

TIGARD MARKETPLACE

13500-13600 SW PACIFIC HWY | TIGARD, OR 97223

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Property Details

Owned GLA 136,889 SF
Availability 2 Suites | 2,472 SF

Overview

- Anchored by H Mart, a leading Asian grocery store, and Bi-Mart, a regional department store, ensuring consistent foot traffic and a diverse customer base.
- Strategically placed along SW Pacific Highway (Hwy 99W), providing excellent visibility and accessibility to both local residents and commuters.
- Located in a densely populated area with a growing residential community, providing a robust customer base for businesses.

Tenant Mix

H MART

Firestone



BI-MART



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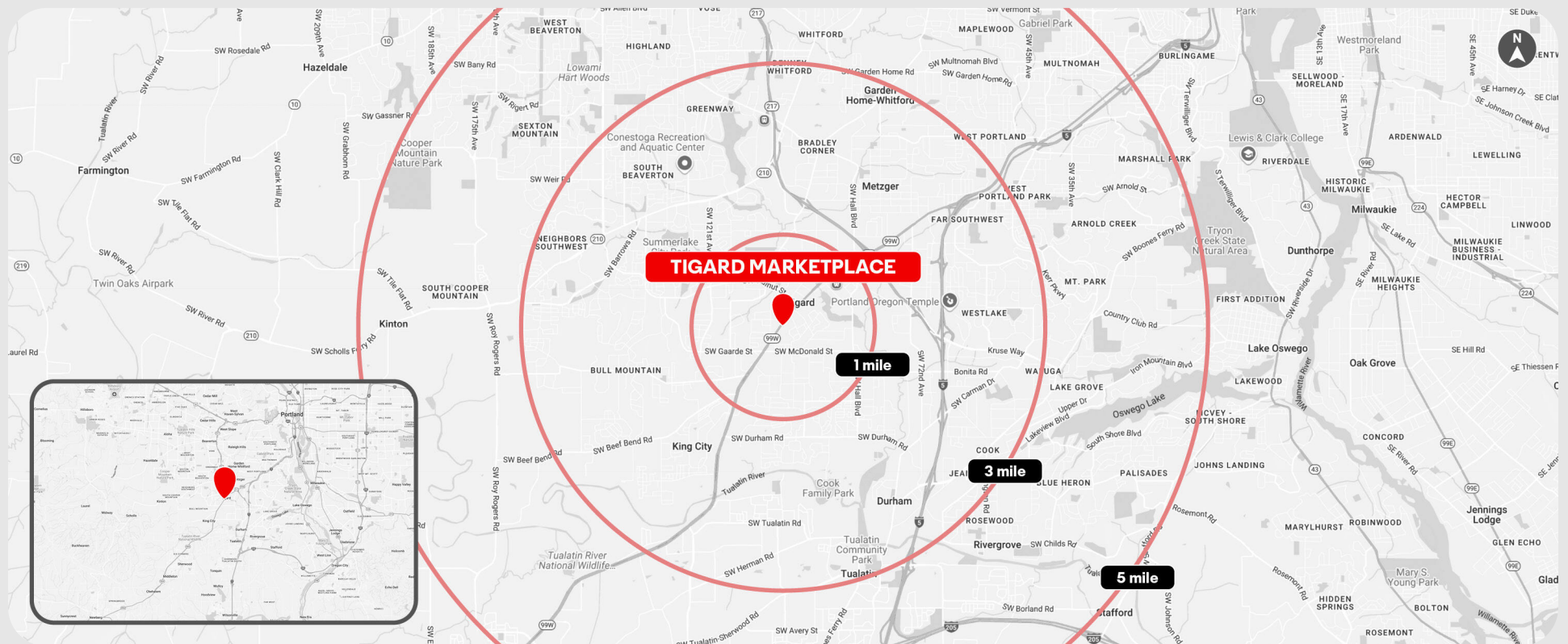
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Demographics

Source: Advan, 2025.

	Population	Daytime Population	Households	Avg. HH Income	Med. HH Income
1-MILE RADIUS	13,133	13,264	5,243	\$143,248	\$130,585
3-MILE RADIUS	122,860	181,956	50,591	\$143,158	\$120,997
5-MILE RADIUS	286,743	347,301	115,157	\$158,129	\$125,916

