

FOR LEASE

MCGILLIVRAY PLACE

16703 SE McGillivray Blvd | Vancouver, WA 98683

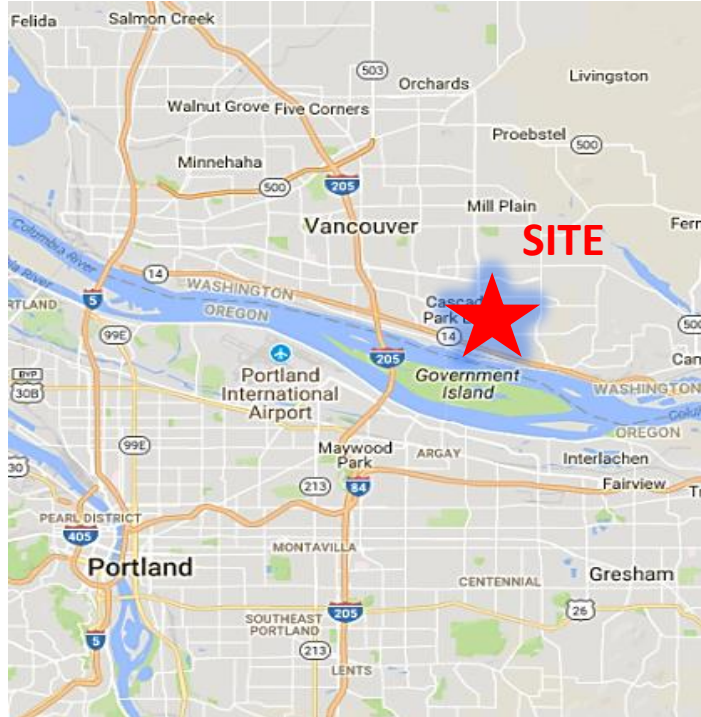


900 Washington St, Suite 850, Vancouver, WA
360.750.5595 | www.fg-cre.com



PROPERTY HIGHLIGHTS

- Available:
 - Suite 180 – 2,045 RSF
 - Suite 220 – 4,853 RSF
 - Suite 240 – 2,763 RSF
- Class A office located in Cascade Park
- Common area upgrades and showers/locker room amenities
- Close and easy access to SR-14, I-205 and the Portland International Airport
- Parking ratio 4:1,000
- Proximity to many restaurants and retailers
- Rate: \$24.50/SF Full Service



FOR MORE INFORMATION:

Adam Roselli, CCIM, SIOR | 360.597.0568 | aroselli@fg-cre.com
Doug Bartocci, CCIM | 360.597.0575 | dbartocci@fg-cre.com

