

418 COBURG RD



FOR LEASE IN EUGENE, OREGON > APPROX 1,500 SF

ADDRESS

418 Coburg Road, Eugene, OR

AVAILABLE SPACE

Approximately 1,500 SF

RENTAL RATE

Please call for details

TRAFFIC COUNTS

Coburg Rd – 44,638 ADT ('20)

HIGHLIGHTS

- High profile, high visibility space adjacent to Batteries Plus Bulbs.
- Located in Eugene's most dynamic shopping area!
- Pylon signage available.

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Estimated Population 2020	11,679	118,158	215,771
Population Forecast 2025	12,245	123,549	225,783
Average HH Income	\$80,203	\$71,513	\$74,886
Employees	8,544	74,188	111,055

Source: Regis – SitesUSA (2020)



COMMERCIAL
REALTY ADVISORS
NORTHWEST LLC

Mark Banta

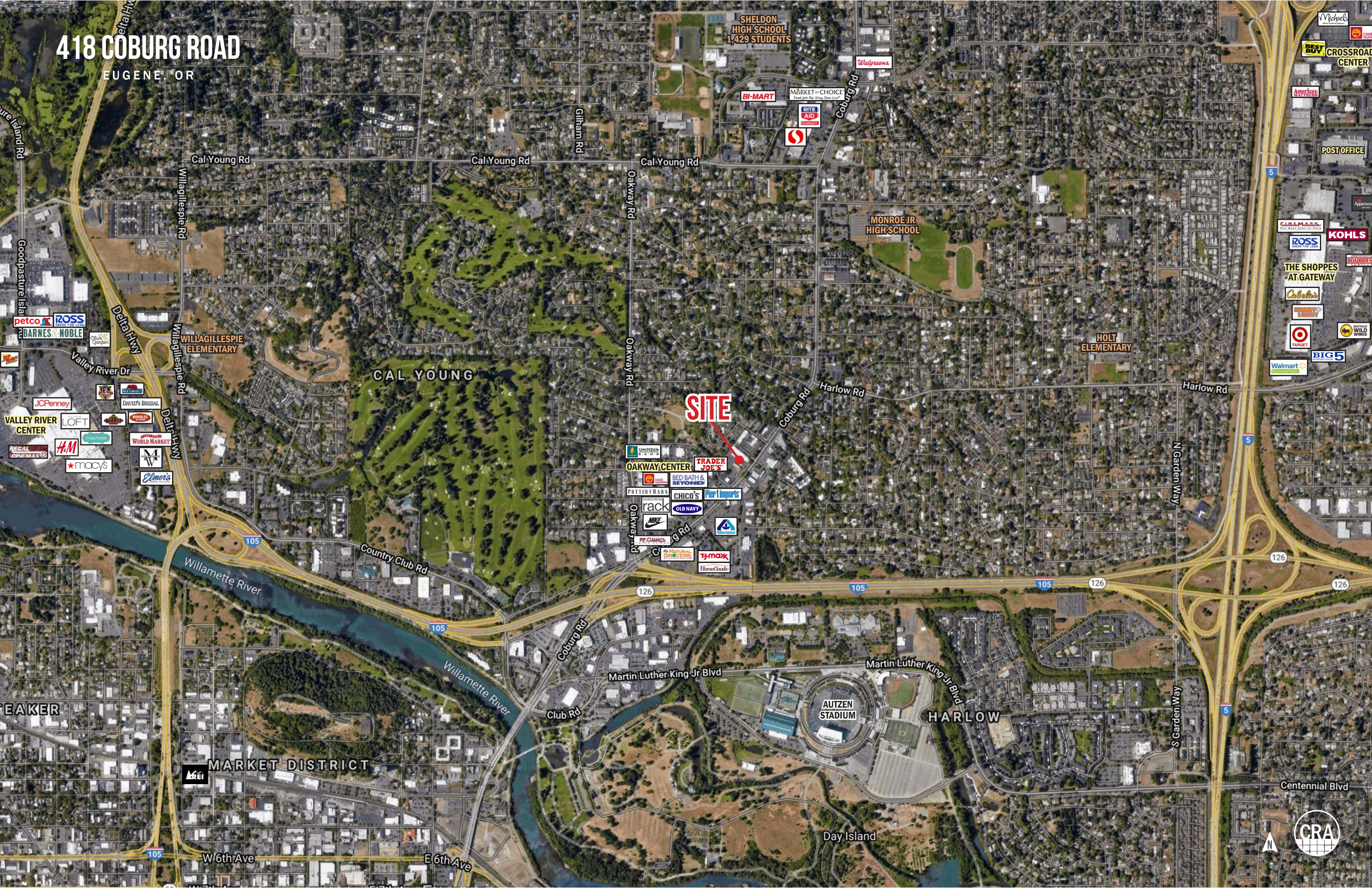
503.758.9573 | mark@cra-nw.com

503.274.0211

www.cra-nw.com

418 COBURG ROAD

EUGENE, OR



SHELDON HIGH SCHOOL
