

FOR LEASE

192ND STATION SOUTH – RETAIL BUILDING

1905 SE 192nd Avenue | Camas, WA 98607



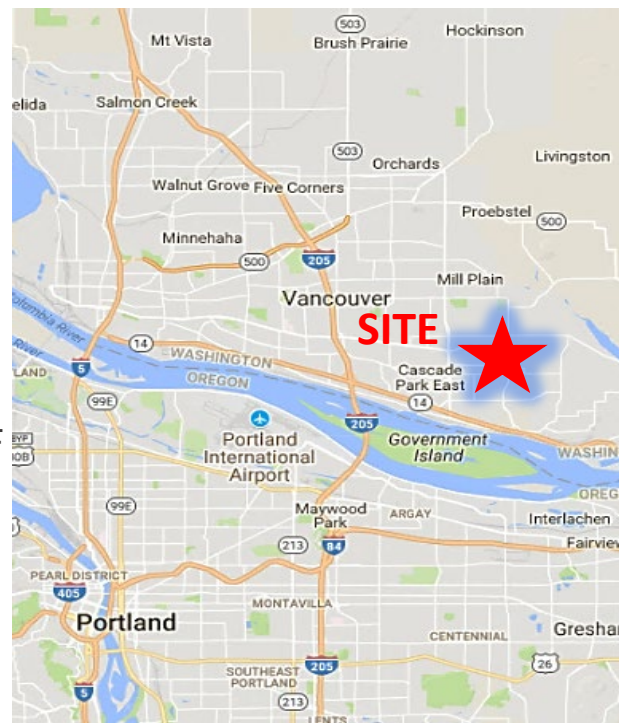
900 Washington St, Suite 850, Vancouver, WA
360.750.5595 | www.fg-cre.com

NEW RATE!



PROPERTY HIGHLIGHTS

- 25,000 SF premier suburban Class A retail building
- Availabilities:
 - Suite 103 – 1,345 SF
 - Suite 201 – 2,540 SF turnkey orthopedic suite
 - Suite 202 – 1,000 SF
 - Suite 205 – 2,486 SF
- \$24.50/SF NNN (triple nets estimated to be \$9.00/ RSF annually)
- General office use; professional services; medical; dental
- Free on-site parking
- Part of master planned commercial development including retail, hotel and office
- Great access to SR-14 and I-205, 15 minutes to Portland International Airport



FOR MORE INFORMATION:

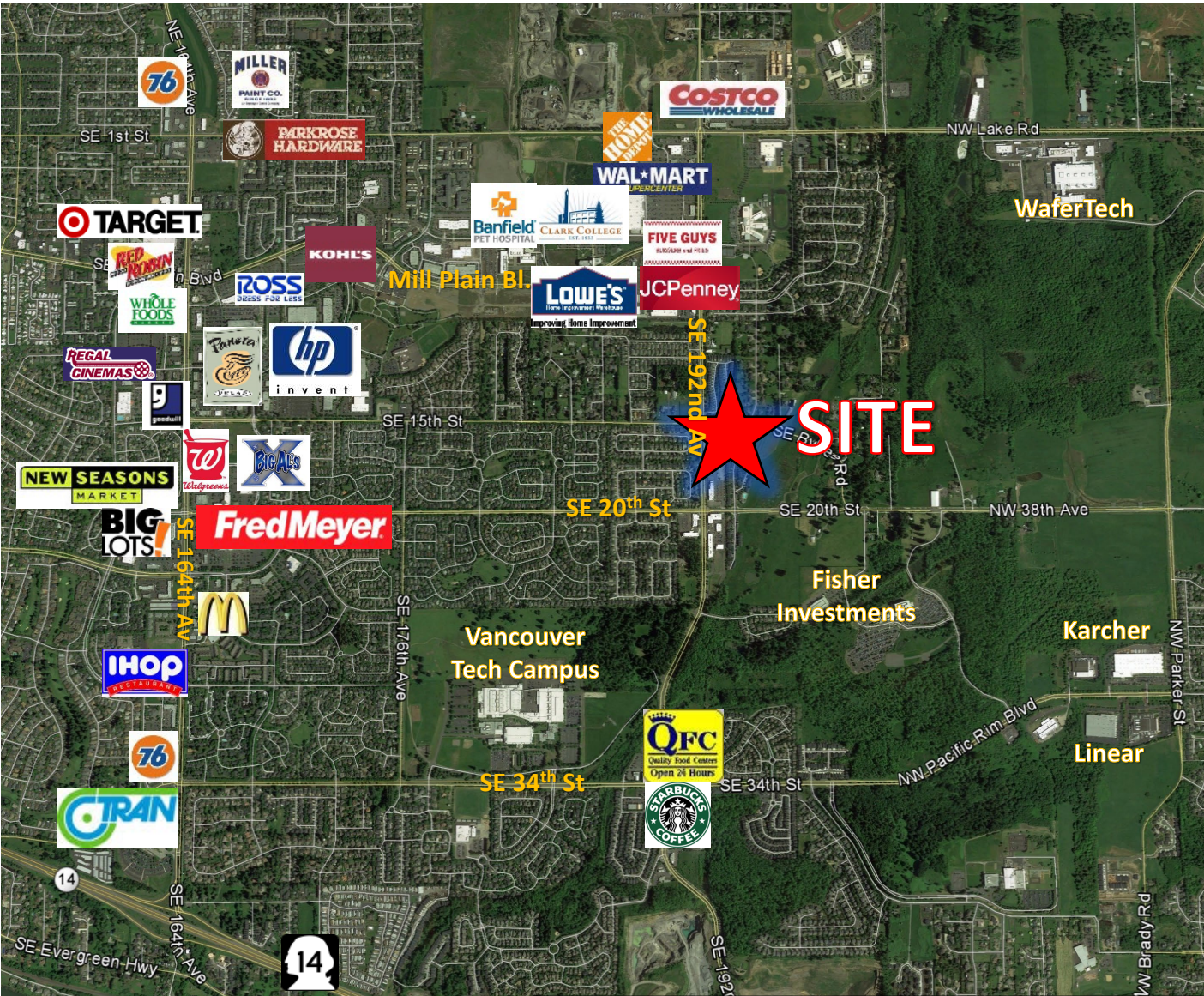
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2023 Demographics

	1-Mile	3-Mile	5-Mile
Est. Population	10,280	78,286	166,760
Avg. Household Income	\$126,212	\$119,063	\$105,186
Daytime Employment	6,727	22,019	68,052

Drive Times

To Downtown Vancouver: 5.7 miles; 13 min.
 To PDX: 10 miles; 15 min.
 To Downtown Portland: 17 miles; 33 min.