

FOR LEASE

ONE TOWNCENTER

16508 SE 24th Street | Vancouver, WA 98683

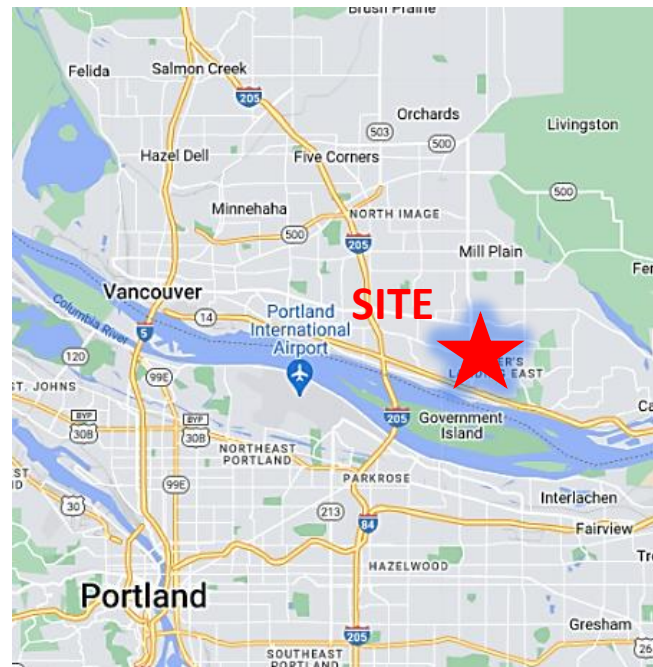


900 Washington St, Suite 850, Vancouver, WA
360.750.5595 | www.fg-cre.com



PROPERTY HIGHLIGHTS

- Available:
 - Suite 103 – 1,873 RSF
- 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
- Rate: \$26.50/SF Full Service
- Parking: 4:1,000 SF
- Signage: Monument signage



FOR MORE INFORMATION:

