

ORENCO STATION TOWN CENTER

FOR LEASE | HILLSBORO, OREGON



LOCATION

Cornell Rd & Orenco Station Pkwy, Hillsboro, OR

AVAILABLE SPACE

Up to 14,250 SF

RENTAL RATE

Please call for details

TRAFFIC COUNTS

Cornell Rd – 60,058 ADT ('20)

HIGHLIGHTS

- Beautiful retail shop space available at Portland's award-winning suburban mixed-use development.
- Anchored by New Seasons, Orenco Station Town Center is surrounded by vibrant neighborhoods, major employers such as Intel, and other high-volume retailers such as Costco, WinCo, Kohls & Walgreens.



COMMERCIAL
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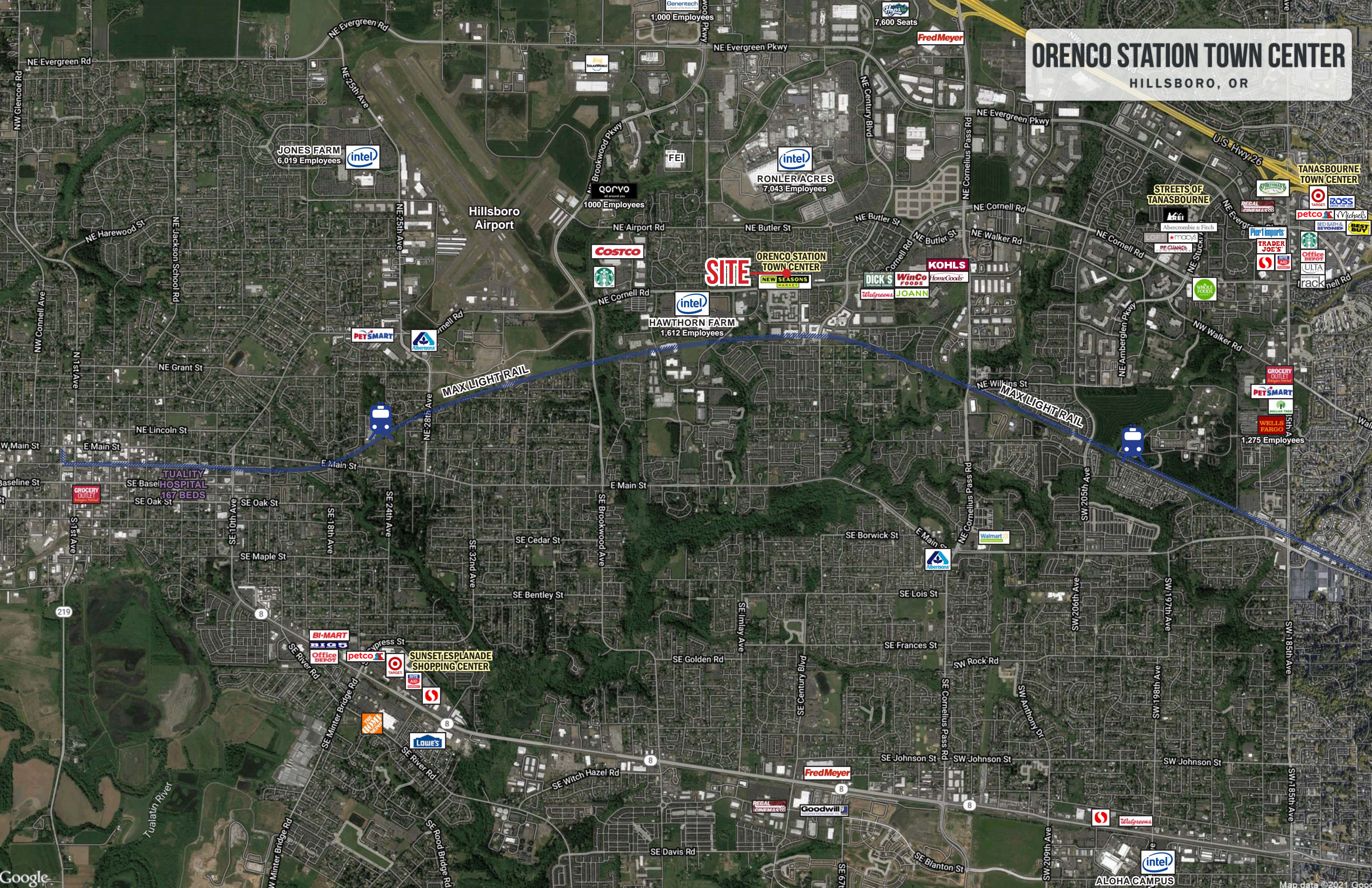
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ORENCO STATION TOWN CENTER

