

# FOR LEASE

## 2,804 - 8,825 SF Warehouse/Office at 109th Avenue Business Park

2903 NE 109th Ave., Suites E, F & G • Vancouver, WA 98682



Suites E, F & G

### 8,825 SF Space Divisible To:

#### **Suite E - 2,804 SF Shell**

2,223 SF Warehouse and 581 SF Office  
Rate: \$3,221/Month + NNN

**Available March 1, 2025**

#### **Suite F - 2,804 SF Shell**

2,223 SF Warehouse and 581 SF Office  
Rate: \$3,221/Month + NNN

**Available March 1, 2025**

#### **Suite G - 3,217 SF Shell**

2,599 SF Warehouse and 618 SF Office  
Rate: \$3,637/Month + NNN

**Available March 1, 2025**

### Features:

- Total of 3 Drive-in Doors, (1 at each Suite)
- 15' Clear Height
- 480 Volt, approx. 300 Amps Power
- Sprinklered Building
- Easy access to I-205 & SR-500

**Do Not Disturb Tenants.**

For more information contact  
**Coleman Brown, CCIM**  
**(360) 952-4758**  
**Coleman@CCPprop.com**



**Columbia  
Commercial**  
Commercial Leasing | Sales | Property Management

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*The information contained herein has been obtained from sources we deem reliable.  
We do not, however, guarantee its accuracy. All information should be verified prior to purchase or lease.*

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