

New construction-

The Livingston

Downtown Camas Retail

404 NE 6th Ave



Grand Opening
Summer of 2025



Ground Floor Retail Availability Now taking reservations

4,458 Square feet of retail

- Suite 1: 1496 Square feet
- Suite 2: 1454 Square feet (can be combined with 3)
- Suite 3: 1509 Square feet (can be combined with 2)



The Livingston

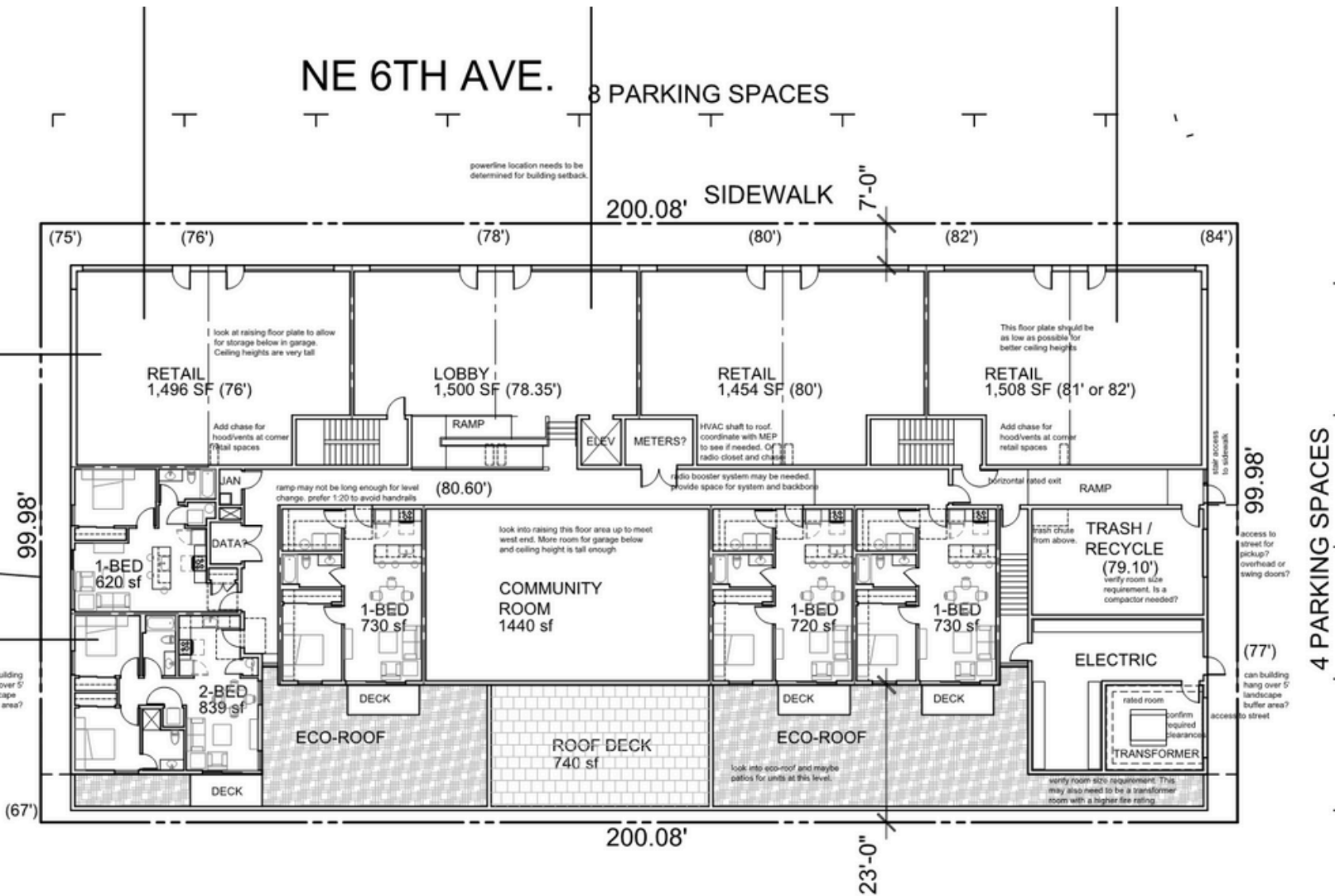
THE LIVINGSTON IS A 56-UNIT MULTIFAMILY PROJECT SET IN THE HEART OF BOOMING DOWNTOWN CAMAS, WA. LOCATED AT 404 NE 6TH AVE, THIS MIXED-USE MULTIFAMILY PROJECT WILL TAKE ADVANTAGE OF THE WALKABILITY AND DESIRE FOR URBAN LIVING IN THE AREA. HUDSON EAST WILL CONSIST OF THREE STORIES OF MARKET RATE UNITS WITH RETAIL ON THE BOTTOM AND MULTIPLE AMENITIES.



