



Clackamas Promenade

Clackamas, OR

Portland-Vancouver-Hillsboro (OR-WA)



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As of 07/02/25

AERIAL



GROSS LEASABLE AREA (GLA)	235,116 SF
PARKING SPACES	1,465
PARKING RATIO	6.23 per 1,000 SF



DENSITY AERIAL



Property Overview

Clackamas Promenade has a strong tenant roster, including many national and regional retailers. The center is located at exit 14 off of I-205, directly across from the Clackamas Town Center Mall. The Target was recently renovated and there are Tesla charging stations.

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www.kimcorealty.com/113770

■ Available ■ Non-Controlled ● Curbside Pick-up



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TENANT	SQ FT	TENANT	SQ FT	TENANT	SQ FT
1 Red Robin	6,500	14 Color Me Mine	2,083	28 Menchie's Frozen Yogurt	2,125
2 Chick-fil-A	5,135	16 Verizon Wireless	2,980	29 Pearle Vision	2,160
3 Petco	14,000	17 Shoe Mill	2,310	30 GameStop	1,665
4 Available	800	18 World Market	19,150	31 Carter's	3,794
5 OnPoint Community Credit Union	5,600	19 Old Navy	20,400	32 T4	1,400
6 Brow Beauty & Beyond	1,050	20 Hobby Lobby	45,461	33 European Wax Center	1,400
7 Casual Male XL	3,150	21 Available	8,000	34 Jay's Wide Shoes	3,150
8 Jimmy Johns Gourmet Sandwiches	1,600	22 Lane Bryant	5,900	35 Milan Laser Hair Removal	1,400
9 Men's Wearhouse	6,400	23 Great Harvest Bread Company	2,100	36 Mathnasium of Happy Valley	1,475
10 Olive Garden	8,550	24 Nordstrom Rack	27,766	37 Nails Now	1,027
11 Stanford's Restaurant & Bar	8,000	25 Happy Lemon/Two Hands Corn Dogs	2,500	38 Joy Teriyaki	2,288
12 Relax the Back	2,242	26 Bath & Body Work	3,238	39 Max Muscle	1,300
13 Motto Motto - Revolving Sushi Bar	3,130	27 Crumbl	2,262	40 Master Kong	1,625

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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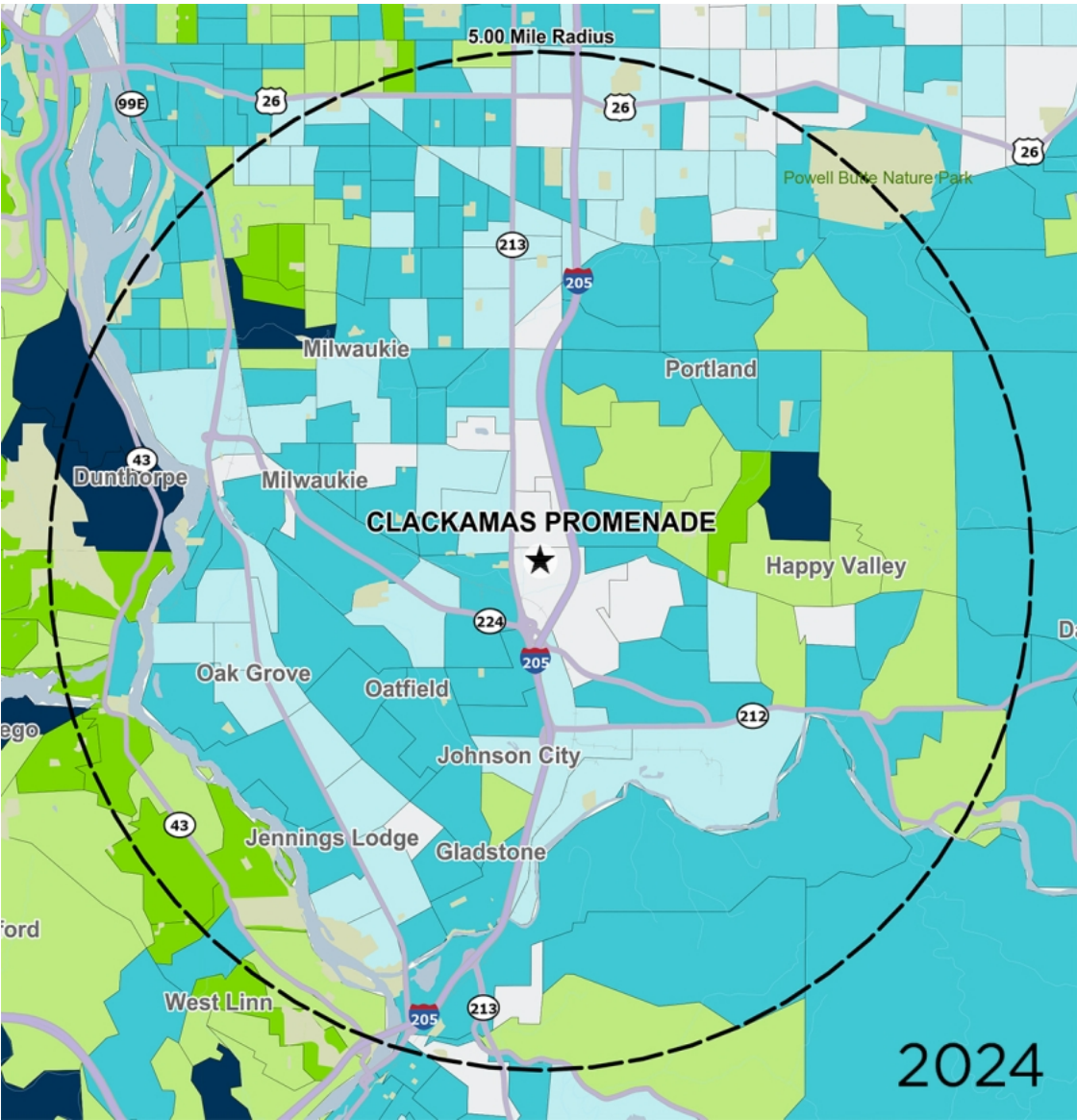


COMPETITION MAP

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by Block Group

Demographics

2024 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	11,966	111,430	298,082
Daytime Pop	22,570	110,924	258,015
Households	5,252	42,885	115,212
Average HH Income	\$78,975	\$112,347	\$120,945
Median HH Income	\$63,086	\$87,518	\$91,401
Per Capita Income	\$35,223	\$43,717	\$47,471

Average Household Income

Popstats, 4Q 2024, Trade Area Systems

- \$300K and up
- \$200K - \$300K
- \$150K - \$200K
- \$100K - \$150K
- \$75K - \$100K
- < \$75K



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Sunnyside Rd. & I-205, Clackamas, OR



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