

FOR LEASE

ONE TOWNCENTER

16508 SE 24th Street | Vancouver, WA 98683

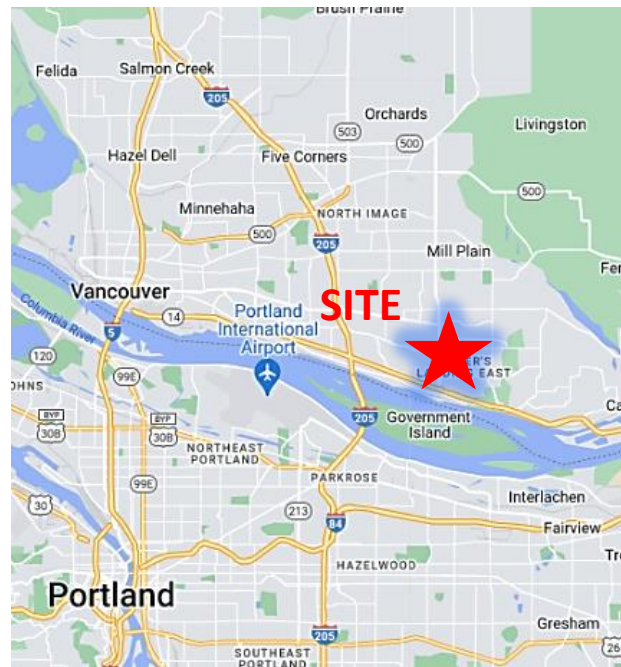


900 Washington St, Suite 850, Vancouver, WA
360.750.5595 | www.fg-cre.com



PROPERTY HIGHLIGHTS

- Available:
 - Suite 104 – 614 RSF (2 offices and open area)
- Located in Fisher's Landing, one of Vancouver's most popular locations
- Interior building upgrades completed in 2017
- Close and easy access to SR-14, I-205 and the Portland International Airport
- Class A office building
- Nearby to many restaurants and retailers, including Fred Meyer and New Seasons Market
- \$28.50/SF Full Service
- Parking: 4:1,000 SF
- Monument signage



FOR MORE INFORMATION:

