



# POWERS BUILDING

**65** SW YAMHILL ST PORTLAND, OR 97204

**Office Building For Lease**

**BEN MCINNIS**

503.208.8182

[Ben.McInnis@BencoCRE.com](mailto:Ben.McInnis@BencoCRE.com)



# PROPERTY DETAILS & HIGHLIGHTS

**65 SW Yamhill St Portland, OR 97204**



Property Name:	Powers Building
Property Address:	65 SW Yamhill St, Portland, OR 97204
Property Type:	Office
Building Size:	14,000 SF
Building Class:	A
Availability	3,400 SF located on the top, 4th, floor

## PROPERTY OVERVIEW

Top floor availability with exposed brick and high ceilings. The space has 8 private offices, open work space, 1 conference room, kitchen break room, restrooms, and a shower.

## LOCATION OVERVIEW

Located on the corner of SW 1st & Yamhill the Powers Building is walking distance to several food, parking, & service amenities.



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[Bencocre.com](http://Bencocre.com)

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**BENCO COMMERCIAL REAL ESTATE**  
1750 SW Harbor Way, Suite 250  
Portland, OR 97201



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# AVAILABLE SPACES

**65 SW Yamhill St Portland, OR 97204**



**LEASE TYPE** | Full Service

**LEASE SPACE** | 3,400 SF

**LEASE TERM** | Negotiable

**LEASE RATE** | \$24.00 SF/yr

ADDRESS	SIZE (SF)	LEASE TYPE	LEASE RATE
65 SW Yamhill	3,400 SF	Full Service	\$24.00 SF/yr



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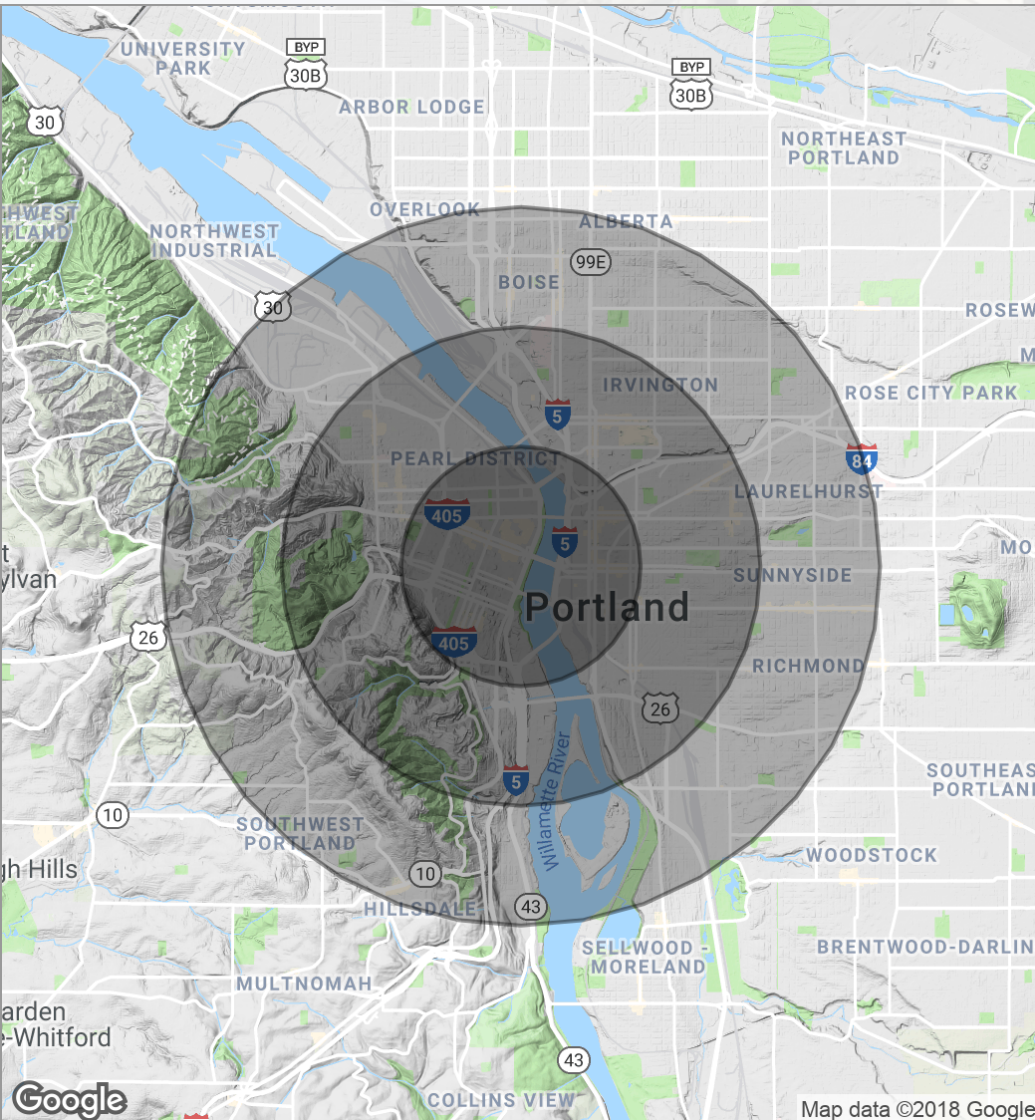
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# DEMOGRAPHICS MAP

**65 SW Yamhill St Portland, OR 97204**



	1 MILE	2 MILES	3 MILES
<b>POPULATION</b>			
Total population	23,223	77,264	164,908
Median age	37.2	35.8	36.1
Median age (Male)	38.4	36.9	36.7
Median age (Female)	35.5	35.1	35.7
<b>HOUSEHOLDS &amp; INCOME</b>	<b>1 MILE</b>	<b>2 MILES</b>	<b>3 MILES</b>
Total households	14,791	46,716	89,141
# of persons per HH	1.6	1.7	1.8
Average HH income	\$48,595	\$59,291	\$67,817
Average house value	\$455,788	\$504,551	\$470,228

*\* Demographic data derived from 2010 US Census*

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## LOCATION MAPS

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