

6,000 SF Divisible Space. End CAP Unit. Adjacent to Wilco.

- **Address: 805 W MAIN ST, BATTLE GROUND WA 98604**
- **Possibly divisible space. 6000SF.**
- **Prime Battle Ground location.**
- **Excellent Traffic Counts.**
- **Lease Rate: Call Agent for details.**
- **Easy Access**
- **Easy access to SR-502 and I-5**
- **Located adjacent to Wilco Farms within the Center.**
- **Great Visibility Facing W Main St, located opposite Safeway Anchored Center.**
- **Close proximity to Fred Myers and Walmart Anchored Centers.**

6,000 SF
End-CAP

CALL FOR DETAILS

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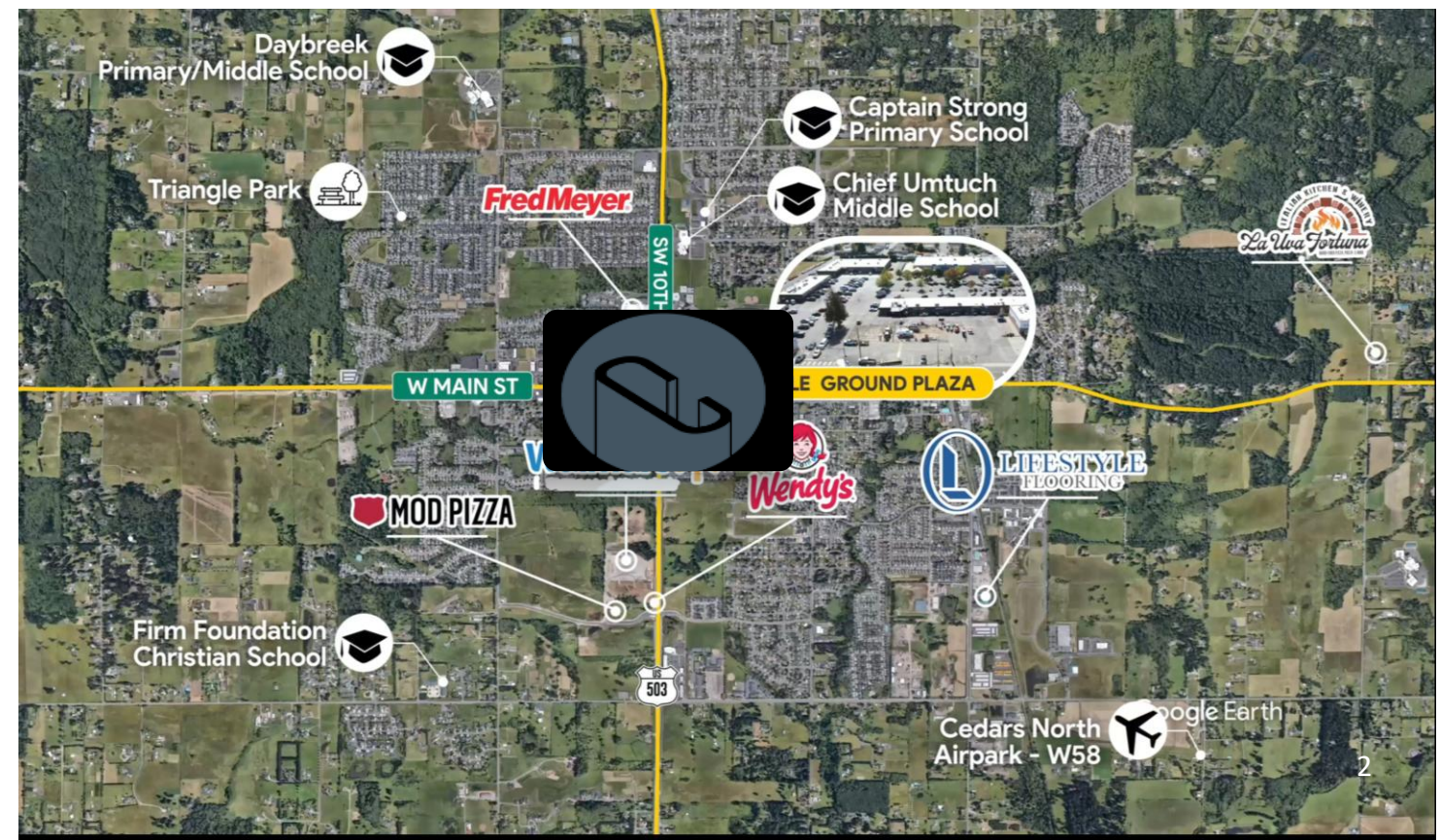
kw PORTLAND
CENTRAL
KELLER WILLIAMS REALTY