1,429 STUDENTS

MONROE JR HIGH SCHOOL

HOLT ELEMENTARY

CAL YOUNG

SITE

OAKWAY CENTER

TRADER JOE'S

AUTZEN STADIUM

HARLOW

MARKET DISTRICT



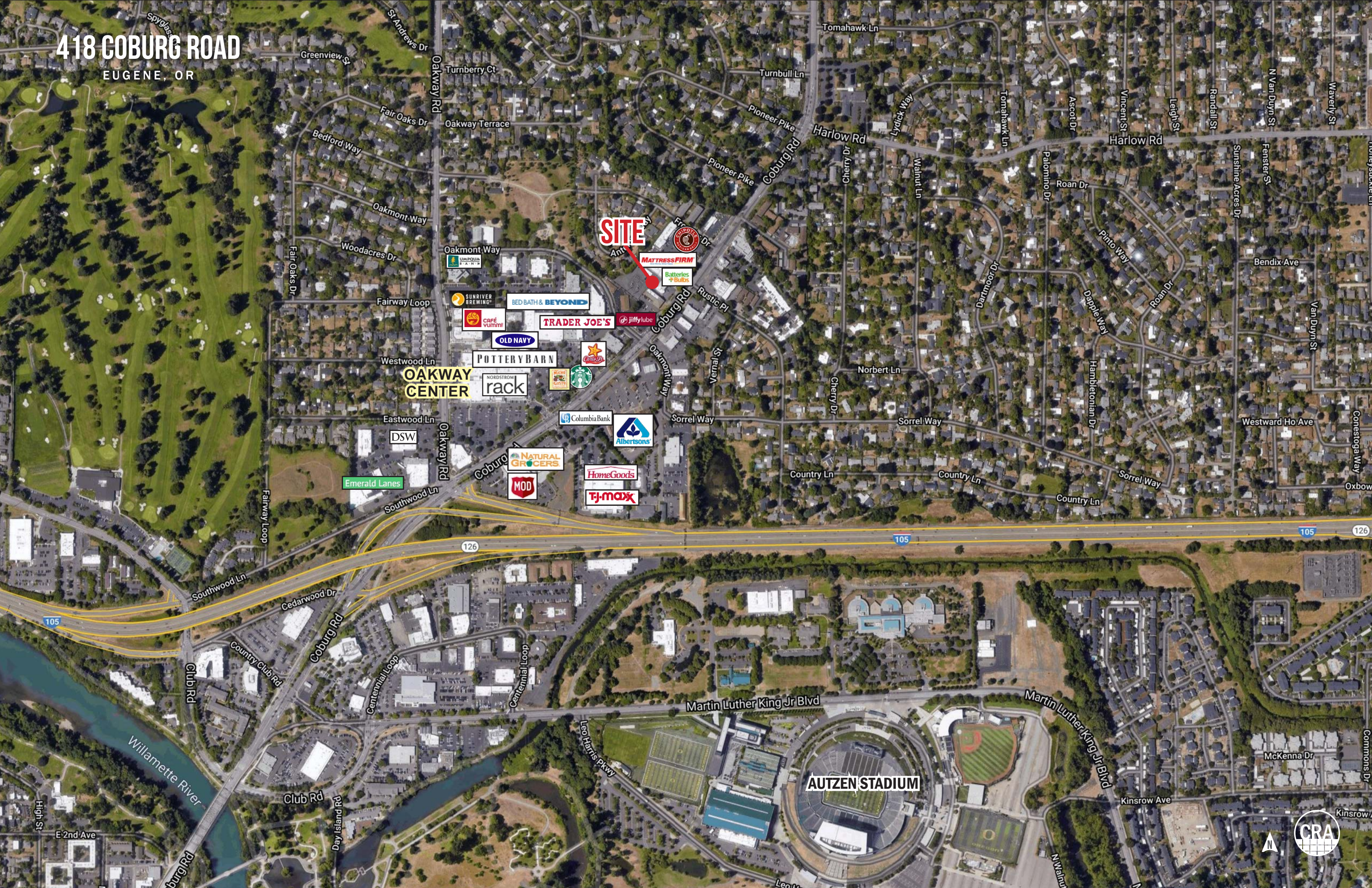
418 COBURG ROAD

EUGENE, OR

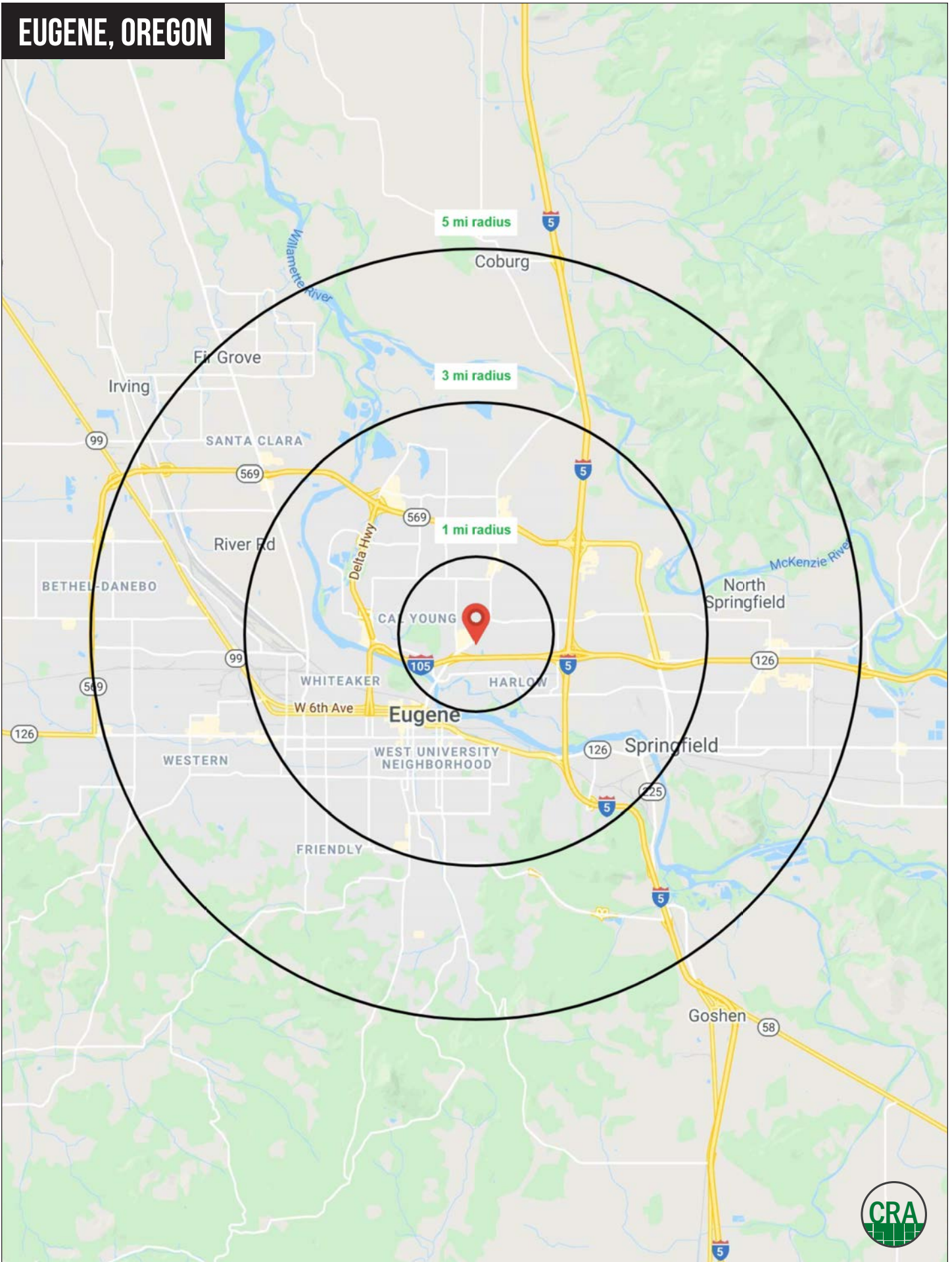
SITE

OAKWAY CENTER

AUTZEN STADIUM



EUGENE, OREGON



FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 44.067/-123.0732

RF1

418 Coburg Rd

Eugene, OR 97401

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2020 Estimated Population	11,679	118,158	215,771
	2025 Projected Population	12,245	123,549	225,783
	2010 Census Population	10,978	104,753	195,068
	2000 Census Population	10,150	97,784	182,402
	Projected Annual Growth 2020 to 2025	1.0%	0.9%	0.9%
	Historical Annual Growth 2000 to 2020	0.8%	1.0%	0.9%
HOUSEHOLDS	2020 Estimated Households	5,187	51,730	91,563
	2025 Projected Households	5,383	53,643	94,976