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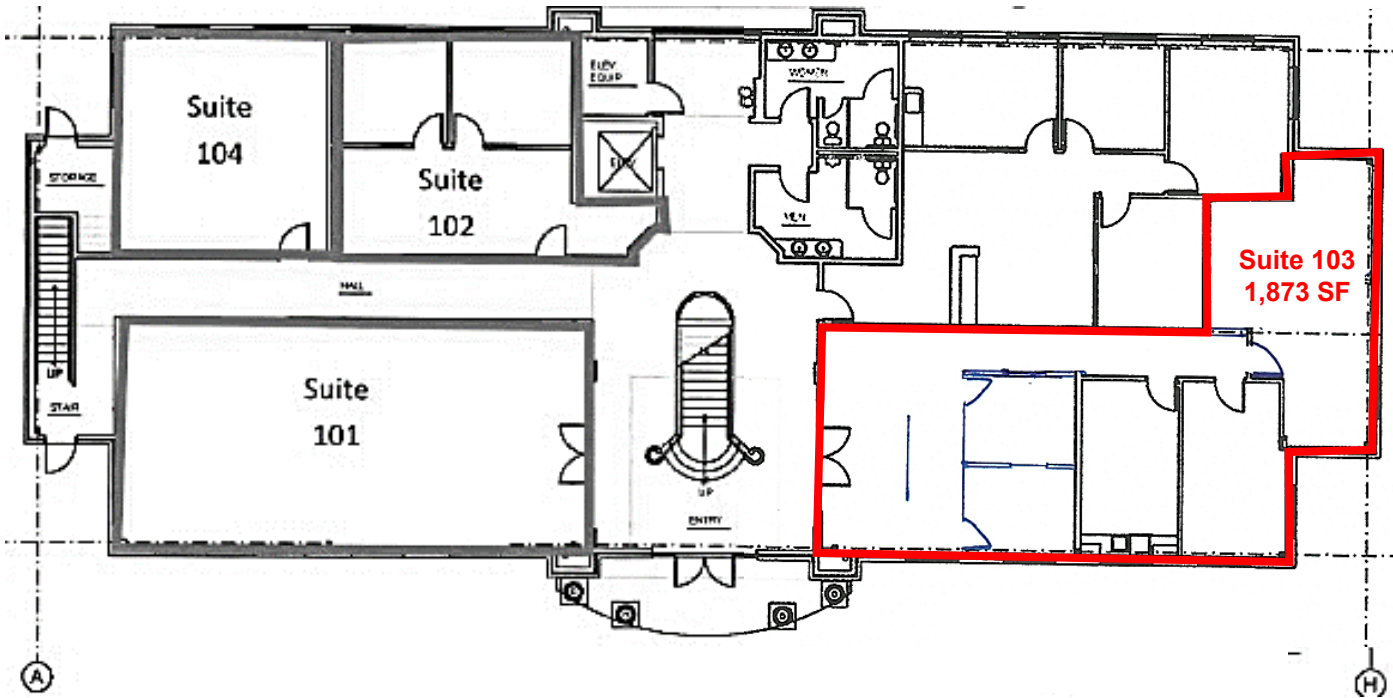
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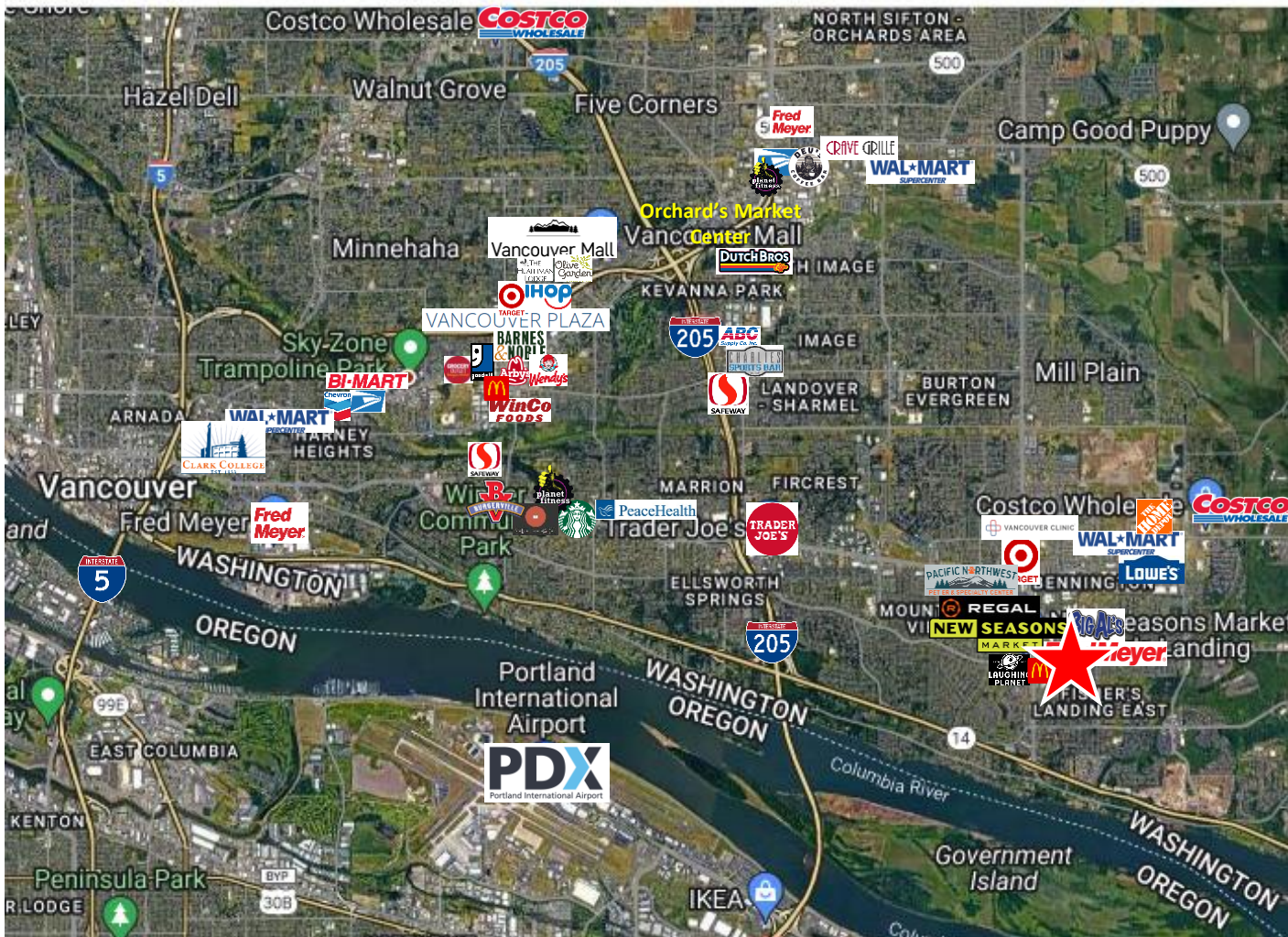
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2024 DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Est. Population	16,868	80,800	198,674
2029 Projected Population	18,122	87,428	210,941
Est. Average Household Income	\$102,949	\$107,210	\$101,849
Est. Total Businesses	928	3,753	9,326
Est. Total Employees	7,523	31,843	84,877

Average Daily Traffic

SE McGillivray Blvd @ SE 165th Ave E – 14,335
SE 164th Ave @ SE McGillivray Blvd N – 34,764
SE 164th Ave @ SE McGillivray Blvd S – 29,332

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.