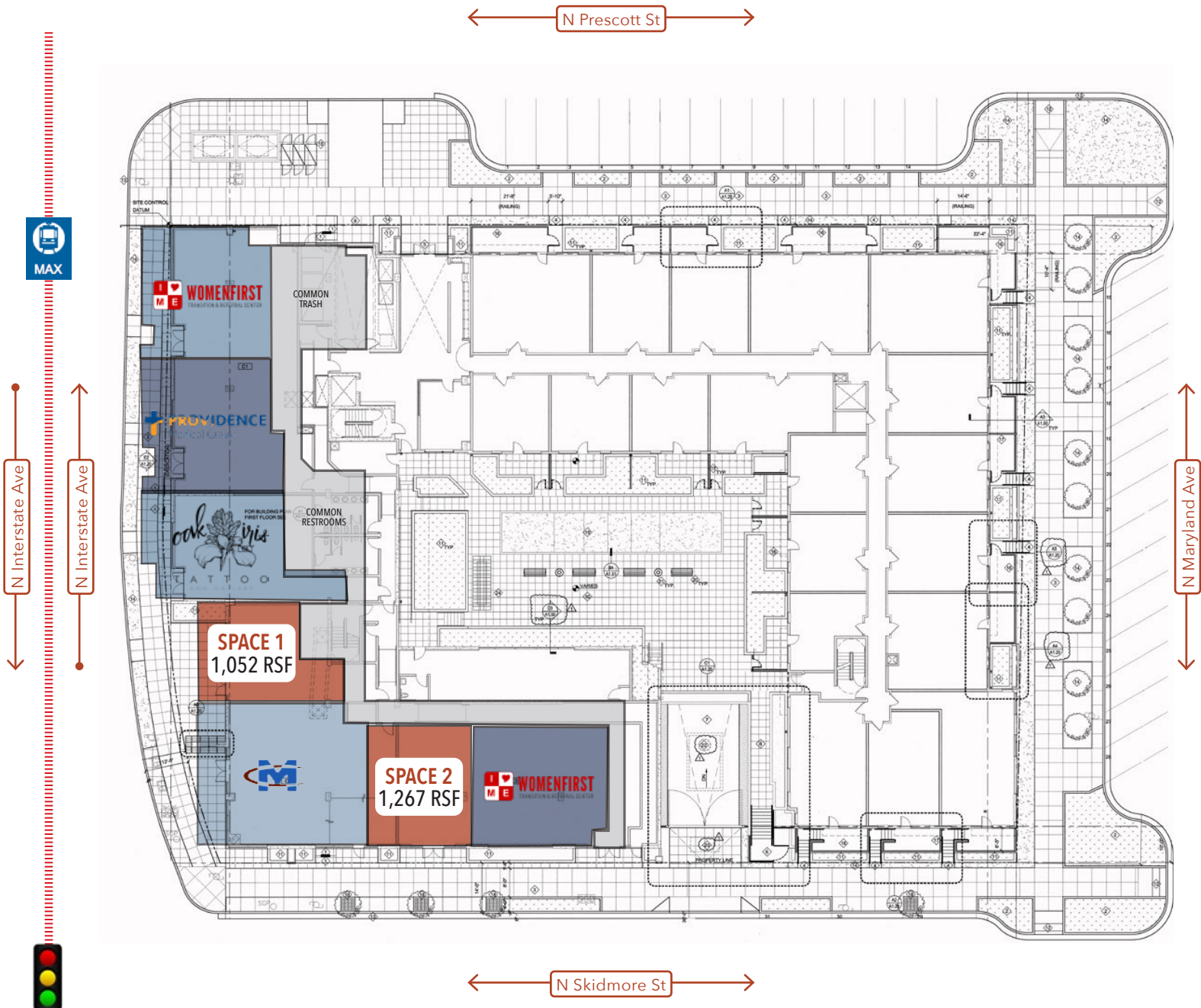
- Glass window line with southern light exposure
- Tall ceilings with polished concrete floors
- Three-compartment sink and hand sink
- One ADA Restroom



Space 1 - signage and patio



# SITE PLAN





# RETAIL MAP

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Demographics	¼ Mile	½ Mile	1 Mile
2023 Population	1,780	7,349	22,498
Total Employees	512	2,357	8,842
Total Businesses	104	436	1,322
Median Household Income	\$111,145	\$110,043	\$105,344
Median Age	35.7	35.5	35
Any College	76.6%	78.8%	82.1%



Fire on the Mountain



Satellite Tavern



The Alibi