HILLSBORO, OR



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HILLSBORO, OR



RONLER ACRES
7,043 Employees

SITE

ORENCO STATION
TOWN CENTER



HAWTHORN FARM
1,612 Employees



QUANTAMA
ELEMENTARY SCHOOL



CROSSROADS AT
ORENCO STATION

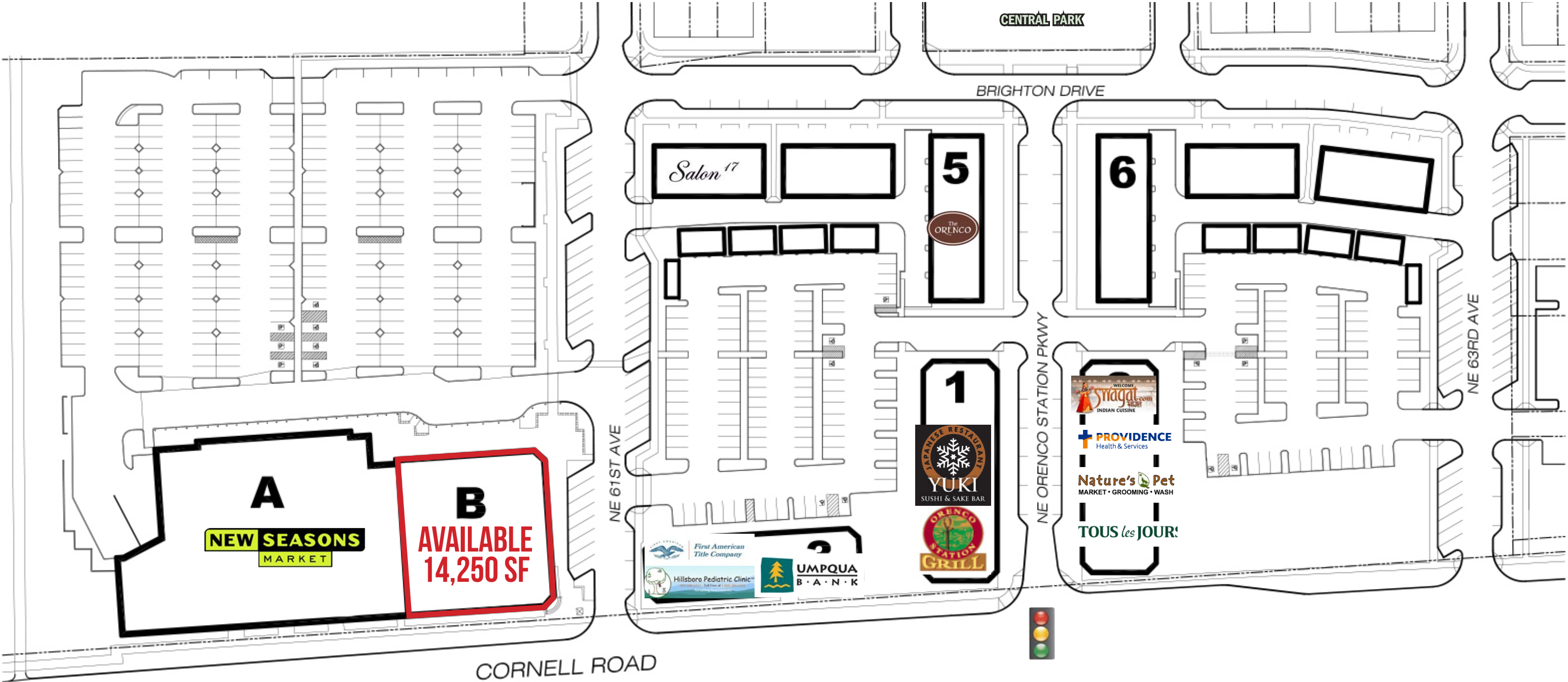


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SITE PLAN



ORENCO STATION TOWN CENTER
HILLSBORO, OR



The information contained herein has been obtained from sources Commercial Realty Advisors NW LLC deems reliable. We have no reason to doubt its accuracy, but Commercial Realty Advisors NW LLC does not guarantee the information. The prospective buyer or tenant should carefully verify all information obtained herein.



ORENCO STATION TOWN CENTER

HILLSBORO, OR

DEMOGRAPHIC SUMMARY

Source: Regis - SitesUSA (2021)	1 MILE	3 MILE	5 MILE
Estimated Population 2020	14,889	120,582	245,545
Projected Population 2025	15,498	125,706	255,919
Average HH Income	\$121,163	\$107,886	\$108,164
Total Households	6,942	45,596	90,409
Total Businesses	770	4,236	8,396
Daytime Demographics 16+	19,406	81,870	154,100

