

HERITAGE MALL

1895 14th Avenue Southeast Albany, Oregon 97322

PROPERTY

Demographics	1 mile	3 miles	5 miles
Population	18,160	53,292	65,728
Avg. HH Income	\$73,604	\$84,124	\$92,246
Total Households	7,366	21,204	25,893

HIGHLIGHTS

- Conveniently located off Interstate 5, the states major north/south transportation freeway which sees approximately 17 million vehicles per day
- Oregon State University (in Corvallis) and University of Oregon (in Eugene) are within 10 and 30 minutes from the center
- Surrounding retailers include: Fred Myer, Marshalls, Regal Cinema and more

ANCHORS

- GLA: 407,754 SF
- Availabilities: 566 SF - 67,968 SF
- Traffic Count: 7,700 VPD 14th Ave. SE
16.567 VPD Santiam Highway

- Target, Hobby Lobby, Ross & Old Navy



MASON
ASSET MANAGEMENT

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Great Neck, NY, 11021
www.masonam.com

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LEASE PLAN



*NOT OWNED

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SITE PLAN



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RETAILER MAP



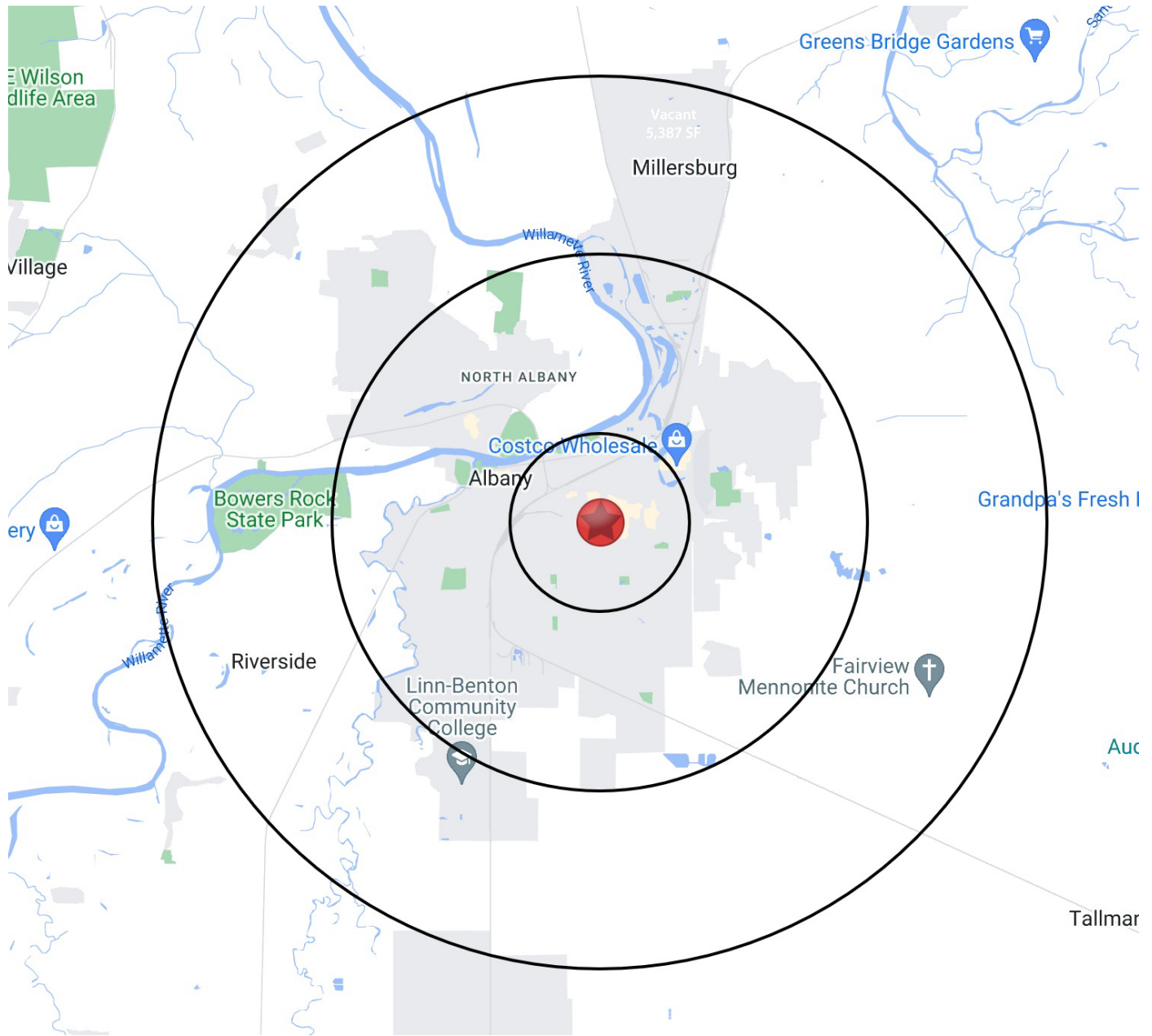
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RADIUS MAP



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