

# FOR LEASE

## THE 4400 BUILDING

4400 NE 77<sup>th</sup> Avenue | Vancouver, WA 98662

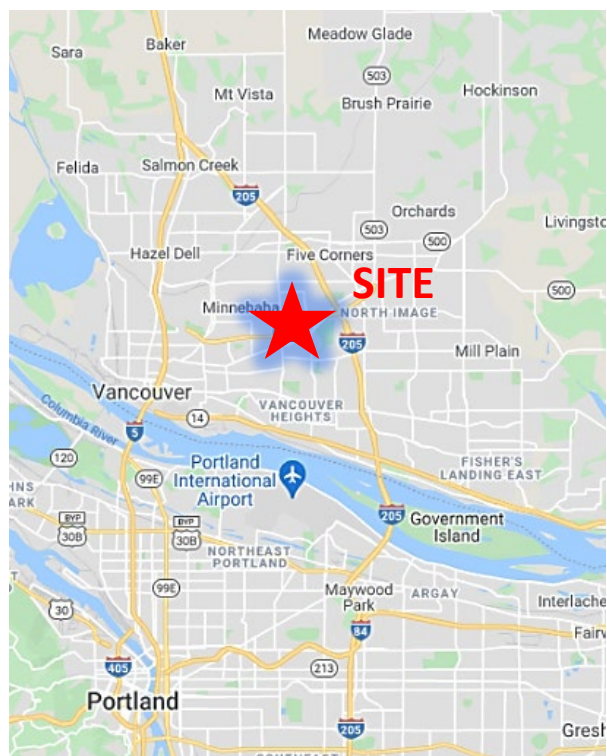


900 Washington St, Suite 850, Vancouver, WA  
360.750.5595 | [www.fg-cre.com](http://www.fg-cre.com)



## PROPERTY HIGHLIGHTS

- Available:
  - Suite 150 – 5,916 RSF
- \$25.50/RSF Full Service
- Premier suburban Class A office building
- General office/professional services
- Extensive fiber optic looped access
- Back-up power capabilities with N+1 UP supported by two 400KW generators
- 15 minutes to Portland International Airport
- Free on-site parking at a rate of 4/1000
- Served by mass transit
- Surrounded by over 1 million square feet of retail, hotels, restaurants and fast food
- Great access to I-205 and SR-500



### FOR MORE INFORMATION:

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KC Fuller  
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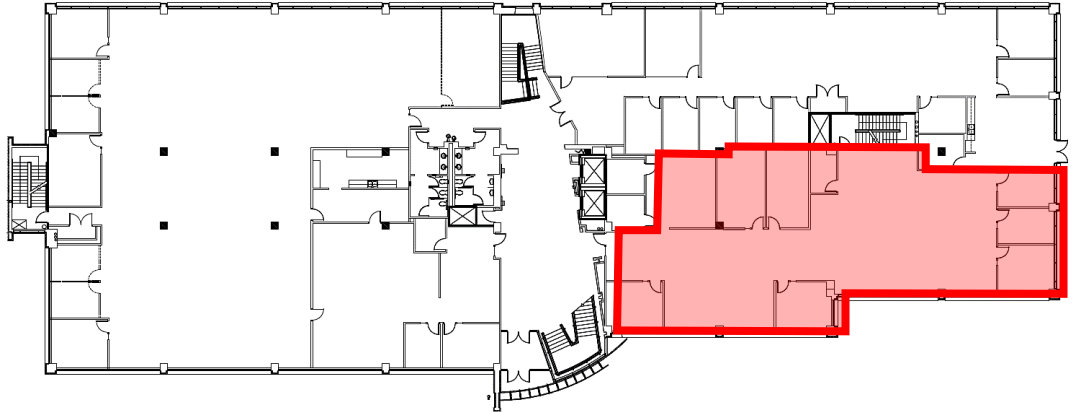
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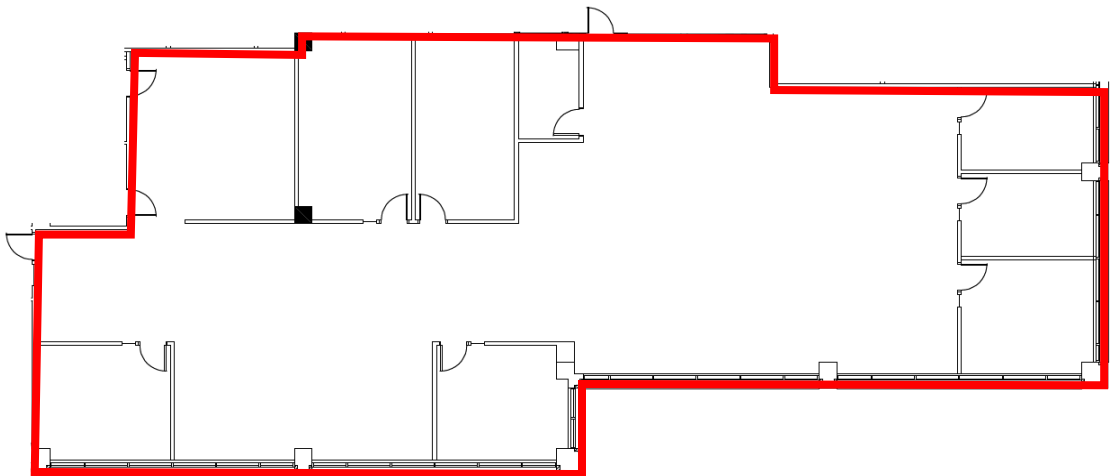


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### 1<sup>st</sup> floor



### Suite 150 – 5,916 RSF



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