

132 thru 135

Dorion Block Redevelopment Opportunity, near Bi-Mart and Pendleton Round-Up Arena, Pendleton, Oregon



PUBLISHED RESERVE: Bulk Reserve: \$165,000

#132	#133	#134	#135
\$45,000*	\$50,000*	No Minimum Bid*	\$70,000*

* Sales of #132, 133, 134 and 135 are subject to bids in the aggregate to equal, or exceed, \$165,000

LAST ASKING: First Time Offered

SIZE: 6,465± Square Feet 4,791± Square Feet 4,791± Square Feet 7,840± Square Feet

ZONING: C – MU -- Central Mixed-Use

PROPERTY INSPECTION: Call Auction Information Office to Arrange

FINANCING: None – All Cash

DESCRIPTION: The Dorion Block contains four individual properties. It is located across the street from Pendleton Grain Growers Corporate Office, and is adjacent to a Bi-Mart store. The portfolio of four properties includes a parking lot at the corner of Dorion and SW 10th Streets, a home that was converted to a hair salon, and two rental homes. All the buildings are vacant, providing opportunity for redevelopment of the entire 23,880± square foot site for either new commercial use, or individual renovations of the three homes.

All four properties are within the Pendleton Urban Renewal District, and have special incentives for both restoration and/or demolition. Please see Supplemental Information Package for details.

Bids can be submitted on an individual basis for each of the four properties, or on a bulk basis. The Seller is only obligated to sell the individual properties if bids in the aggregate equal, or exceed, the bulk