

# FOR LEASE

## FISHER'S VILLAGE

3000 SE 164<sup>th</sup> Ave | Vancouver, WA 98683

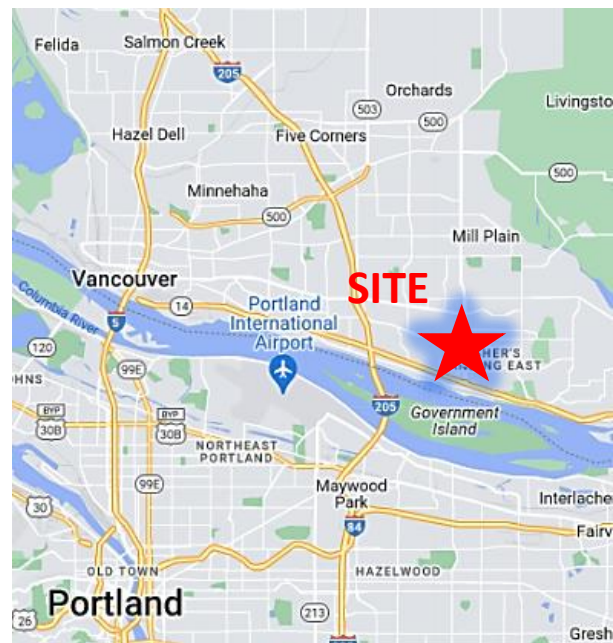


900 Washington St, Suite 850, Vancouver, WA  
360.750.5595 | [www.fg-cre.com](http://www.fg-cre.com)



## PROPERTY HIGHLIGHTS

- Retail/office availability:
  - Suite 104 – 1,782 RSF
- Lease Rate: \$25.00/SF/year plus NNN
- Excellent location in the heart of the Fisher's Landing community in Clark County, WA, one of the fastest-growing regions in Washington state
- Neighboring retailers:



## FOR MORE INFORMATION:

Brett Irons  
360.597.0574 | [birons@fg-cre.com](mailto:birons@fg-cre.com)



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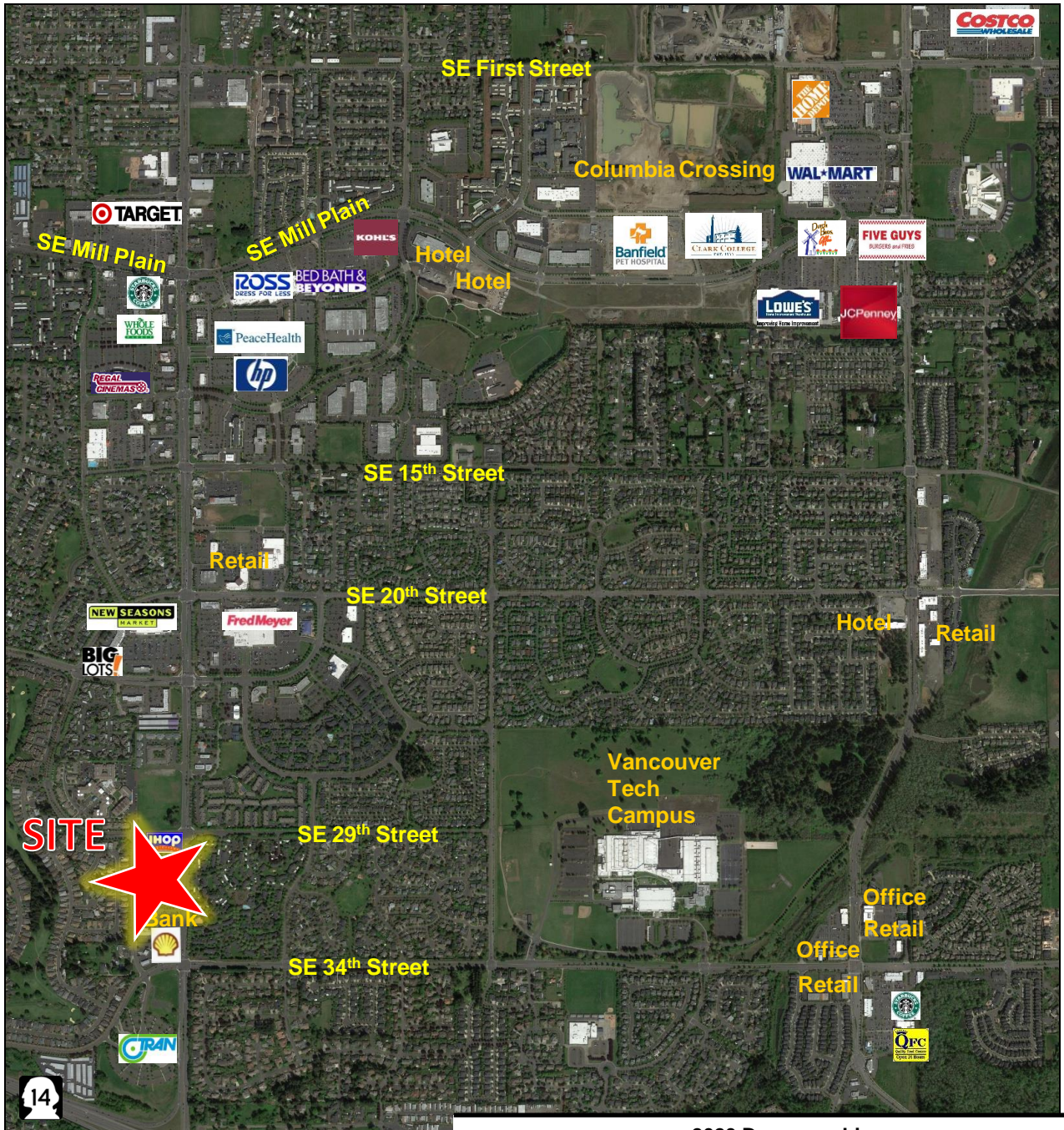
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### Average Daily Traffic

SE 164<sup>th</sup> Ave @ SE 26<sup>th</sup> St N – 36,295  
SE 34<sup>th</sup> St @ SE Cascade Pk Dr W – 13,998  
SE 164<sup>th</sup> Ave @ SE 34<sup>th</sup> St N – 42,431

### 2023 Demographics

	1-Mile	3-Mile	5-Mile
Est. Population	15,576	76,114	231,626
Avg. Household Income	\$69,326	\$82,777	\$91,644

This statement with the information it contains is given with the understanding that all the negotiations relating to the purchase, rental or leasing of the property described above shall be conducted through this office. The above information, while not guaranteed, has been secured from sources we believe to be reliable.