

# FLEX WAREHOUSE FOR LEASE



7217 NE 99TH STREET, VANCOUVER WA 98662



2,500 SF BAY WITH OFFICE - \$14.40 SF/YR NNN

## KW COMMERCIAL | VANCOUVER

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### PRESENTED BY:

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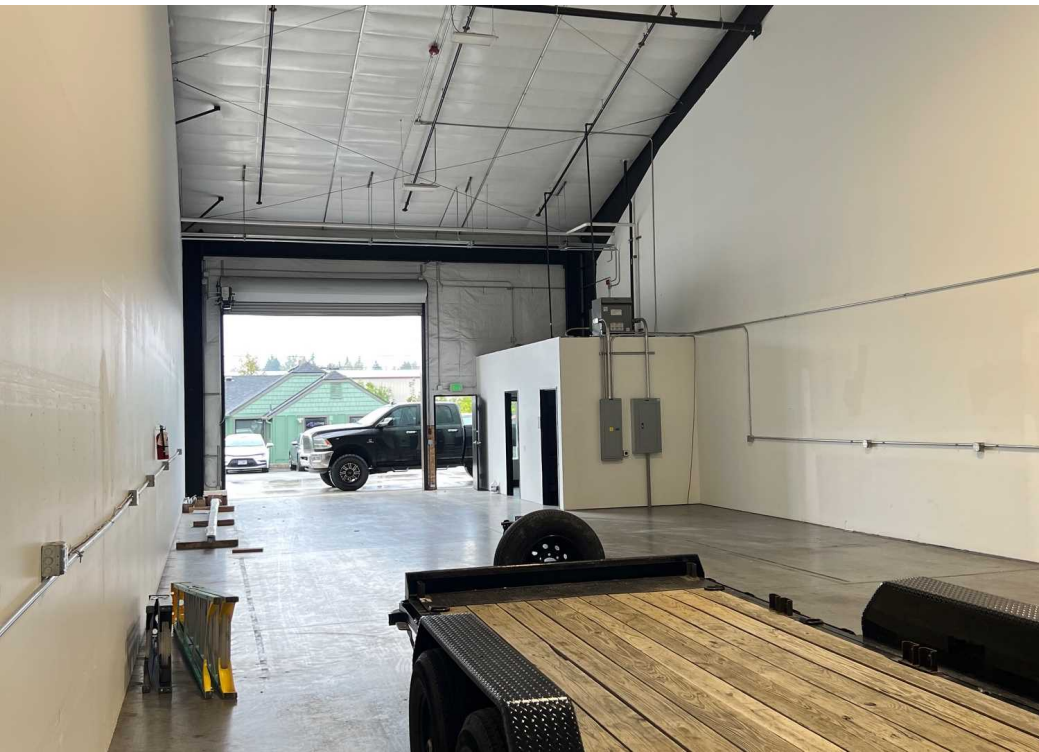