\$121,163

Average Household Income

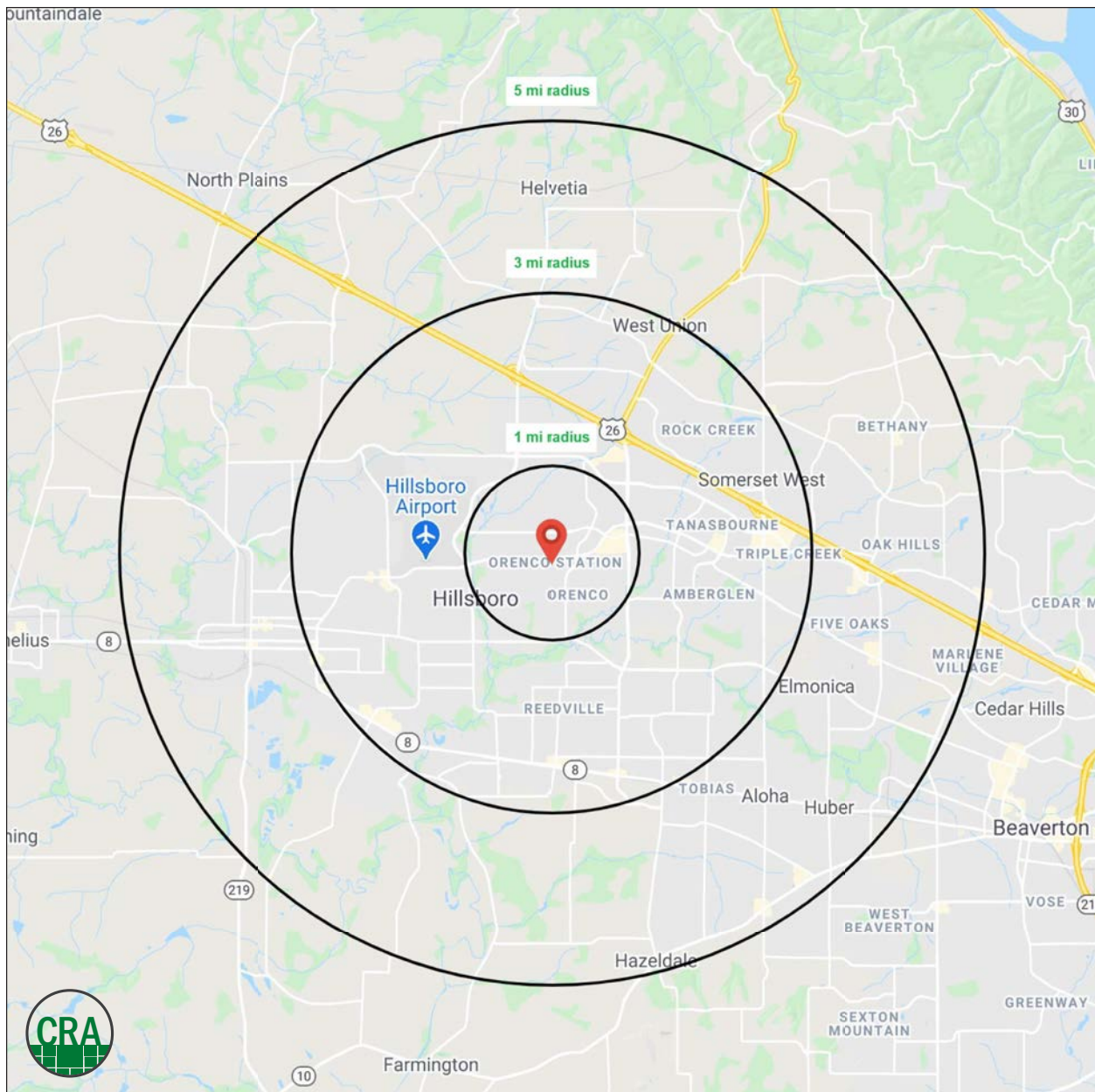
1 MILE RADIUS

19,406

Daytime Demographics

Age 16 Years or Over

1 MILE RADIUS



SUMMARY PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 45.5344/-122.9181

RS1

Orencia Station Town Center

Hillsboro, OR 97124

1 mi radius 3 mi radius 5 mi radius

POPULATION	2020 Estimated Population	14,889	120,582	245,545
	2025 Projected Population	15,498	125,706	255,919
	2010 Census Population	10,011	101,214	205,300
	2000 Census Population	4,406	82,184	165,383
	Projected Annual Growth 2020 to 2025	0.8%	0.8%	0.8%
	Historical Annual Growth 2000 to 2020	11.9%	2.3%	2.4%
	2020 Median Age	32.4	34.2	34.8
HOUSEHOLDS	2020 Estimated Households	6,942	45,596	90,409
	2025 Projected Households	7,350	48,473	96,053
	2010 Census Households	4,513	37,854	75,287
	2000 Census Households	1,961	30,267	60,096
	Projected Annual Growth 2020 to 2025	1.2%	1.3%	1.2%
	Historical Annual Growth 2000 to 2020	12.7%	2.5%	2.5%
RACE AND ETHNICITY	2020 Estimated White	70.0%	67.8%	66.8%
	2020 Estimated Black or African American	3.7%	3.0%	3.1%
	2020 Estimated Asian or Pacific Islander	16.8%	13.9%	15.5%
	2020 Estimated American Indian or Native Alaskan	0.7%	0.9%	0.8%