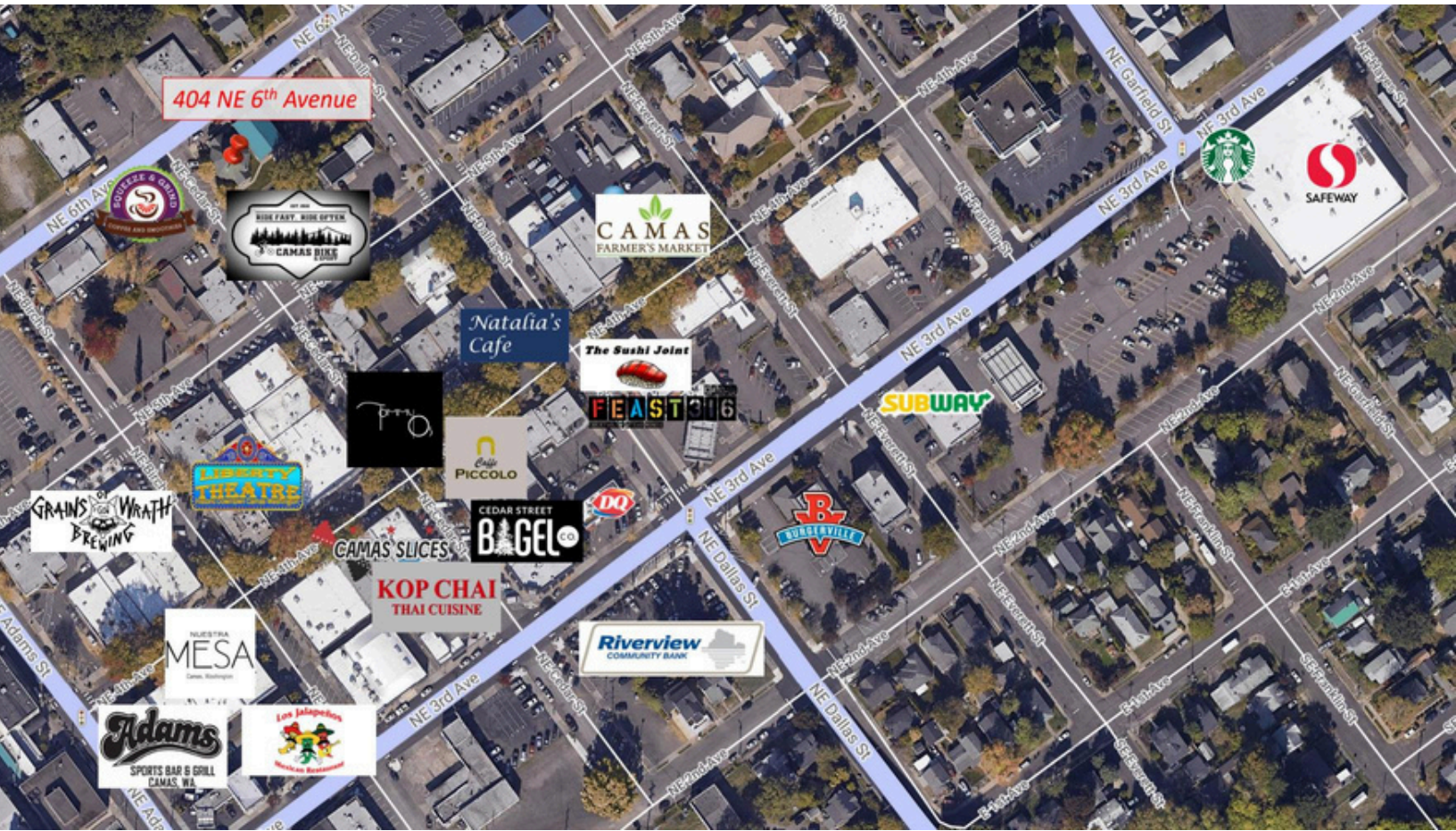
LEASING INFORMATION

LEASE RATES: Starting at \$35.00 to \$43.00 NNN PSF

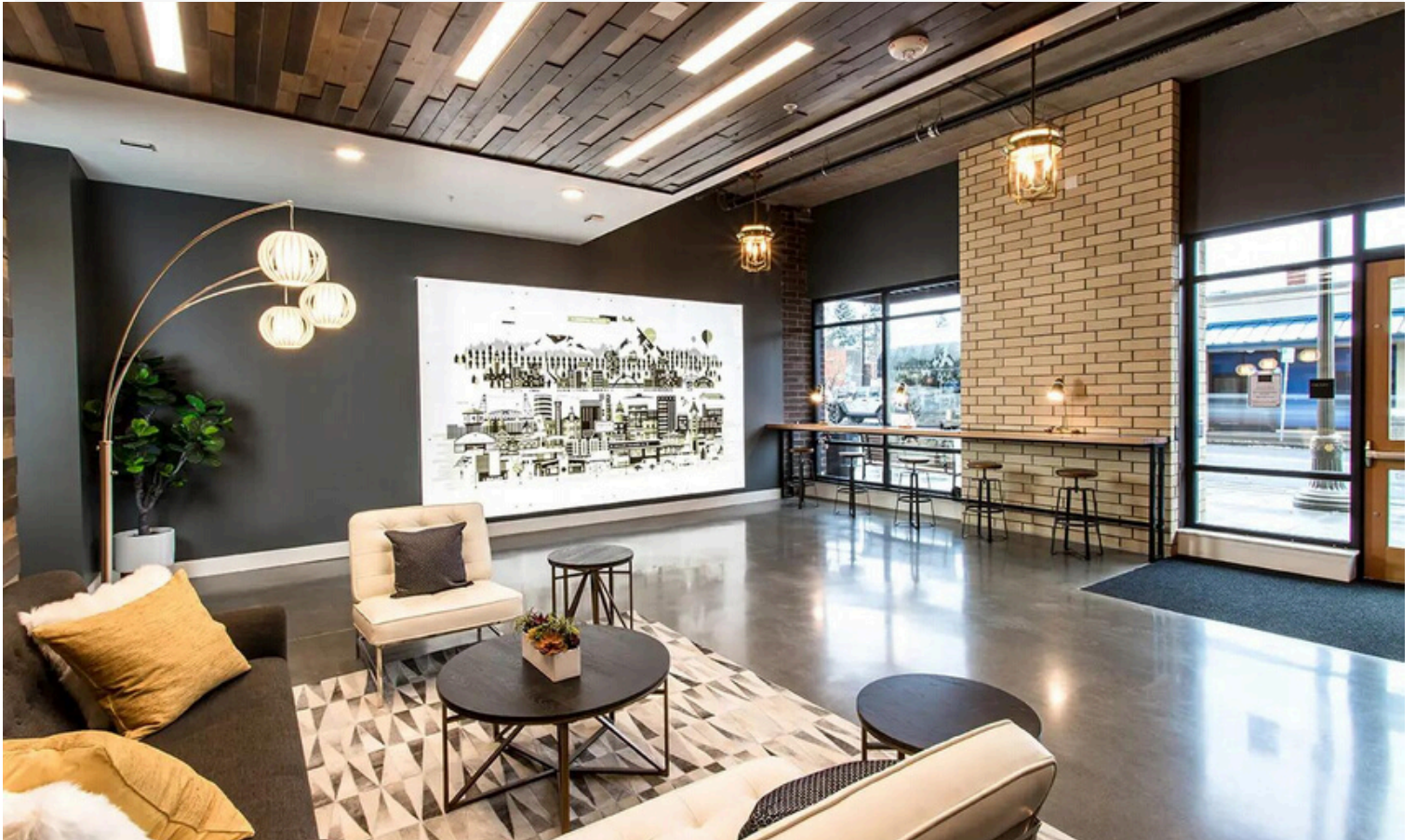
TENANT IMPROVEMENT ALLOWANCE:
NEGOTIABLE



Downtown Camas



PROPOSED TERMS AND CONDITIONS



FOR ADDITIONAL INFORMATION, PLEASE
CONTACT BRIAN SULLIVAN
COLDWELL BANKER COMMERCIAL
Brian@cbbaincommercial.com

360-607-2859



Gateway To The Columbia River Gorge

Historic Downtown Camas is a charming and unexpected treasure! Explore walkable tree-lined streets filled with locally owned boutiques, art galleries, delicious restaurants and pubs, and engaging public art. Enjoy a movie in style at the historic Liberty Theatre, hike or bike at nearby Lacamas Lake, and complete your day in comfort at the beautifully remodeled boutique Camas Hotel. Located just 15 minutes from the Portland airport at the beginning of the scenic Columbia River Gorge, Camas provides a friendly and authentic small-town experience. You will be surprised at what you find.

While a visit to Camas is wonderful at any time or day, First Friday of each month provides extra fun and engaging themed activities all evening, after-hours shopping, dining specials and live music throughout