# Property Photos



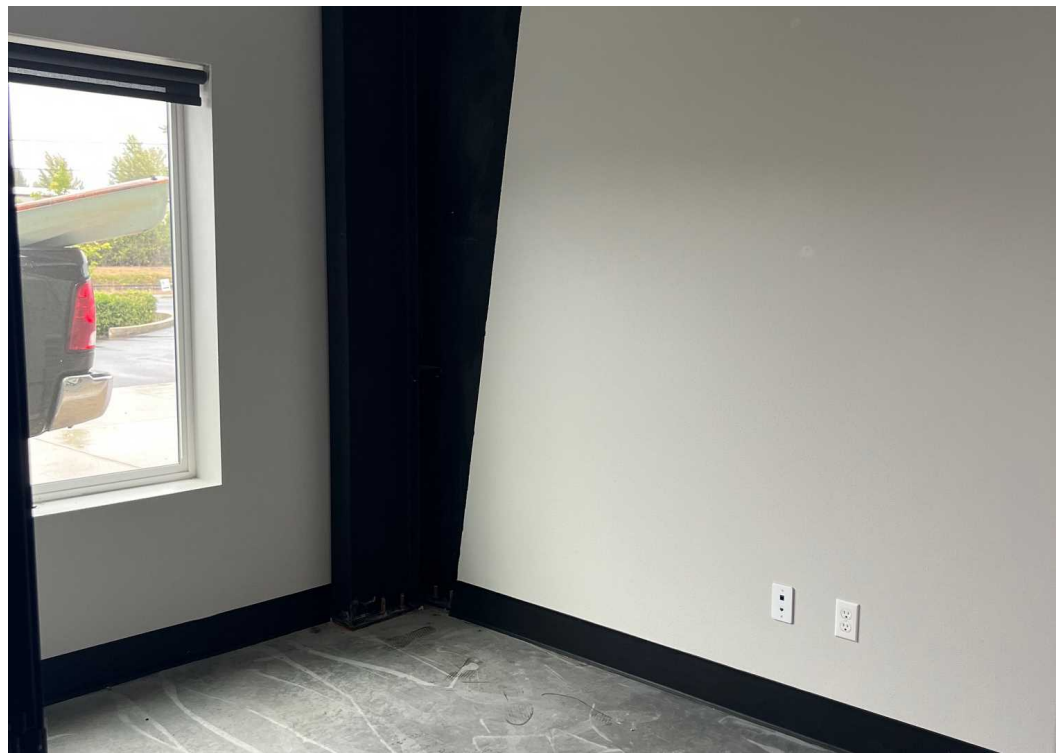


# Property Photos



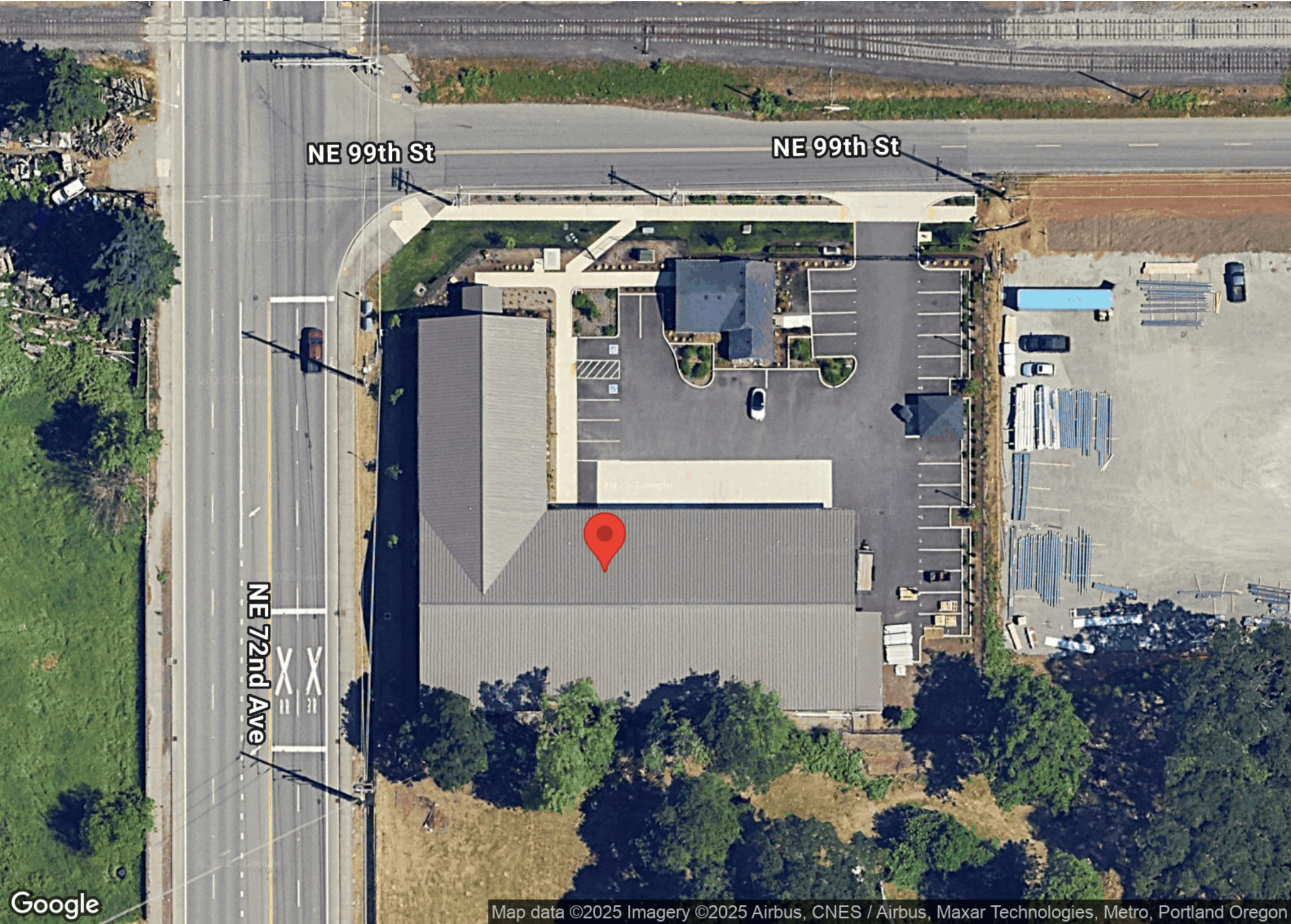


# Property Photos





Aerial Map



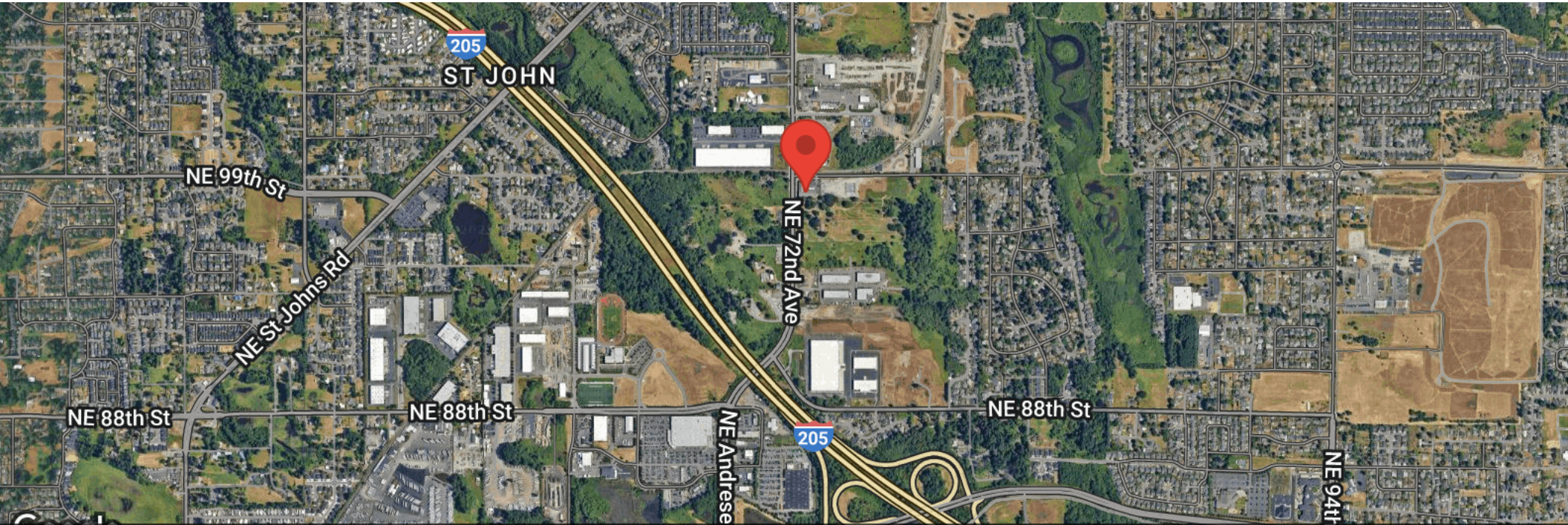
NE 99th St

NE 99th St

NE 72nd Ave

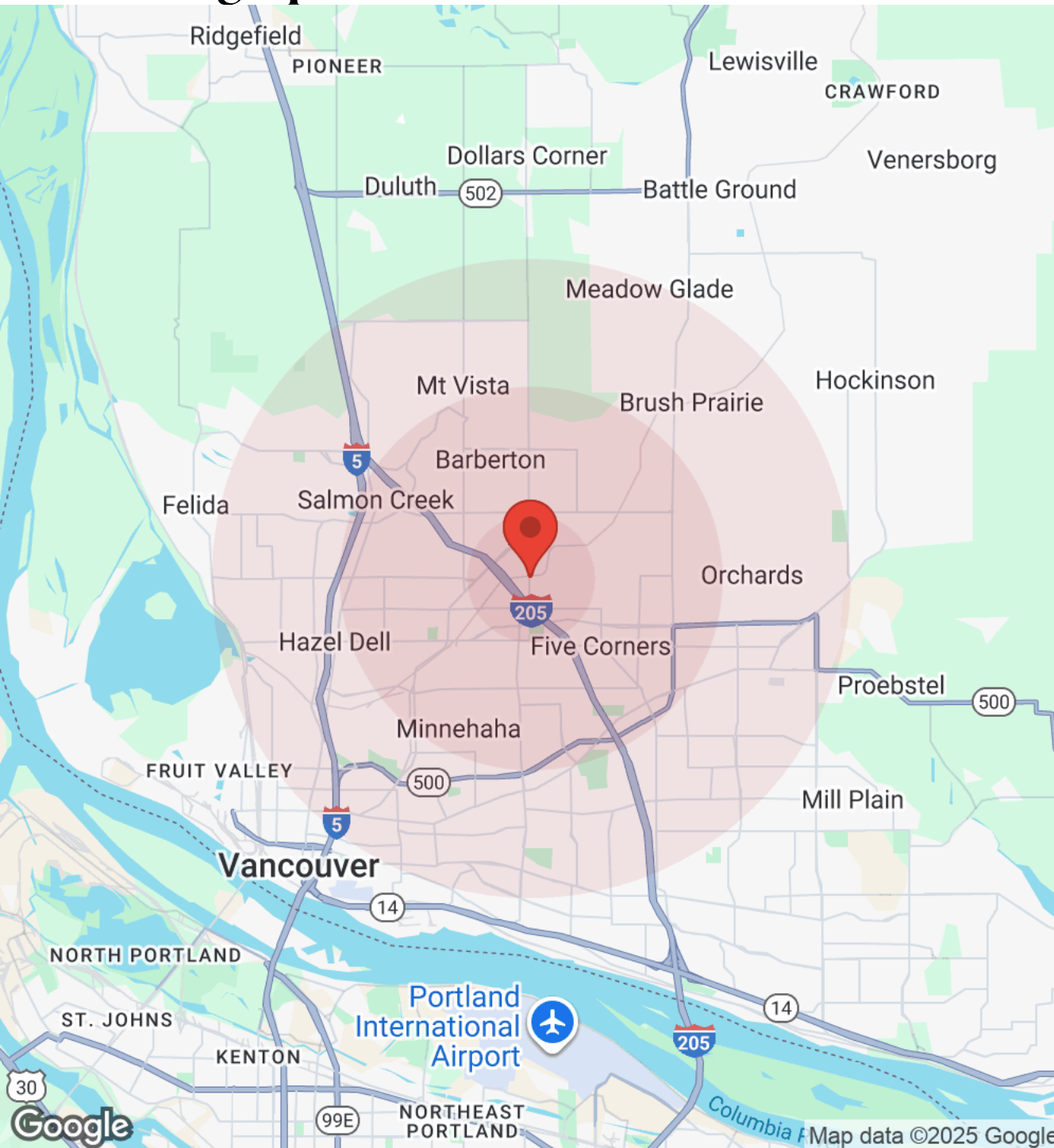


# Location Maps





# Demographics



Population	1 Mile	3 Miles	5 Miles
Male	3,500	48,068	130,534
Female	3,596	49,361	133,174
Total Population	7,096	97,429	263,708

