



FOR SUBLEASE



FREE RENT - HALF A YEAR



## 805 BROADWAY

**Office Space Available: 4,651 SF**

**805 Broadway Street, Vancouver, WA 98660**

Recently awarded LEED Gold Certification, this beautiful tower is a Class-A office building offering river and territorial views, building conference room, on-site fitness studio with shower rooms. Immediate access to public transportation, the Transit Mall is located within one block distance and within walking distance to government offices.

**DISCOVER MORE ABOUT FREE RENT BY GIVING US A CALL!**

**TAMARA J. FULLER**

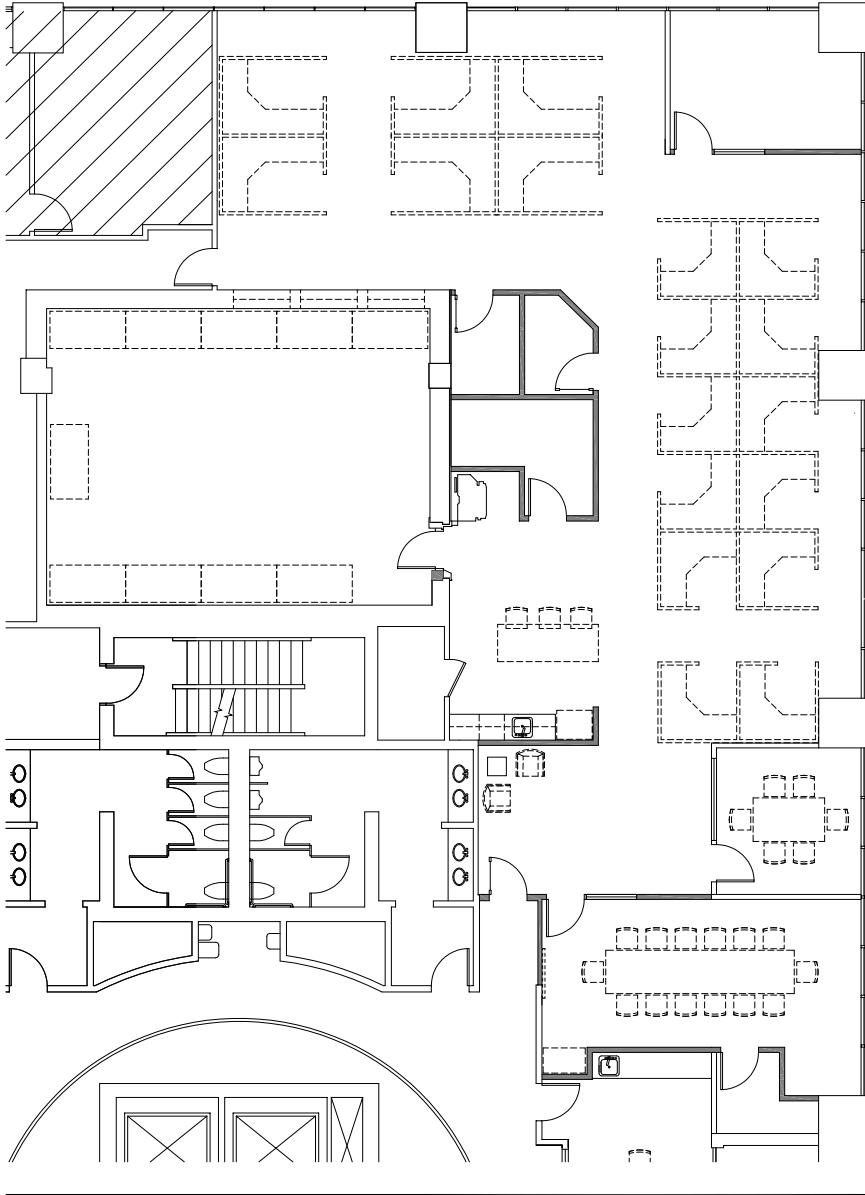
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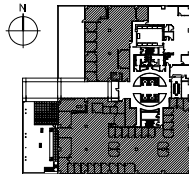
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# PROPERTY SUMMARY



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VIRTUAL  
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## PROPERTY DETAILS & AMENITIES

<b>Available Space</b>	Suite 220, 4,651 RSF
<b>Lease Rate</b>	\$30.00/RSF Full Service
<b>Lease Expiration</b>	January 31, 2030
<b>Total Building SF</b>	207,199 SF
<b>LEED Gold</b>	Certification in 2021
<b>Parking</b>	1:1,000 SF parking ratio
<b>Parking Type</b>	Covered
<b>Building Class</b>	A
<b>Suite Features</b>	<ul style="list-style-type: none"><li>• Large training, meeting, and/or lab space</li><li>• Brand new improvements, never occupied</li><li>• Abundant electrical service</li></ul>
<b>Amenities</b>	On-site fitness studio/showers