	2010 Census Households	4,926	45,838	83,042
	2000 Census Households	4,416	42,384	76,197
	Projected Annual Growth 2020 to 2025	0.8%	0.7%	0.7%
	Historical Annual Growth 2000 to 2020	0.9%	1.1%	1.0%
AGE	2020 Est. Population Under 10 Years	8.6%	8.5%	9.6%
	2020 Est. Population 10 to 19 Years	11.7%	12.6%	11.9%
	2020 Est. Population 20 to 29 Years	21.8%	25.0%	20.4%
	2020 Est. Population 30 to 44 Years	16.8%	17.7%	19.0%
	2020 Est. Population 45 to 59 Years	13.9%	14.2%	15.9%
	2020 Est. Population 60 to 74 Years	17.3%	14.6%	15.8%
	2020 Est. Population 75 Years or Over	10.0%	7.4%	7.6%
	2020 Est. Median Age	37.6	34.9	36.8
MARITAL STATUS & GENDER	2020 Est. Male Population	47.7%	49.2%	49.0%
	2020 Est. Female Population	52.3%	50.8%	51.0%
	2020 Est. Never Married	43.4%	47.9%	41.0%
	2020 Est. Now Married	37.8%	30.7%	36.0%
	2020 Est. Separated or Divorced	14.4%	17.2%	18.3%
