

# Unique Opportunity to Own 6 High-End Condos FOR SALE

8055 SE Grand Ave Portland, OR 97202



**Sale Price: Call for Price**

**Size: 6 High-End Residential Units**

**Property Features:**

- Historically low vacancy rate
- Well-built units with high quality finishes
- Beautiful window-line in all units
- Adjacent to Sellwood Park and partial views of the Willamette River
- 2 Off-street parking stalls in secured garage per unit
- Great access to Sellwood, Downtown and Lake Oswego



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**CANTERBURY  
COMMERCIAL LLC**

202 & 302 Units



204 & 304 Units



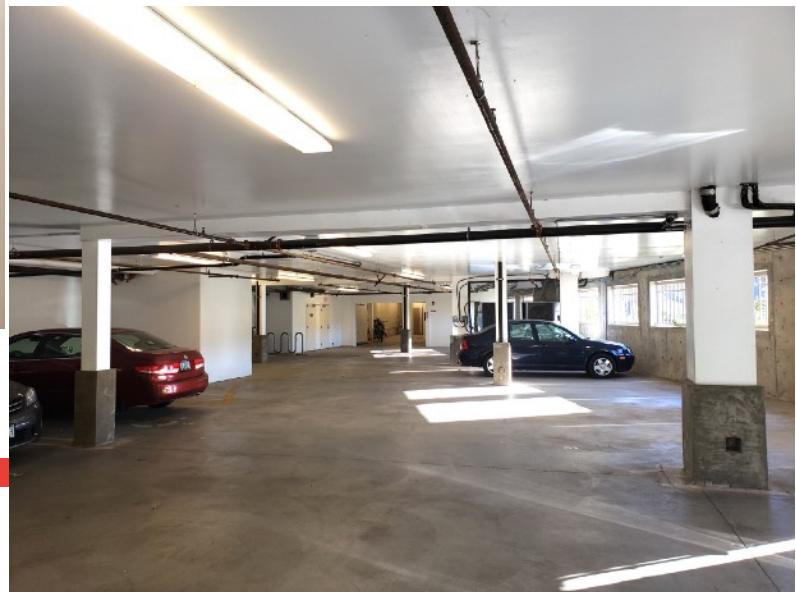
**206 & 306 Units**



**Secure Storage  
(1 Room per Unit)**



**Secure Parking  
(2 Stalls per Unit)**



<b>Unit</b>	<b>Monthly Rent</b>	<b>Annual Rent</b>	<b>Square Footage</b>	<b>Price/SF</b>	<b>Lease Expiration</b>
Unit 202	\$2,100	\$25,200	1,430	\$1.47	MTM
Unit 204	\$2,250	\$27,000	1,857	\$1.21	Dec 2020
Unit 206	\$2,500	\$30,000	2,097	\$1.19	Intentionally Vacant
Unit 302	\$2,150	\$25,800	1,430	\$1.50	Intentionally Vacant
Unit 304	\$2,300	\$27,600	1,857	\$1.24	MTM
Unit 306	\$2,550	\$30,600	2,097	\$1.22	MTM

Note: Rents are based on existing rent or last achieved rent prior to ownership deciding to sell the building

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