	2020 Estimated Other Races	8.7%	14.4%	13.8%
	2020 Estimated Hispanic	15.3%	21.7%	19.2%
INCOME	2020 Estimated Average Household Income	\$121,163	\$107,886	\$108,164
	2020 Estimated Median Household Income	\$111,974	\$91,466	\$95,233
	2020 Estimated Per Capita Income	\$56,505	\$40,872	\$39,980
EDUCATION (AGE 25+)	2020 Estimated Elementary (Grade Level 0 to 8)	1.5%	3.9%	3.9%
	2020 Estimated Some High School (Grade Level 9 to 11)	1.8%	4.3%	4.1%
	2020 Estimated High School Graduate	9.3%	18.4%	17.5%
	2020 Estimated Some College	15.2%	20.3%	19.8%
	2020 Estimated Associates Degree Only	6.8%	9.9%	9.4%
	2020 Estimated Bachelors Degree Only	29.6%	25.3%	26.8%
	2020 Estimated Graduate Degree	35.8%	17.9%	18.5%
BUSINESS	2020 Estimated Total Businesses	770	4,236	8,396
	2020 Estimated Total Employees	15,617	48,179	82,937
	2020 Estimated Employee Population per Business	20.3	11.4	9.9
	2020 Estimated Residential Population per Business	19.3	28.5	29.2

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

For more information, please contact:

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KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



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