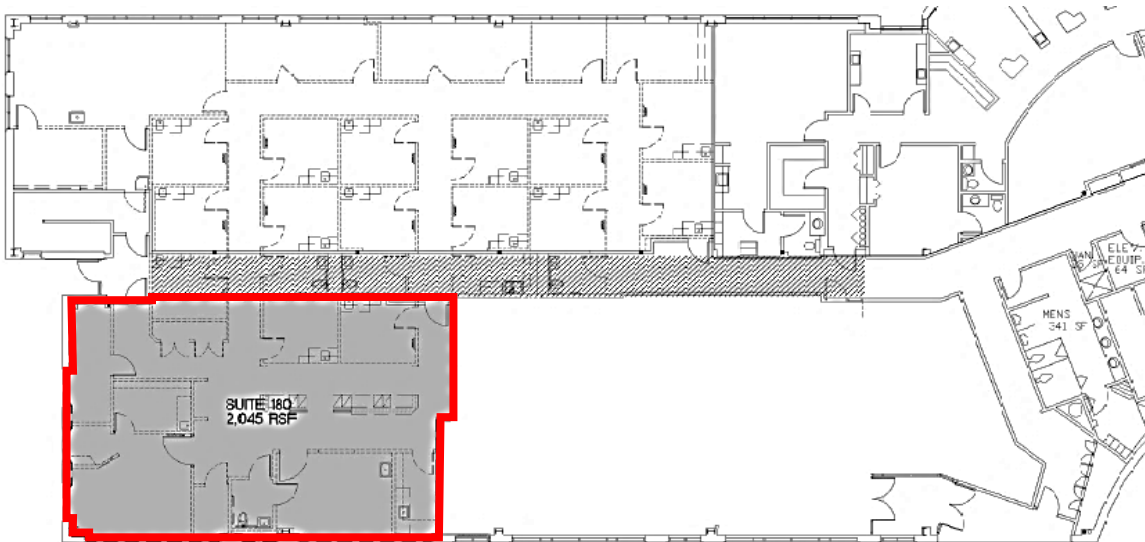
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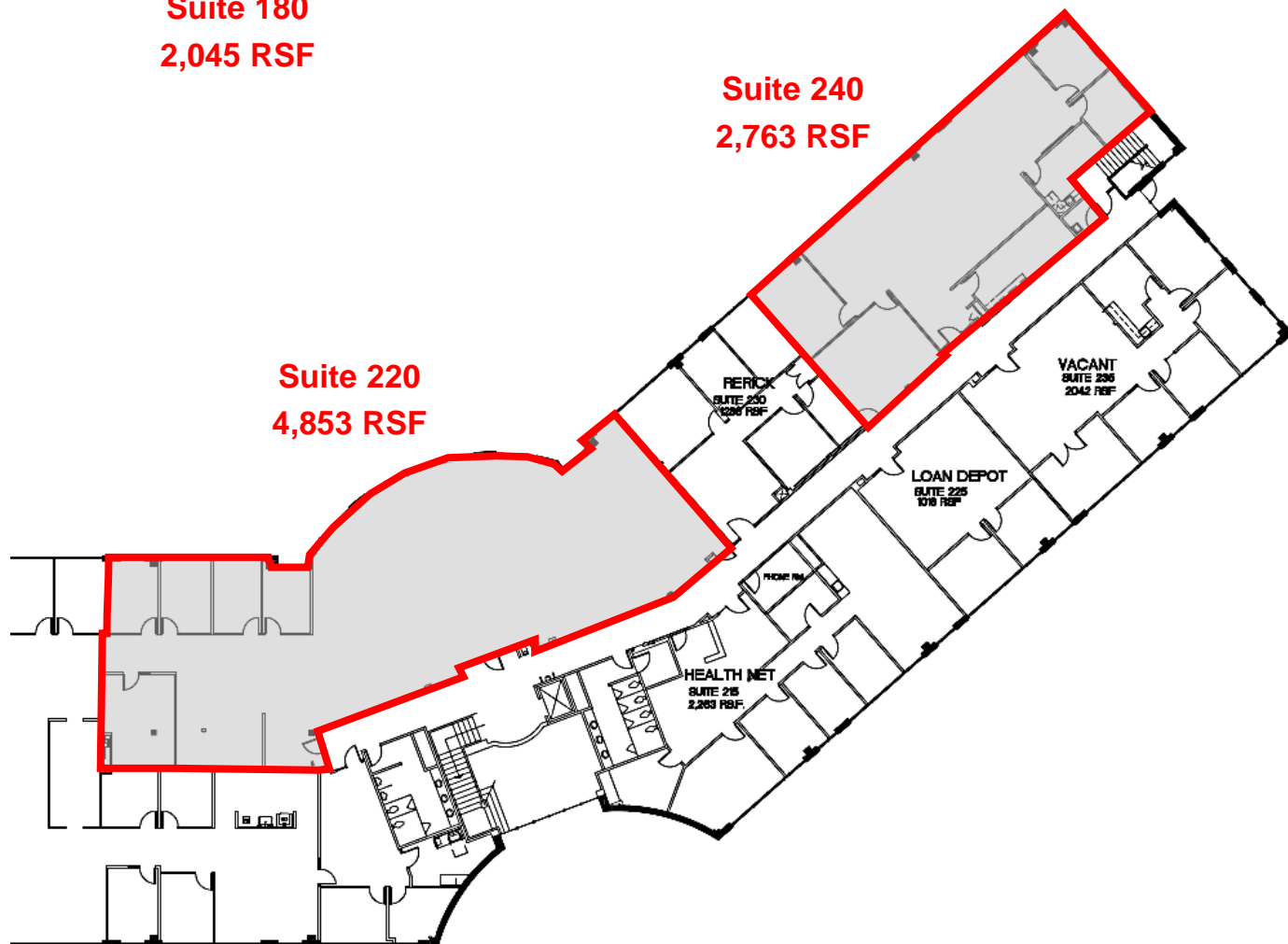
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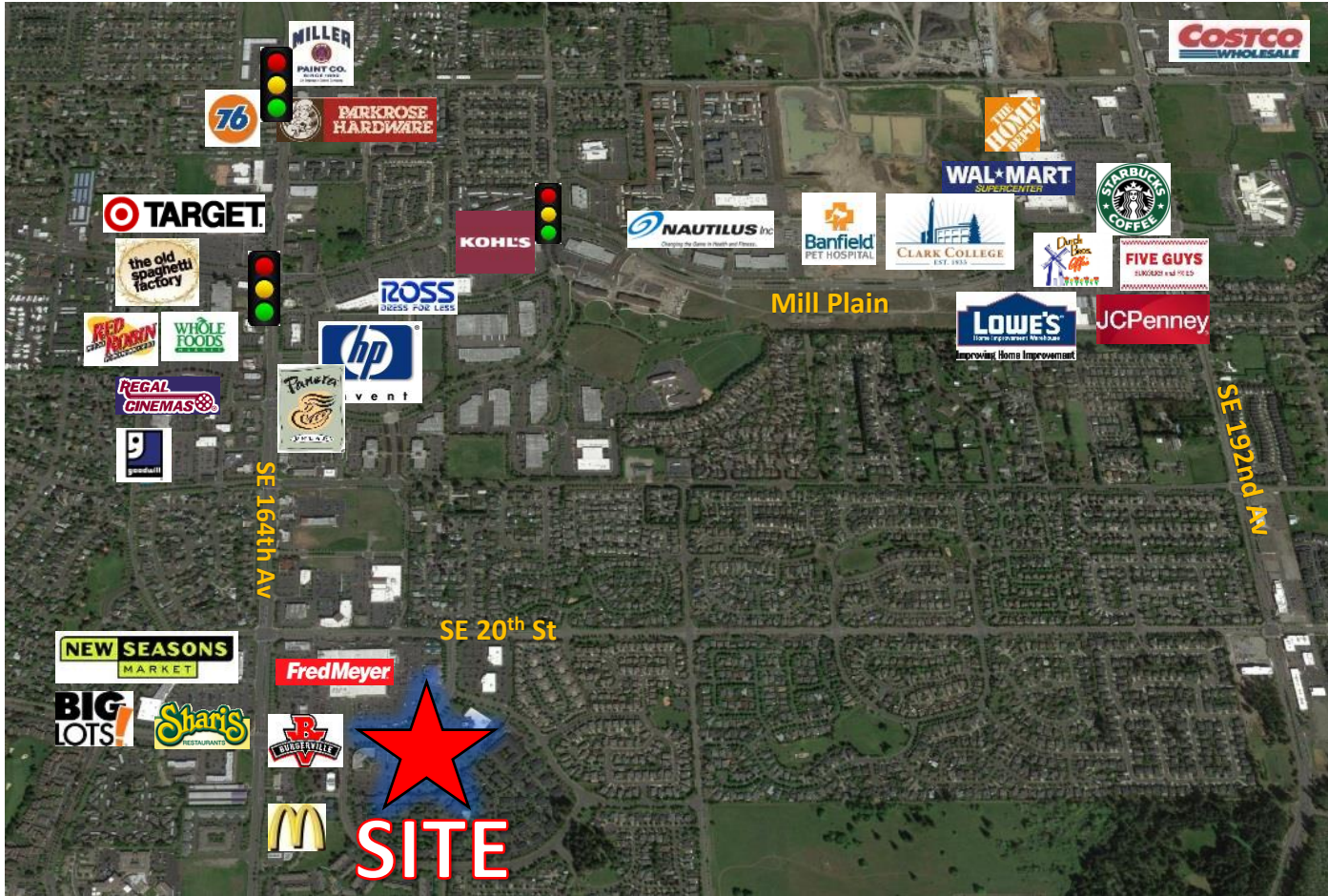
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2023 DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Est. Population	17,969	82,548	196,006
2028 Projected Population	18,861	86,759	203,842
Average Household Income	\$106,939	\$109,123	\$100,838
Total Businesses	861	3,228	8,263
Total Employees	7,592	29,920	82,557

Average Daily Traffic

SE 164th Ave @ SE McGillivray Blvd S – 29,027

SE 164th Ave @ SE McGillivray Blvd N – 34,415

SE 164th Ave @ SE Village Loop N – 33,519

This statement with the information it contains is given with the understanding that all the negotiations relating to the purchase, rental or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe to be reliable.