

# FOR LEASE

**3,040 SF  
Main Floor**

**FULL OFFICE AMENITIES & ON-SITE PARKING**

## *Mill Plain Plaza - West*

12000 SE Mill Plain Blvd | Vancouver, WA 98684



**\$20.00 PSF Year**

5 Yr Modified Gross Lease

- **3,040 SF Ground Floor - Full Office, Recep, RR, Conference**
- **Zoned CC- Community Commercial (Professional Services)**
- **Access- 120th Ave, Mill Plain Blvd, 121st Ave**
- **18 Paved Parking Spaces, Including ADA Spaces**
- **2 Blocks East of I-205**

>>> [www.SheaCRE.com](http://www.SheaCRE.com)

## **Kelly Shea**

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WHILE THE INFORMATION PROVIDED HEREIN IS NOT GUARANTEED, IT HAS BEEN OBTAINED FROM SOURCES WE DEEM RELIABLE

# Mill Plain Plaza - West

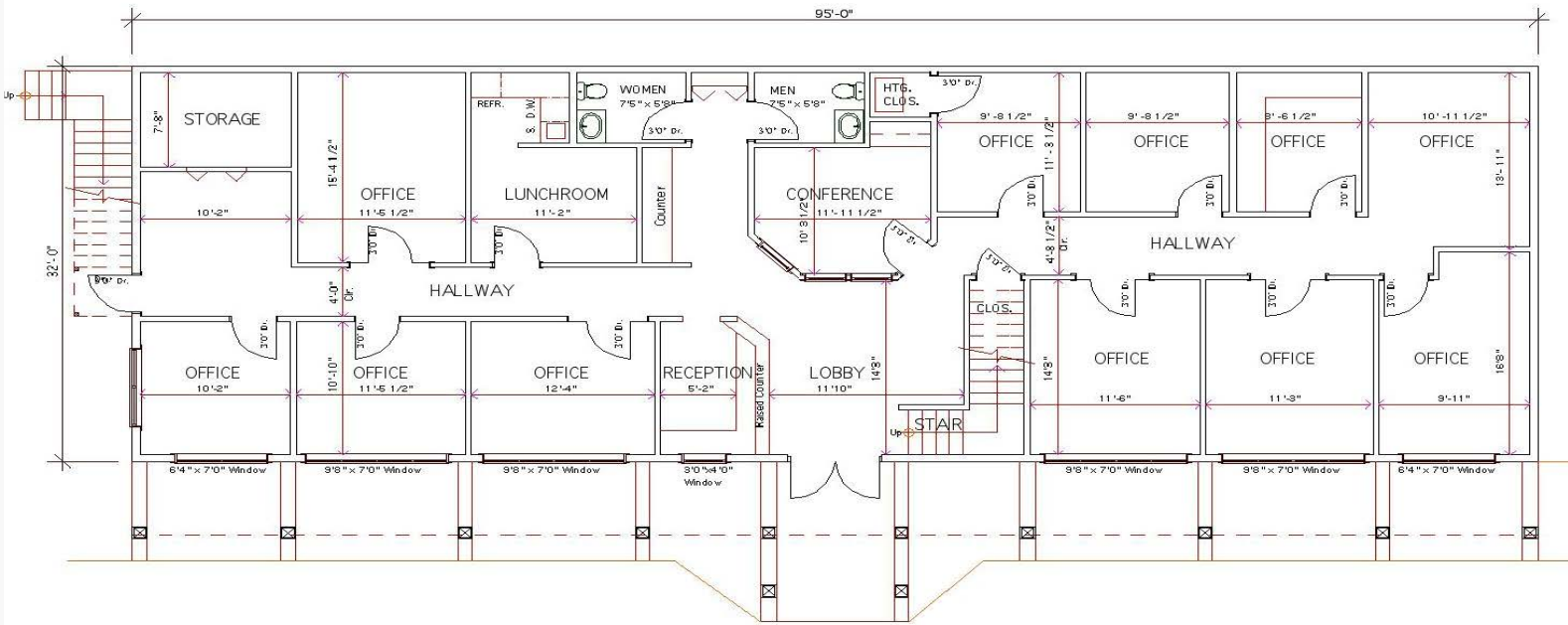




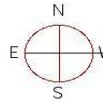
- **120'+/- Mill Plain Frontage w/ Monument Sign**
- **12000 SE Mill Plain Blvd**
- **3,040 SF Entire Main Floor**
- **Reception, Lobby, Conference, Lunch Room, Storage**
- **Fresh Paint and Carpet, Clean, Ready for Occupancy**
- **Zoned CC- Community Commercial (Professional Services)**
- **Access- 120th Ave, Mill Plain Blvd, 121st Ave or Paved Parking Behind Bldg Off 121st Ave**
- **18 Paved Parking Spaces, Including ADA Spaces**
- **2 Blocks East of I-205**



# GROUND FLOOR



0' 5' 10' 15' 20'



**MILL PLAIN OFFICE BUILDING - WEST**  
**GROUND FLOOR SPACE**  
SCALE : 1/8" = 1'-0"

Tenant Area - Main Floor	-	3040.00 S.F.
Upper Floor	-	3556.00 S.F.
<b>Total Area</b>		<b>6596.00 S.F.</b>





## *Mill Plain Plaza*

**12000 SE Mill Plain Blvd | Vancouver, WA 98684**

- **Easy to Locate with Frontage on Mill Plain Blvd & 120th Ave & 121st Ave**
- **Easy Access**
- **Traffic Light at 120th Ave**
- **I-205 West 2 Blocks**
- **High Volume Traffic Area**
- **High Density National Businesses, Restaurants and Services**