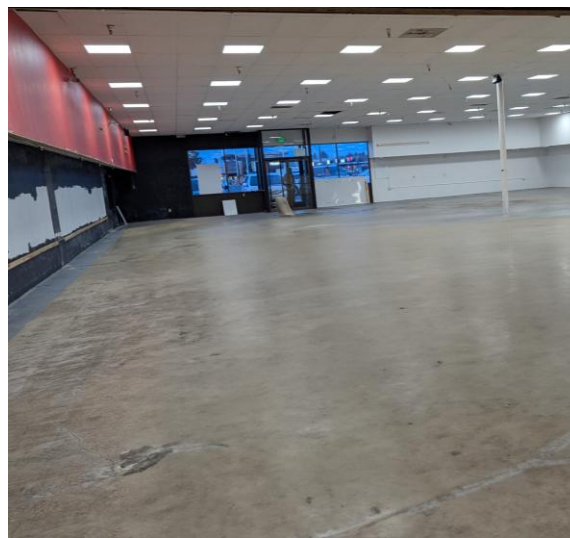
H | S | T
COMMERCIAL GROUP



AERIAL VIDEO

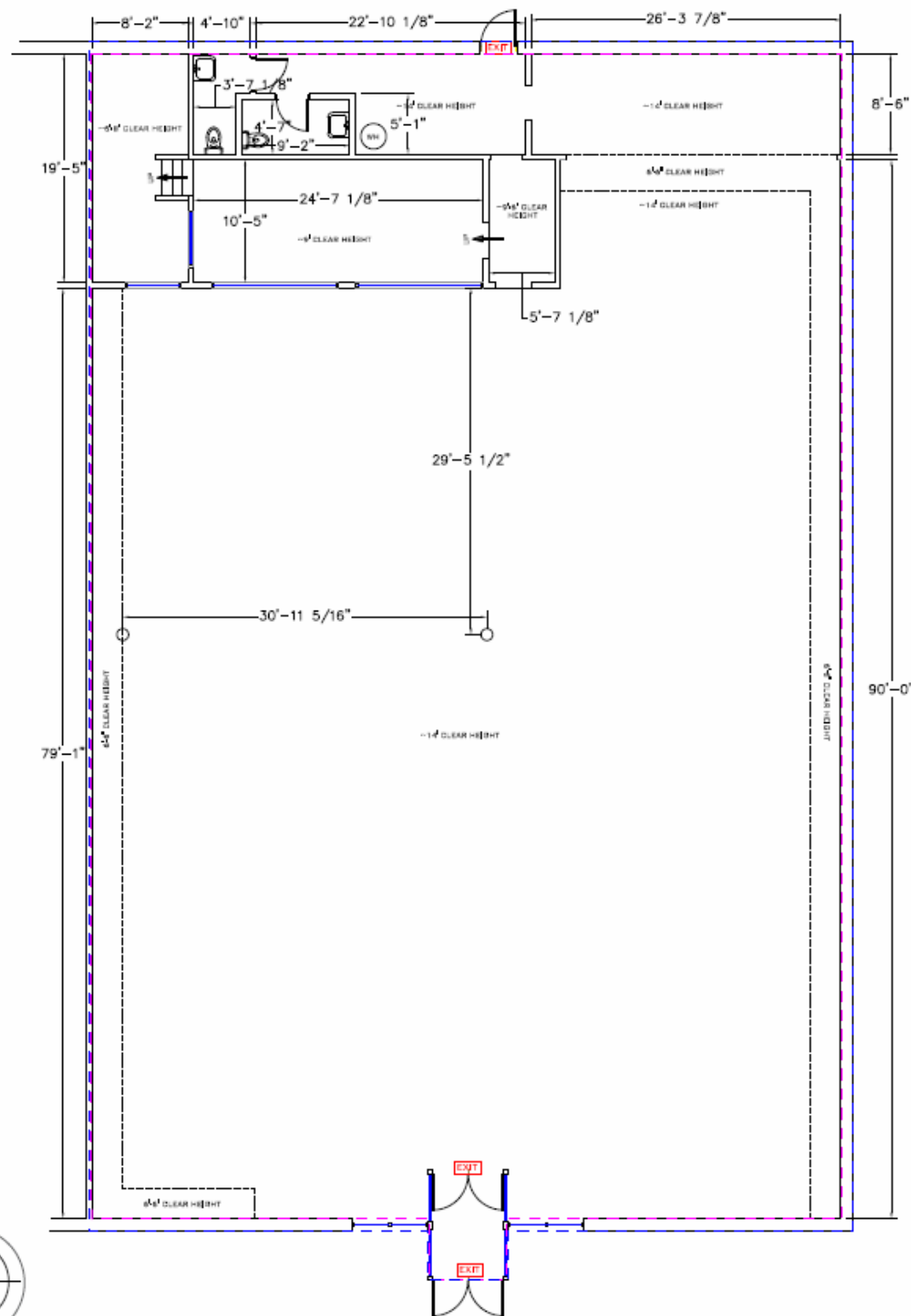
INTERACTIVE RETAILER MAP





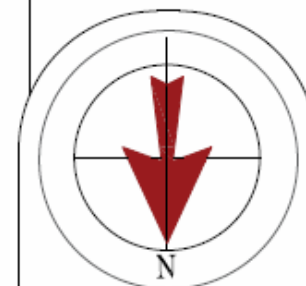
UNIT 126 FLOOR PLAN

USF = 6340 ~~✓~~
RSF = 6587 ~~✓~~



CADJOCK
TECHNICAL DRAWING

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1819 SW 5TH AVE STE 351
PORTLAND OREGON 97201
WWW.CADJOCK.COM
CHP@CADJOCK.COM