	2020 Est. Widowed	4.4%	4.1%	4.6%
INCOME	2020 Est. HH Income \$200,000 or More	7.1%	5.7%	5.2%
	2020 Est. HH Income \$150,000 to \$199,999	6.4%	4.6%	4.9%
	2020 Est. HH Income \$100,000 to \$149,999	12.0%	11.6%	12.9%
	2020 Est. HH Income \$75,000 to \$99,999	12.8%	11.1%	13.0%
	2020 Est. HH Income \$50,000 to \$74,999	16.9%	17.5%	18.9%
	2020 Est. HH Income \$35,000 to \$49,999	12.7%	13.2%	13.3%
	2020 Est. HH Income \$25,000 to \$34,999	7.2%	9.3%	9.1%
	2020 Est. HH Income \$15,000 to \$24,999	7.8%	8.7%	8.3%
	2020 Est. HH Income Under \$15,000	16.9%	18.2%	14.4%
	2020 Est. Average Household Income	\$80,203	\$71,513	\$74,886
	2020 Est. Median Household Income	\$58,503	\$53,117	\$58,012
	2020 Est. Per Capita Income	\$35,892	\$31,936	\$32,160
2020 Est. Total Businesses	856	7,069	10,745	
2020 Est. Total Employees	8,544	74,188	111,055	