town. Come enjoy the Camas Comic Con on the First Friday in August or experience the Celebrate Art theme in September featuring plein air painting, art activities and other local artist showcases. First Fridays bring something for everyone!

Each Wednesday from June to through September, the Camas Farmers Market offers a bounty of local produce and products that you won't want to miss. In addition to freshly harvested seasonal fruits and vegetables, you'll also enjoy live music, activities for the kids, information on gardening and healthy living and delicious food vendors.

Beyond the downtown there are many activities for outdoor enthusiasts including hiking, biking, kayaking, SUPing at nearby Lacamas Lake and walks along the beautiful Heritage Trail.

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LAUNCHED IN 2014, CDP IS A FULL-SERVICE COMMERCIAL REAL ESTATE DEVELOPMENT COMPANY, BRINGING TOGETHER SEASONED REAL ESTATE PROFESSIONALS FROM THE PORTLAND METRO AREA. CDP HAS WELL OVER A HUNDRED OF YEARS OF COMBINED COMMERCIAL REAL ESTATE EXPERIENCE BETWEEN OUR PRINCIPLES AND OUR SEASONED TEAM.

CASCADIA DEVELOPMENT PARTNERS IS PROUD TO BE RECOGNIZED AS CLARK COUNTY'S 2022 DEVELOPER OF THE YEAR.