SHEET INDEX:
ARCHITECTURAL

● AS BUILT A000

BATTLEGROUND
PLAZA
713 WEST MAIN STREET
BATTLEGROUND WA 98604

SUITE
126

A000

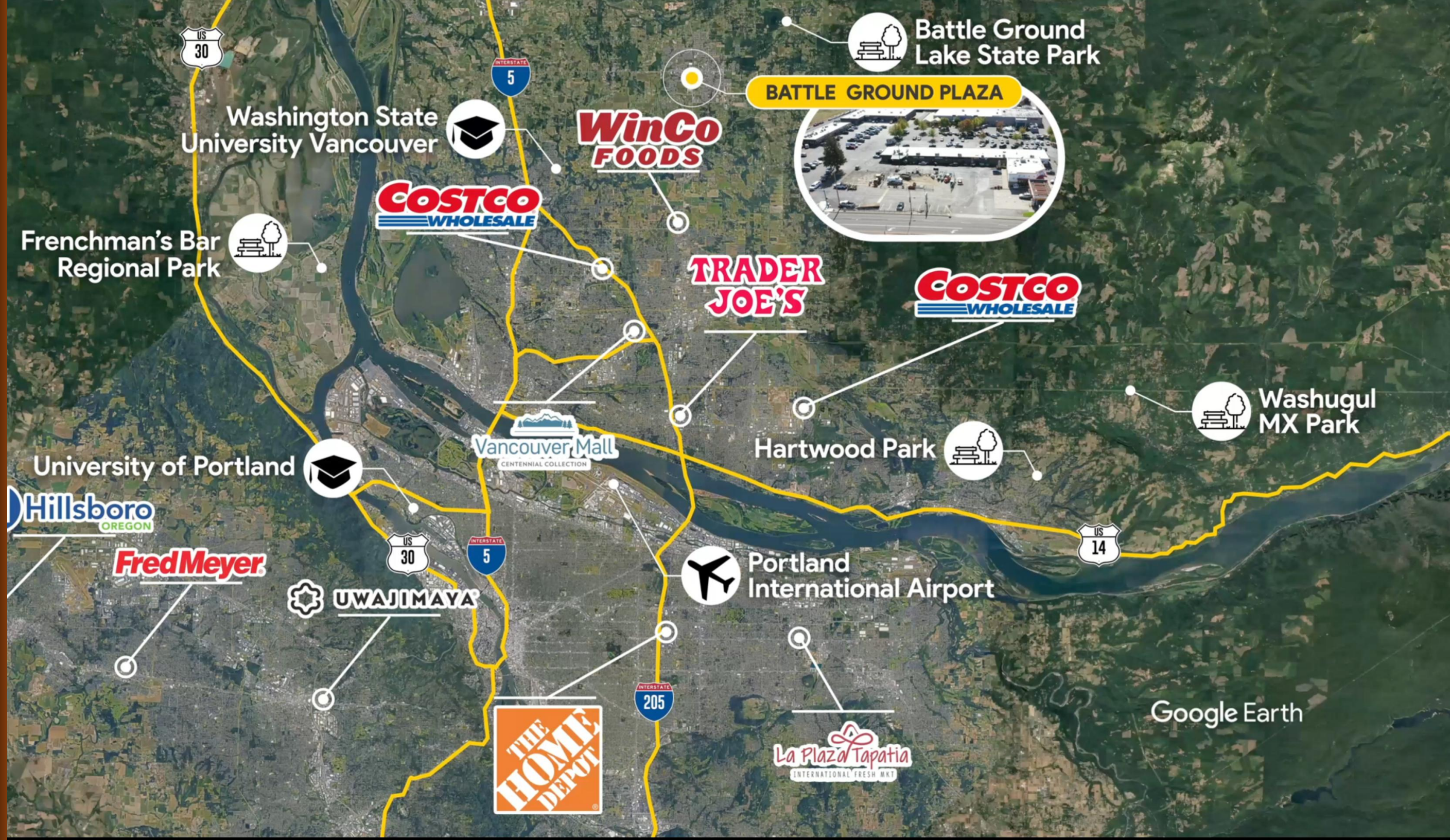
1 SUITE 126
SCALE 3/16"=1'





