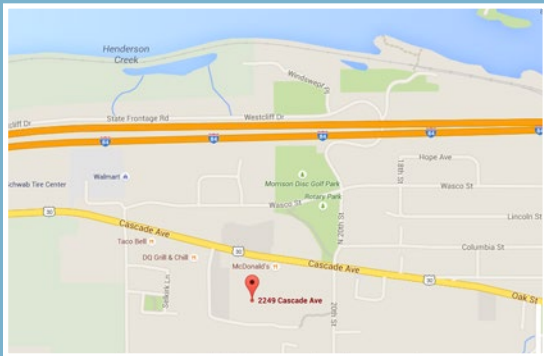




**LOCATION**

**Cascade Commons**  
**2025-2249 Cascade Avenue**  
**Hood River, OR 97031**

- Approx. 900' of frontage on State Hwy 30/Cascade Avenue providing excellent visibility
- High traffic counts on main east/west arterial through Hood River
- Convenient to I84 and Washington State via White Salmon bridge
- Strong anchors in Safeway, Rite Aid and McDonalds
- High density of existing and developing residential in immediate area



**AVAILABILITES**

- Suite C2 – **2,403 sf** between Maurice’s and Regis Salon
- Suite 103 – **1,522 sf** former bank space with full buildout
- Proposed Pad – up to **4,000 sf** on high profile corner of Cascade and 20th

**HIGHLIGHTS**

- Hood River has consistently had one of the lowest unemployment rates in Oregon
- Hood River has and continues to experience strong population and job growth
- Significant employment in high tech, aerospace, brewing, distilling, sporting equipment, and value added food products
- Top performing Safeway store anchors the shopping center

**DEMOGRAPHICS**

|                                  | 1 mile   | 3 miles  | 5 miles  | Trade Area |
|----------------------------------|----------|----------|----------|------------|
| 2019 Population                  | 6,740    | 16,828   | 21,602   | 45,922     |
| 2024 Projected Population        | 7,064    | 17,785   | 22,816   | 48,406     |
| Employees                        | 5,313    | 10,418   | 12,727   | 19,610     |
| 2019 Average HH Income           | \$83,512 | \$83,172 | \$84,346 | \$78,720   |
| 2024 Projected Average HH Income | \$95,089 | \$94,127 | \$95,195 | \$89,325   |

Source: ESRI

**For additional information contact:**

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