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 44.067/-123.0732

RF1

418 Coburg Rd

Eugene, OR 97401

1 mi radius 3 mi radius 5 mi radius

		1 mi radius	3 mi radius	5 mi radius
RACE	2020 Est. White	82.1%	82.0%	82.8%
	2020 Est. Black	2.8%	2.1%	1.9%
	2020 Est. Asian or Pacific Islander	6.4%	6.0%	4.7%
	2020 Est. American Indian or Alaska Native	0.8%	1.0%	1.1%
	2020 Est. Other Races	7.8%	8.8%	9.5%
HISPANIC	2020 Est. Hispanic Population	832	11,540	22,782
	2020 Est. Hispanic Population	7.1%	9.8%	10.6%
	2025 Proj. Hispanic Population	7.3%	10.1%	11.0%
	2010 Hispanic Population	6.0%	7.8%	8.4%
EDUCATION (Adults 25 or Older)	2020 Est. Adult Population (25 Years or Over)	7,712	75,187	144,851
	2020 Est. Elementary (Grade Level 0 to 8)	1.4%	1.7%	2.1%
	2020 Est. Some High School (Grade Level 9 to 11)	2.8%	4.2%	4.5%
	2020 Est. High School Graduate	15.5%	17.5%	19.5%
	2020 Est. Some College	22.8%	25.2%	25.9%
	2020 Est. Associate Degree Only	10.1%	9.6%	9.5%
	2020 Est. Bachelor Degree Only	28.8%	23.4%	21.5%
	2020 Est. Graduate Degree	18.6%	18.5%	17.1%
HOUSING	2020 Est. Total Housing Units	5,328	53,418	94,560
	2020 Est. Owner-Occupied	41.3%	37.2%	47.2%
	2020 Est. Renter-Occupied	56.0%	59.6%	49.6%
	2020 Est. Vacant Housing	2.6%	3.2%	3.2%
HOMES BUILT BY YEAR	2020 Homes Built 2010 or later	3.5%	5.1%	4.2%
	2020 Homes Built 2000 to 2009	11.0%	8.0%	7.8%
	2020 Homes Built 1990 to 1999	10.9%	13.1%	12.7%
	2020 Homes Built 1980 to 1989	15.6%	12.1%	10.2%
	2020 Homes Built 1970 to 1979	22.2%	21.0%	22.0%
	2020 Homes Built 1960 to 1969	14.3%	15.1%	17.9%
	2020 Homes Built 1950 to 1959	14.9%	9.3%	10.3%
	2020 Homes Built Before 1949	5.0%	13.2%	11.7%
HOME VALUES	2020 Home Value \$1,000,000 or More	0.4%	1.1%	1.2%
	2020 Home Value \$500,000 to \$999,999	12.6%	13.3%	10.9%
	2020 Home Value \$400,000 to \$499,999	13.3%	12.9%	10.5%
	2020 Home Value \$300,000 to \$399,999	28.9%	24.7%	24.0%
	2020 Home Value \$200,000 to \$299,999	38.5%	32.6%	34.9%
	2020 Home Value \$150,000 to \$199,999	3.3%	6.4%	9.3%
	2020 Home Value \$100,000 to \$149,999	0.9%	2.6%	3.3%
	2020 Home Value \$50,000 to \$99,999	0.9%	1.6%	1.5%
	2020 Home Value \$25,000 to \$49,999	0.7%	2.0%	1.8%
	2020 Home Value Under \$25,000	0.6%	2.7%	2.7%
	2020 Median Home Value	\$306,056	\$296,603	\$278,837
	2020 Median Rent	\$901	\$896	\$895

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

FULL PROFILE

2000-2010 Census, 2020 Estimates with 2025 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 44.067/-123.0732

