

OWNER/USER OPPORTUNITY

2700 NE ALBERTA STREET PORTLAND, OR 97211
EXCELLENT ALBERTA ARTS DISTRICT LOCATION

\$1,495,000



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FOR SALE



Asking price \$1,495,000



± 3,190 RSF turn-key bar/restaurant with ± 1,500 SF of covered outdoor space



Built in 1953 with extensive renovations in 2017



ADA accessible



Year round outdoor space with natural gas fire pits



Potential for future rooftop bar access



Land size ± 6,570 SF / ± 0.15 AC



Zoning CM2 - Commercial Mixed Use 2



Corner location with excellent visibility



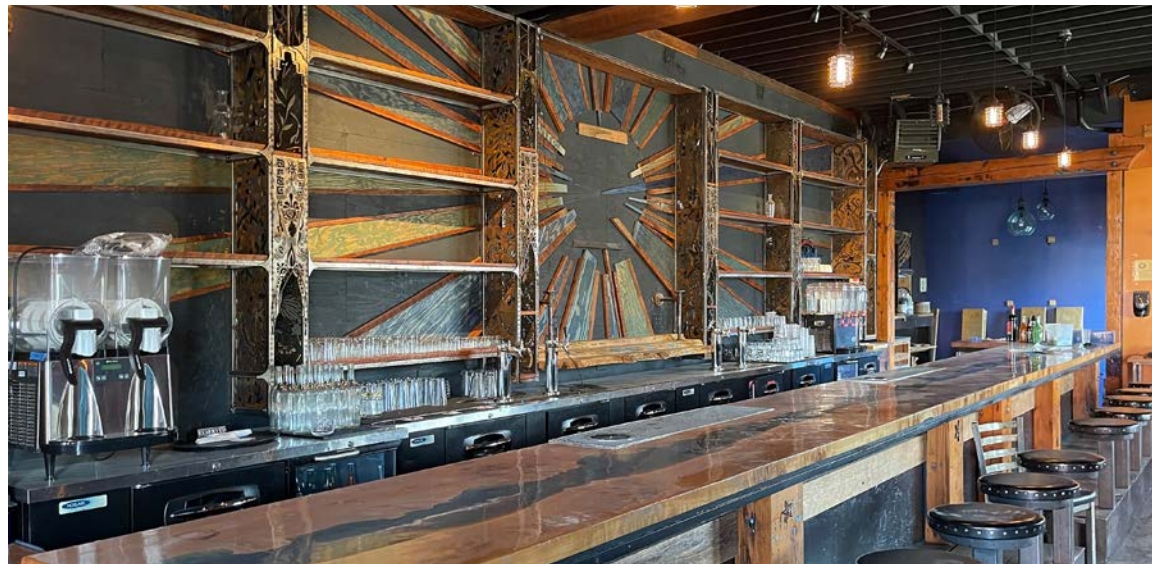
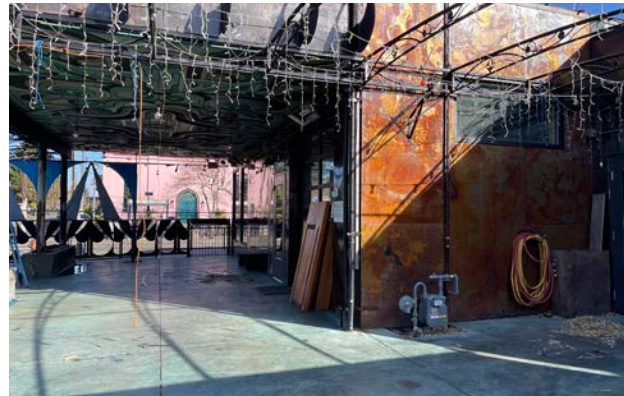
Great Alberta Arts district location