Google Earth

Landsat / Copernicus, Data SIO, NOAA



Battle Ground Lake State Park

BATTLE GROUND PLAZA



Washington State University Vancouver



WinCo FOODS

COSTCO WHOLESALE

Frenchman's Bar Regional Park



TRADER JOE'S

COSTCO WHOLESALE

University of Portland



Vancouver Mall CENTENNIAL COLLECTION

Hartwood Park



Washugul MX Park

Hillsboro OREGON

Fred Meyer



UWAJIMAYA



Portland International Airport

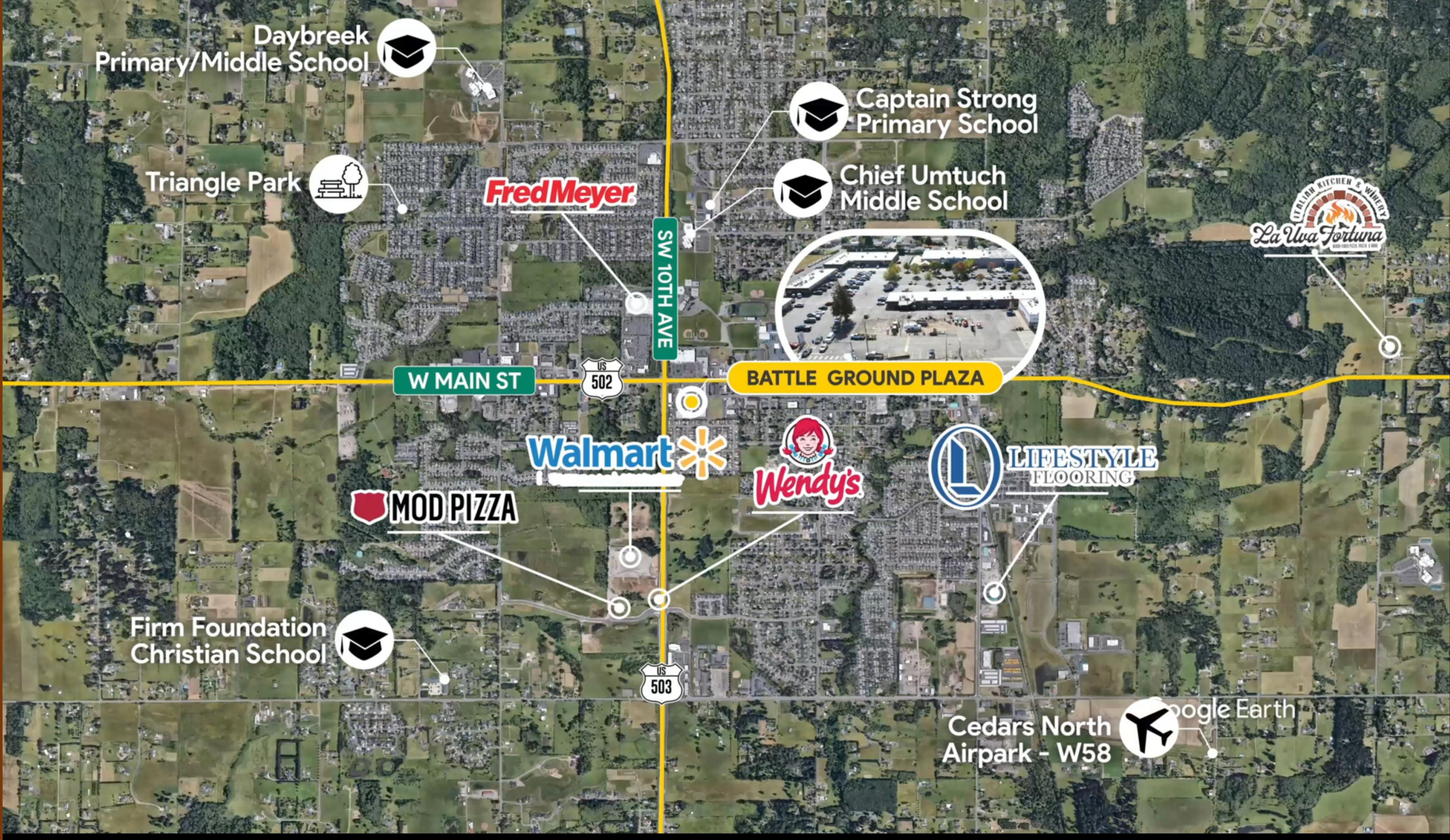


THE HOME DEPOT



La Plaza Tapatia INTERNATIONAL FRESH MKT

Google Earth



Daybreek
Primary/Middle School



Triangle Park



Fred Meyer

Captain Strong
Primary School



Chief Umtuch
Middle School



ITALIAN KITCHEN & WINERY
La Uva Fortuna

W MAIN ST



BATTLE GROUND PLAZA

Walmart



Wendy's



MOD PIZZA



**LIFESTYLE
FLOORING**

Firm Foundation
Christian School



Cedars North
Airpark - W58



Google Earth







BATTLE GROUND PLAZA



DEMOGRAPHICS

**1
MILE**



12,673



\$96,867

**3
MILE**



29,871



\$106,930

**5
MILE**



45,291



\$114,273

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