RF1

418 Coburg Rd

Eugene, OR 97401

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
LABOR FORCE	2020 Est. Labor Population Age 16 Years or Over	10,081	102,733	183,230
	2020 Est. Civilian Employed	52.7%	57.6%	57.2%
	2020 Est. Civilian Unemployed	4.4%	4.4%	4.4%
	2020 Est. in Armed Forces	-	0.1%	0.2%
	2020 Est. not in Labor Force	42.9%	37.9%	38.2%
	2020 Labor Force Males	47.2%	48.9%	48.6%
	2020 Labor Force Females	52.8%	51.1%	51.4%
OCCUPATION	2020 Occupation: Population Age 16 Years or Over	5,311	59,173	104,887
	2020 Mgmt, Business, & Financial Operations	19.0%	15.0%	14.2%
	2020 Professional, Related	23.9%	27.2%	26.2%
	2020 Service	21.8%	23.3%	21.9%
	2020 Sales, Office	22.6%	20.1%	20.2%
	2020 Farming, Fishing, Forestry	0.2%	0.6%	0.7%
	2020 Construction, Extraction, Maintenance	4.0%	4.4%	5.3%
	2020 Production, Transport, Material Moving	8.5%	9.5%	11.6%
	2020 White Collar Workers	65.5%	62.2%	60.6%
	2020 Blue Collar Workers	34.5%	37.8%	39.4%
TRANSPORTATION TO WORK	2020 Drive to Work Alone	73.6%	63.0%	66.6%
	2020 Drive to Work in Carpool	10.9%	9.9%	10.6%
	2020 Travel to Work by Public Transportation	2.9%	4.7%	4.4%
	2020 Drive to Work on Motorcycle	0.9%	0.2%	0.2%
	2020 Walk or Bicycle to Work	6.0%	14.2%	10.1%
	2020 Other Means	0.3%	1.0%	1.2%
	2020 Work at Home	5.4%	7.1%	6.8%
TRAVEL TIME	2020 Travel to Work in 14 Minutes or Less	52.2%	51.4%	45.2%
	2020 Travel to Work in 15 to 29 Minutes	35.8%	40.2%	44.1%
	2020 Travel to Work in 30 to 59 Minutes	7.8%	8.7%	9.7%
	2020 Travel to Work in 60 Minutes or More	4.0%	3.5%	3.9%
	2020 Average Travel Time to Work	13.8	14.2	15.3
CONSUMER EXPENDITURE	2020 Est. Total Household Expenditure	\$312.46 M	\$2.86 B	\$5.23 B
	2020 Est. Apparel	\$10.99 M	\$100.29 M	\$183.18 M
	2020 Est. Contributions, Gifts	\$17.85 M	\$160.55 M	\$293.12 M
	2020 Est. Education, Reading	\$10.19 M	\$91.71 M	\$164.4 M
	2020 Est. Entertainment	\$17.48 M	\$158.43 M	\$291.41 M
	2020 Est. Food, Beverages, Tobacco	\$48.09 M	\$442.04 M	\$808.13 M
	2020 Est. Furnishings, Equipment	\$10.87 M	\$98.58 M	\$181.36 M
	2020 Est. Health Care, Insurance	\$28.52 M	\$260.39 M	\$480.21 M
	2020 Est. Household Operations, Shelter, Utilities	\$102.15 M	\$938.25 M	\$1.71 B
	2020 Est. Miscellaneous Expenses	\$5.9 M	\$53.74 M	\$98.45 M
	2020 Est. Personal Care	\$4.19 M	\$38.28 M	\$70.11 M
	2020 Est. Transportation	\$56.24 M	\$513.92 M	\$947.43 M

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.

For more information, please contact:

MARK BANTA 503.758.9573 | mark@cra-nw.com



KNOWLEDGE

RELATIONSHIPS

EXPERIENCE



**COMMERCIAL
REALTY ADVISORS
NORTHWEST LLC**

Licensed brokers in Oregon & Washington

 15350 SW Sequoia Parkway, Suite 198 • Portland, Oregon 97224



www.cra-nw.com



503.274.0211

The information herein has been obtained from sources we deem reliable. We do not, however, guarantee its accuracy. All information should be verified prior to purchase/leasing. View the Real Estate Agency Pamphlet by visiting our website, www.cra-nw.com/home/agency-disclosure.html. CRA PRINTS WITH 30% POST-CONSUMER, RECYCLED-CONTENT MATERIAL.