Owner/User opportunity



Multiple TriMet bus stops just steps away



OPPORTUNITY

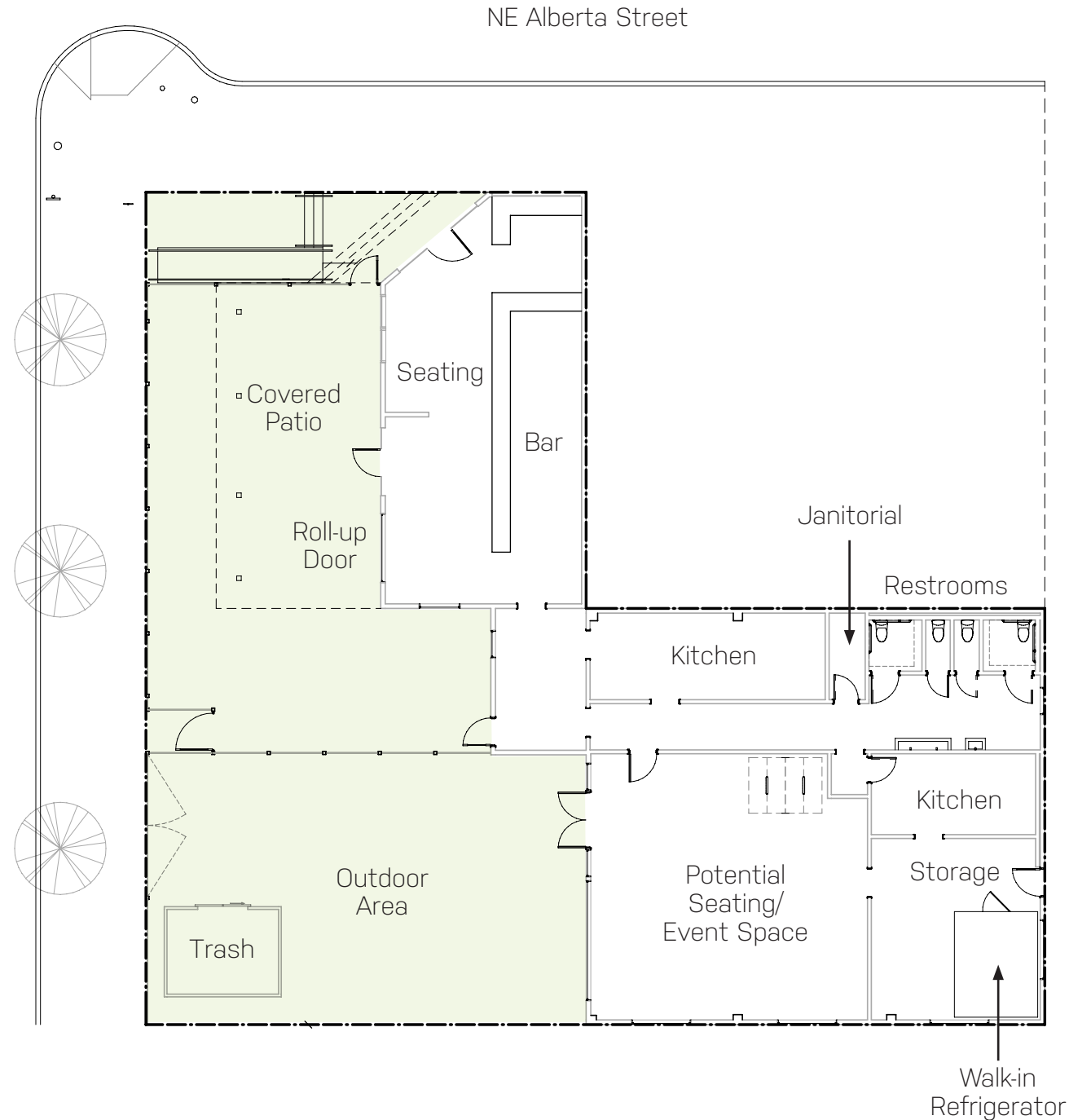
2700 NE Alberta Street is a spacious and well-located turnkey restaurant space outfitted with all of the equipment and infrastructure needed to bring your restaurant's vision to life, including:

- Spacious prep area
- Stainless steel appliances
- Large walk-in refrigerator
- Hood
- Full range
- Refrigerated full bar
- Industrial dish washing unit

The property has high quality craftsmanship and beautiful finishes throughout.

The year round covered outdoor space creates a unique setting along one of the trendiest locations in NE Portland. The property has significant upside with the potential for a rooftop bar, event space, and utilizing the southside outdoor space.

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing condition imposed by our principals.



ALBERTA ARTS DISTRICT

This buzzing Portland neighborhood is famed for its cultural scene and features many of the most premier restaurants in the city. NE Alberta Street sees steady foot traffic, with visitors drawn to its vintage stores, galleries, sidewalk sales, and window shopping, particularly during the summer months. The neighborhood hosts the Last Thursday Art Walk each month, a free event featuring vendors and performers that has been a tradition since the neighborhood's formation in the 1990s. Additionally, the neighborhood boasts the Alberta Street Fair annually, offering three blocks of vendors, crafts, live music, and hot food.

