

# Warehouse For Sub-Lease

**11013 NE 39th St, Suite B  
Vancouver, WA 98682**



## Property Details

Available SF: 9,744  
Lease Type: \$11.34/SF/Year  
NNN: \$2,821/Month  
Dock Doors: 2  
At-Grade Door: 1  
Restrooms: 2  
HVAC: Heat & AC  
Insulated Space  
Zoning: IL

## Property Description

This very clean, well-maintained light industrial building offers 9,744 square feet of warehouse space. Strategically located near I-205 and SR500, on the highly visible corner of 39th Street and 112th Avenue in Vancouver, WA. This ideal location is a vital center for warehousing, flexible industrial, transportation, and distribution. Ample parking spaces for employees and clients. Minutes away from Portland, OR, providing access to a large labor pool and customer base.



**Venture**  
COMMERCIAL REAL ESTATE

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## INTERIOR

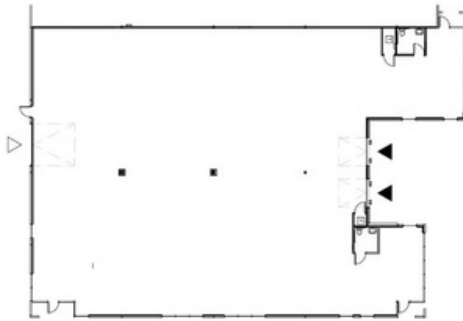


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## FLOOR PLAN



11013 NE 39th St - Suite B

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## LOCATION MAP



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