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	1,239	17,699	47,565
Ages 15-24	873	12,189	32,653
Ages 25-54	2,953	40,873	110,968
Ages 55-64	877	10,971	30,286
Ages 65+	1,154	15,697	42,233

Race	1 Mile	3 Miles	5 Miles
White	5,235	68,804	185,677
Black	180	3,527	8,992
Am In/AK Nat	28	399	1,160
Hawaiian	35	770	2,347
Hispanic	813	13,036	37,763
Asian	460	6,148	14,900
Multi-Racial	336	4,579	12,368
Other	8	156	475

Income	1 Mile	3 Miles	5 Miles
Median	\$107,330	\$95,267	\$91,923
< \$15,000	99	1,919	6,015
\$15,000-\$24,999	84	1,482	3,939
\$25,000-\$34,999	115	2,090	5,770
\$35,000-\$49,999	195	2,851	9,202
\$50,000-\$74,999	383	5,967	15,954
\$75,000-\$99,999	271	5,376	14,944
\$100,000-\$149,999	639	8,516	23,576
\$150,000-\$199,999	472	4,814	11,259
> \$200,000	318	4,322	11,334

Housing	1 Mile	3 Miles	5 Miles
Total Units	2,752	39,975	109,208
Occupied	2,574	37,337	101,993
Owner Occupied	2,047	23,699	61,206
Renter Occupied	527	13,638	40,787
Vacant	177	2,638	7,215