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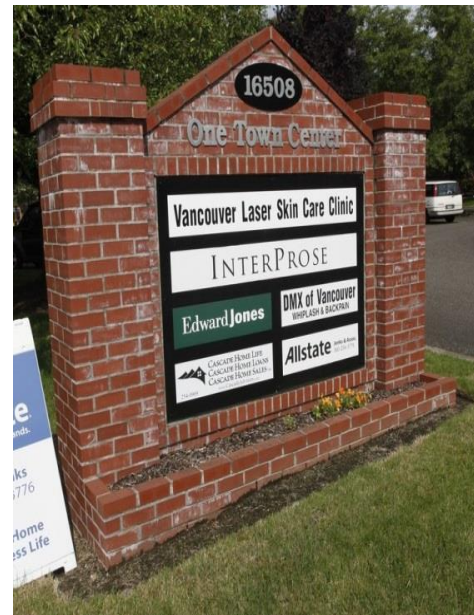
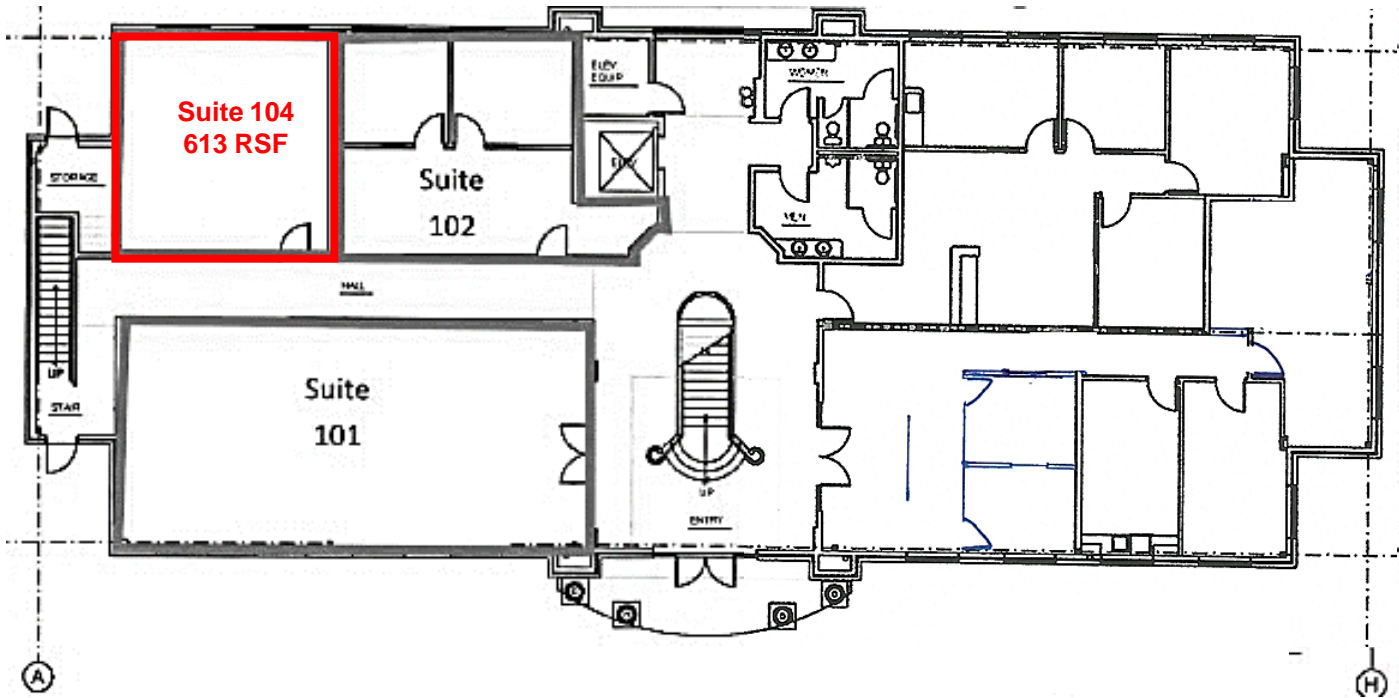
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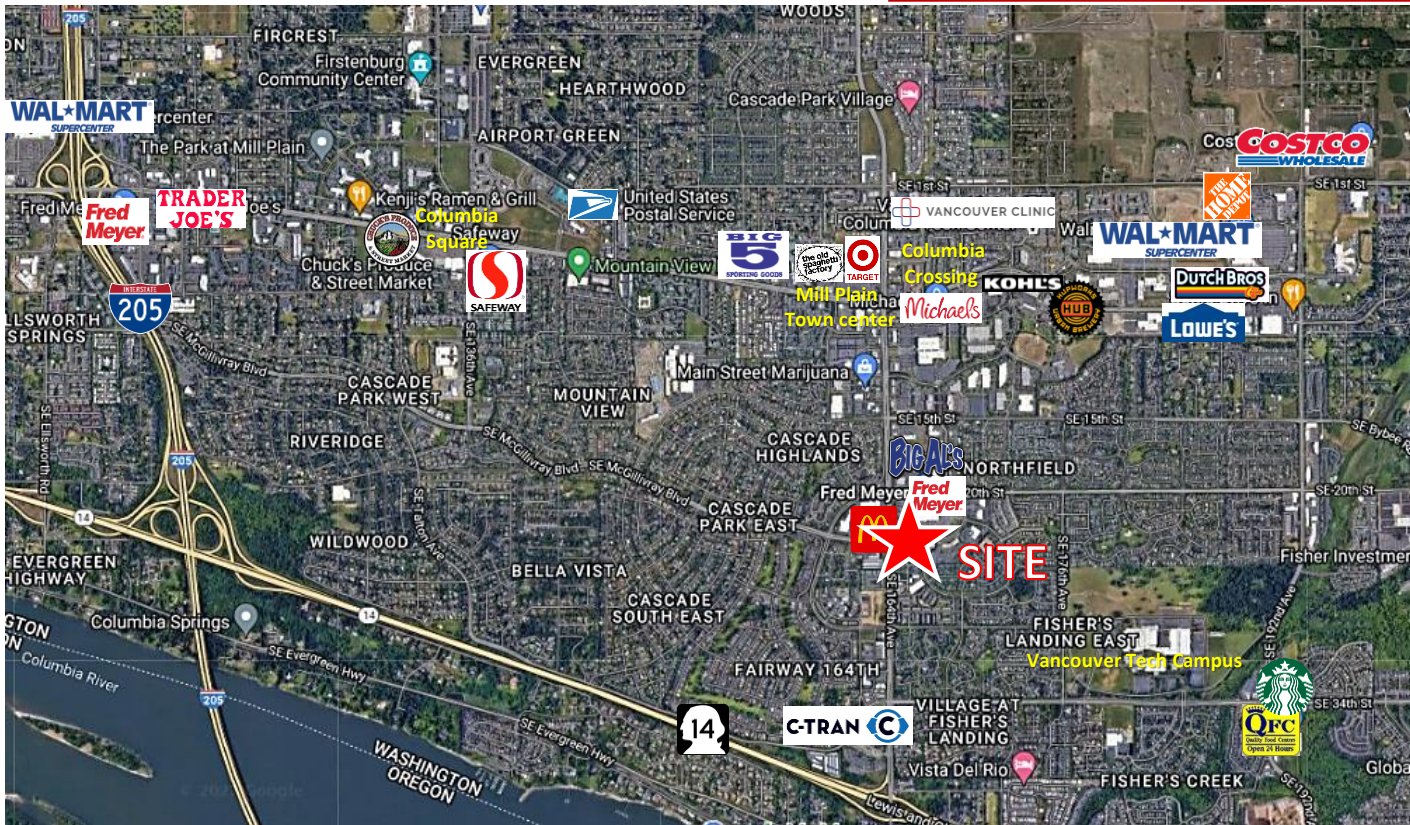
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2023 DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Est. Population	16,900	81,371	197,674
2028 Projected Population	17,627	85,511	205,463
Est. Average Household Income	\$106,711	\$108,131	\$100,571
Est. Total Businesses	832	3,332	8,392
Est. Total Employees	7,523	30,957	83,276

Average Daily Traffic

SE McGillivray Blvd @ SE 165th Ave E – 14,385

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

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

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.