**FREE RENT FOR HALF OF YEAR WITH LEASE EXECUTED BY  
OCTOBER 31, 2024**

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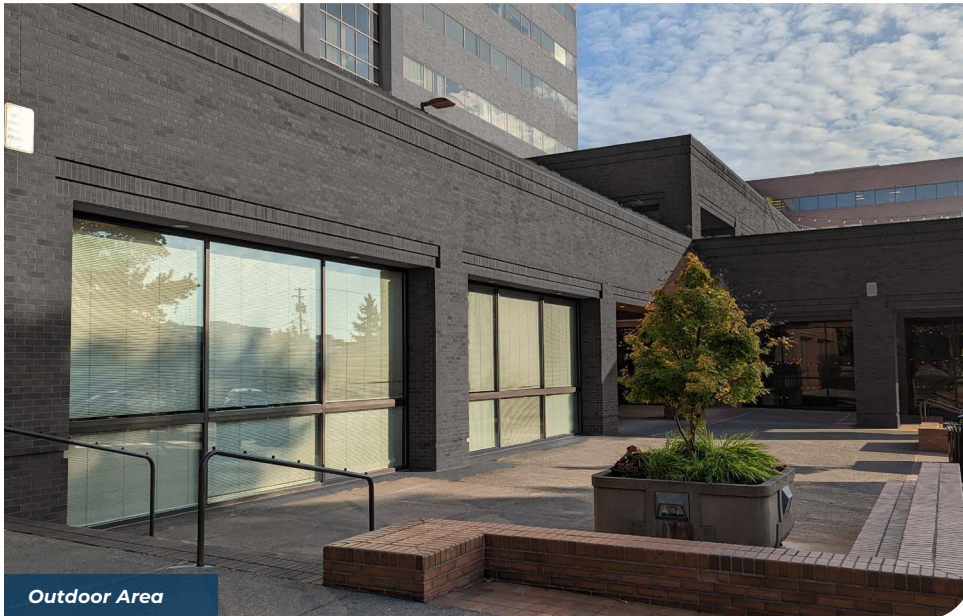
PROPERTY PHOTOS



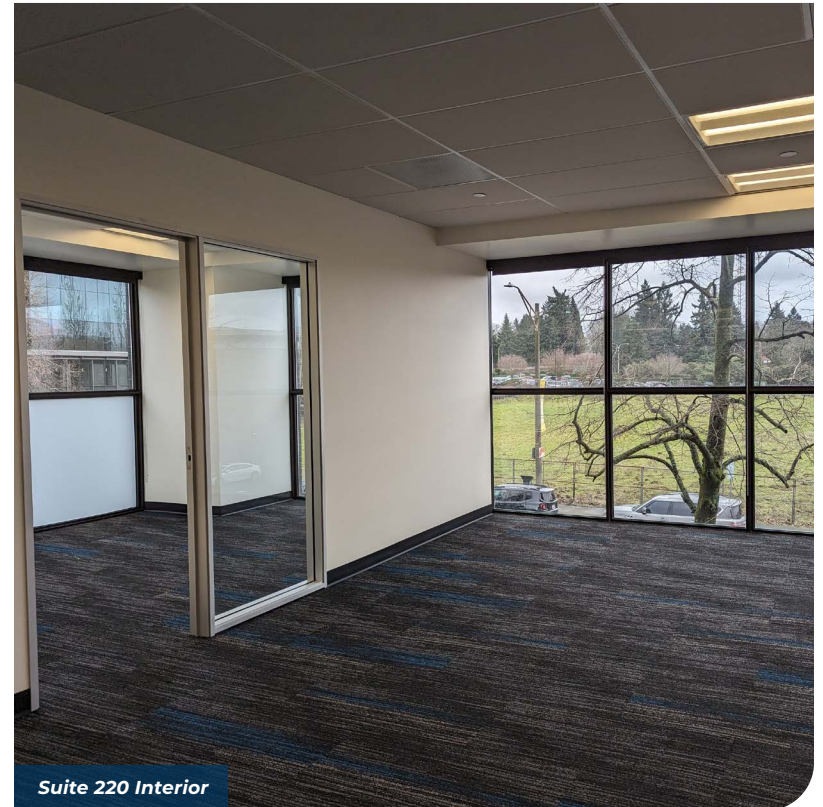
Suite 220 Interior



Suite 220 Kitchenette



Outdoor Area



Suite 220 Interior





# LOCAL AMENITIES



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