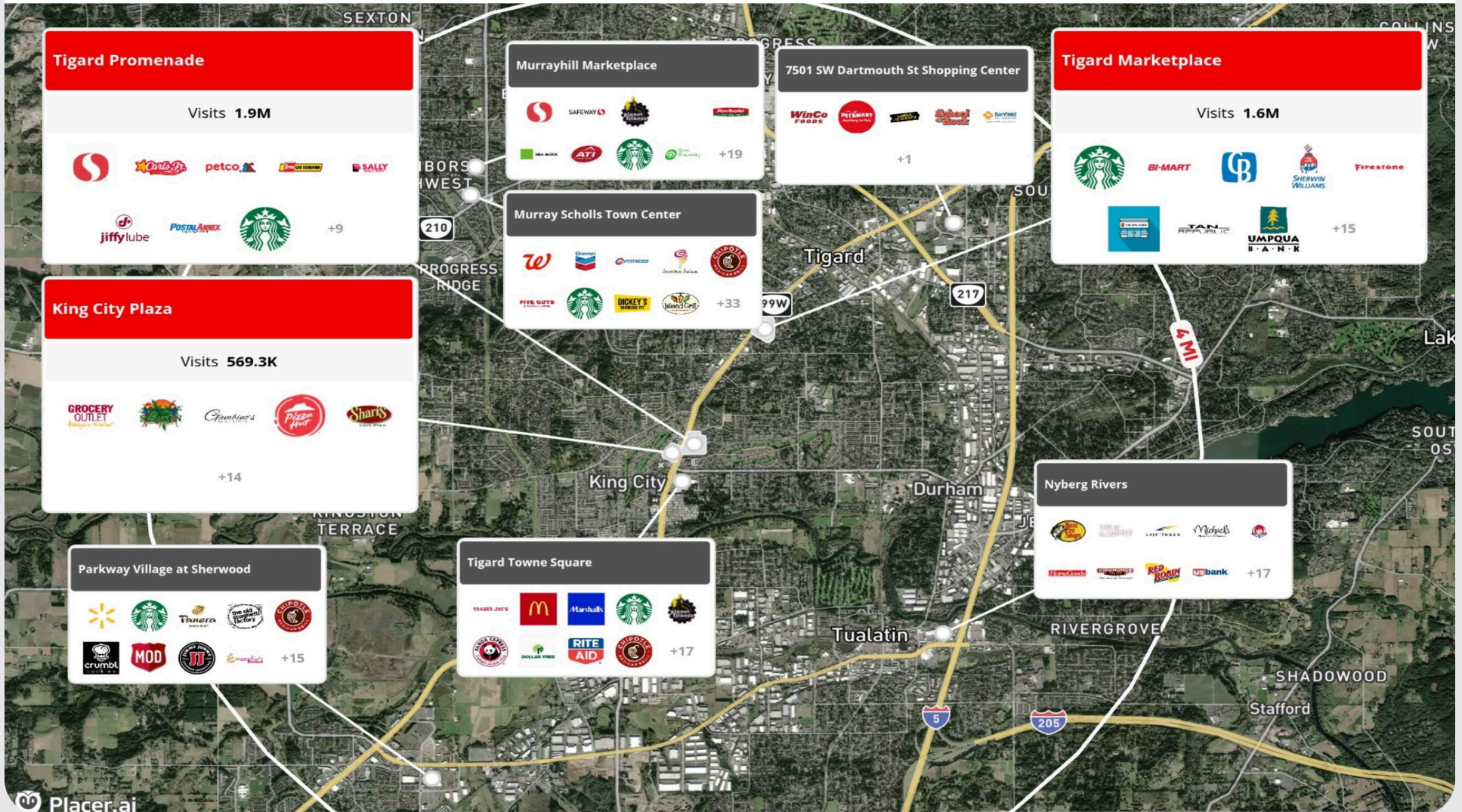


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Market Aerial



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Site Plan



Suite	Tenant	GLA (SF)
30	AVAILABLE	1,302
22	AVAILABLE	1,170
25	H-MART	59,400
78	BI-MART	31,113
17	MITZUMI BUFFET	9,600
10	FIRESTONE	6,702
600	SHERWIN WILLIAMS	5,220
34	HOME TURF SPORTS B&G	3,100
62	MONGOLIAN BARBEQUE	3,000
55	COMMUNITY PET HOSPITAL	2,450
86	UMPQUA BANK	2,280
500	STARBUCKS	2,174
92	BON BAGUETTE	1,676
90	TAN REPUBLIC	1,547
42	DOTTY'S DELI	1,500
58	THE UPS STORE	1,350
46	T HAIR SALON	1,200
26	NORTH AMORY TIGARD	1,105
50	GOOD LUCK FOOT SPA	1,000

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Get in Touch with Us

Leasing

David Marks
503-447-7288
DMarks@performproperties.com

Pop-up & Short-term Leasing

Specialty Leasing Team
503-217-6607
specialtyleasing@performproperties.com

Property Management

Wren Petersen
858-255-4946
wpetersen@performproperties.com



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Learn more about Tigard Marketplace at performproperties.com/property/tigard-marketplace

