

FOR LEASE

205 CENTRE

13912 NE 20th Ave | Vancouver, WA 98686



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



PROPERTY HIGHLIGHTS

Prime location in Salmon Creek, just off the new 139th Street overpass and close to Legacy Salmon Creek Hospital and WSU Vancouver. Surrounded by retail services, shopping, and dining, with excellent access to both I-5 and I-205.

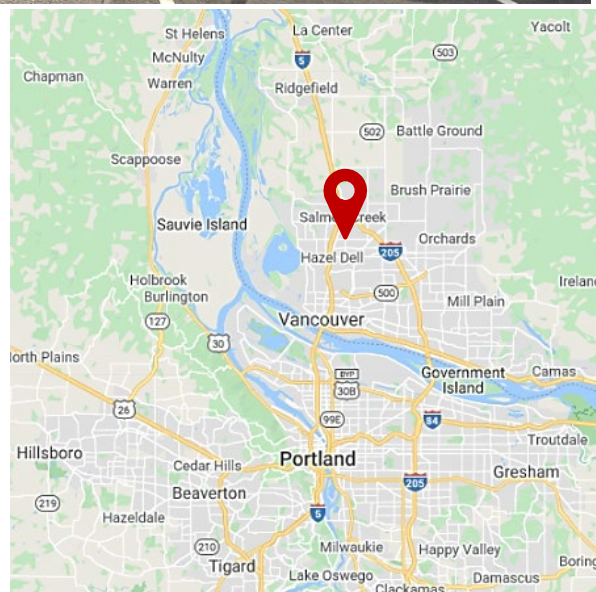
First Floor Availability:

- Suite 103 – 942 RSF
- \$26.00 SF/ modified gross (tenant pays for their own utilities and janitorial)

Second Floor Availability:

- Suite 206 – 850 RSF
- \$24.00 SF/ modified gross (tenant pays for their own utilities and janitorial)
- Great opportunity for both building and monument signage
- Parking ratio 4:1,000 SF

**Second floor office space not served by an elevator*



FOR MORE INFORMATION:

Adam Roselli, CCIM, SIOR
360.597.0568 | aroselli@fg-cre.com

Byron Roselli
360.597.0567 | broselli@fg-cre.com

FOR LEASE

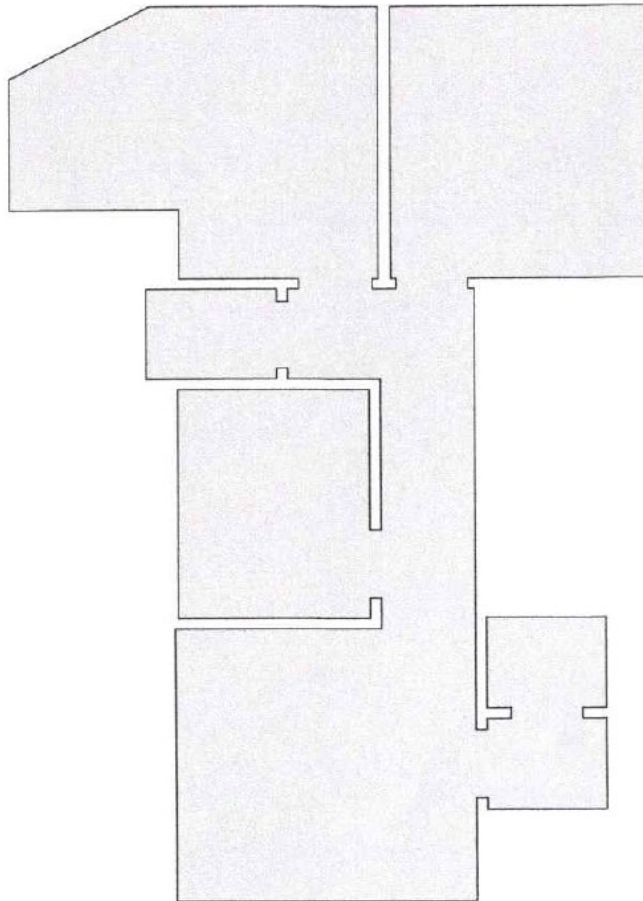
205 CENTRE

13912 NE 20th Ave | Vancouver, WA 98686



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

Suite 206 – 850 RSF Floor Plan



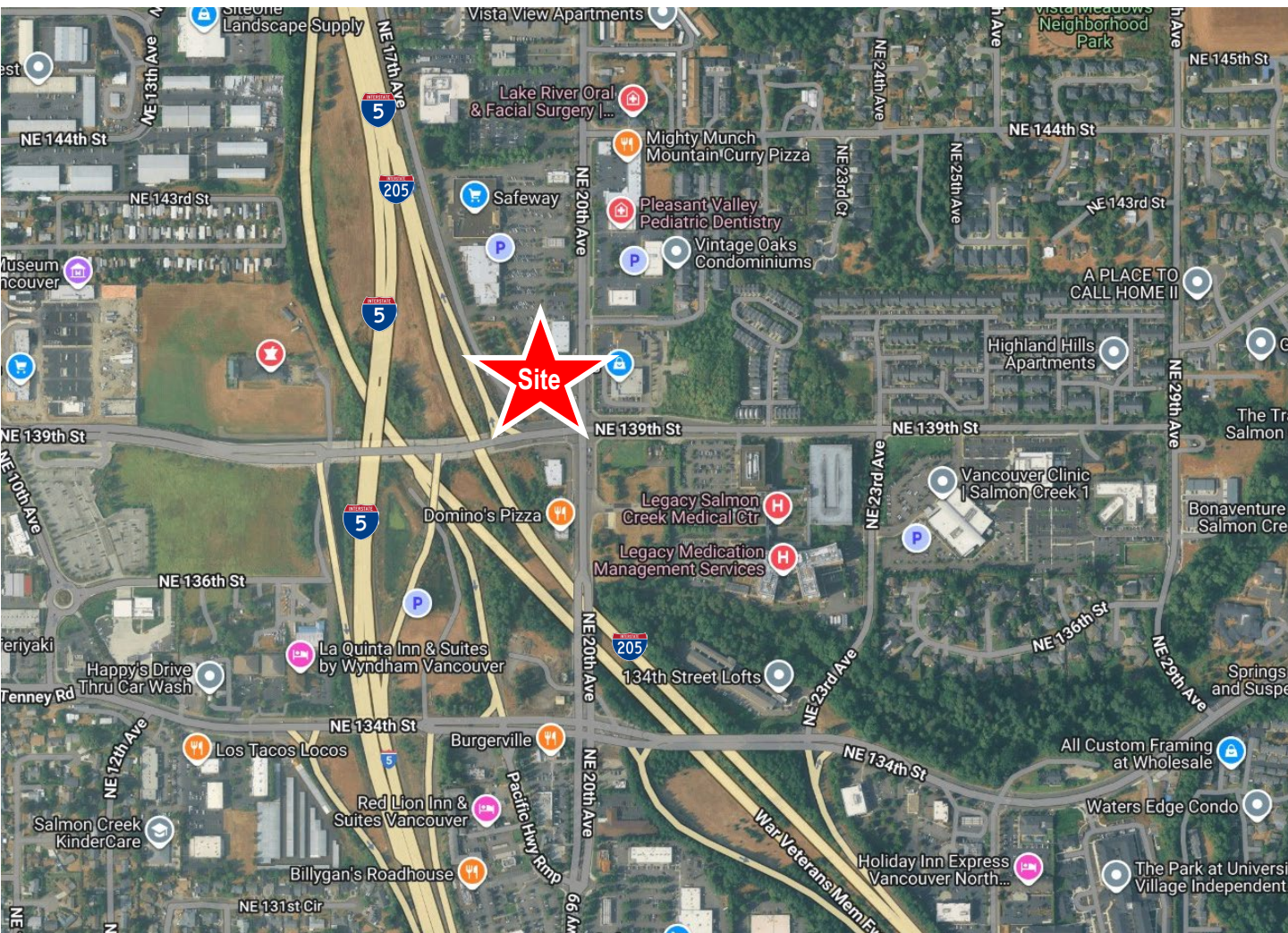
FOR LEASE

205 CENTRE

13912 NE 20th Ave | Vancouver, WA 98686

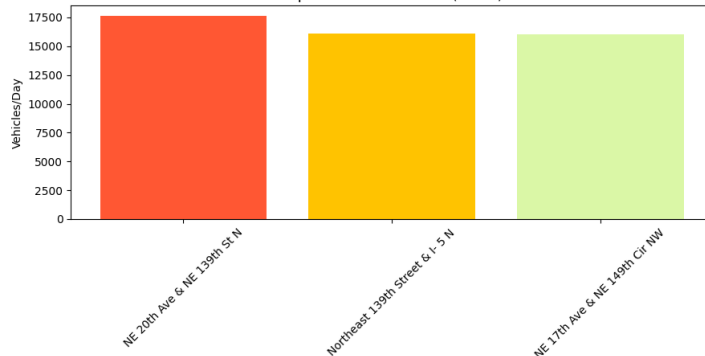


900 Washington St, Suite 850, Vancouver, WA
360.750.5595 | www.fg-cre.com

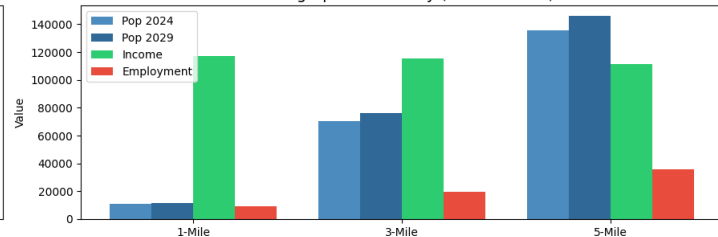


Traffic & Demographics Overview

Top 3 Traffic Volumes (2025)



Demographic Summary (2024 & 2029)



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.