

ANDRESEN PLAZA | LEASE

Norris & Stevens
Inc.

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2700 NE Andresen Road | Vancouver, WA 98661

Located in the Vancouver Mall area, Andresen Plaza offers a mix of retail, office, and industrial spaces.

Highlights:

- Motivated landlord!
- Vancouver's best rates!

Retail from \$12.00 NNN

Office from \$10.25 MG

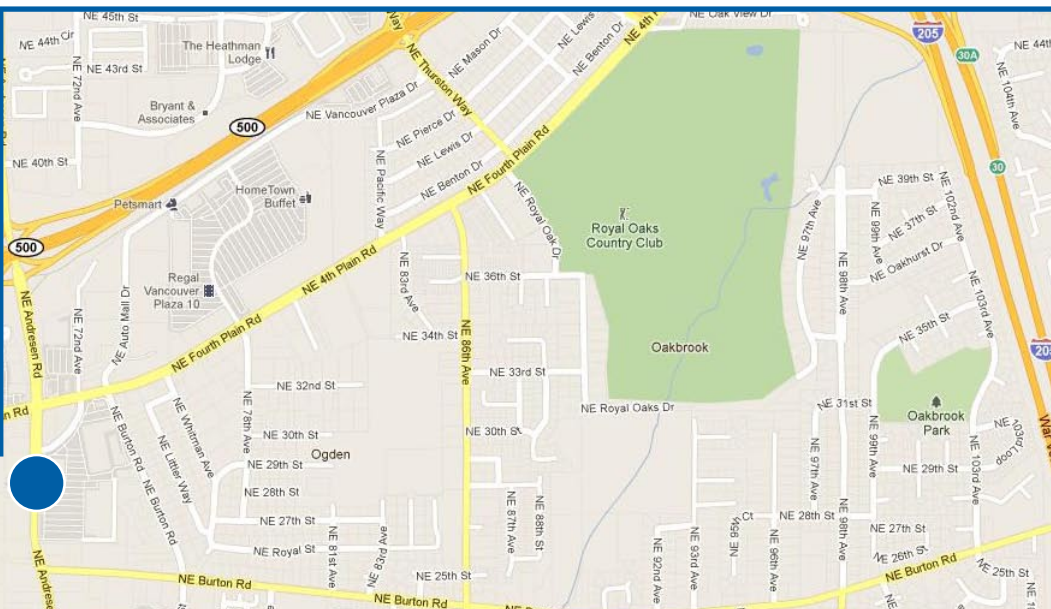
Warehouse from \$0.21 NNN



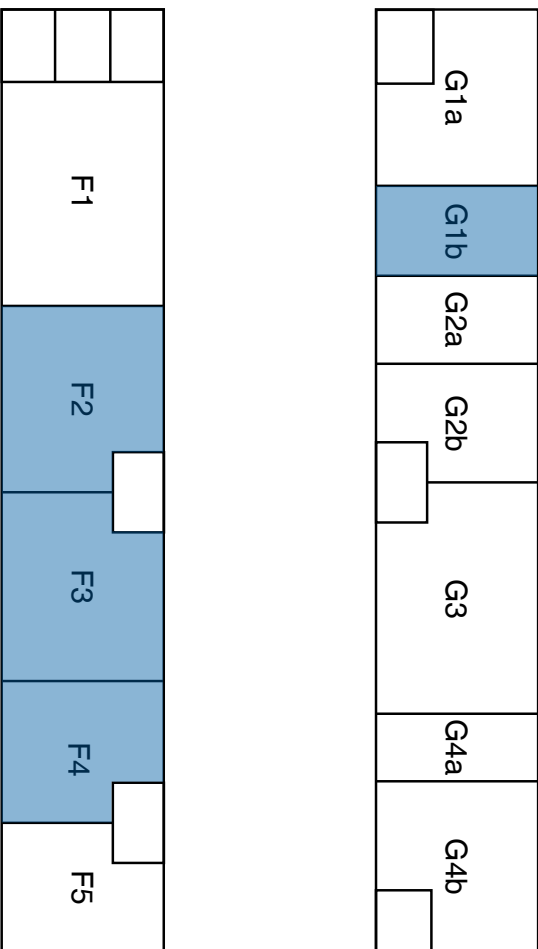
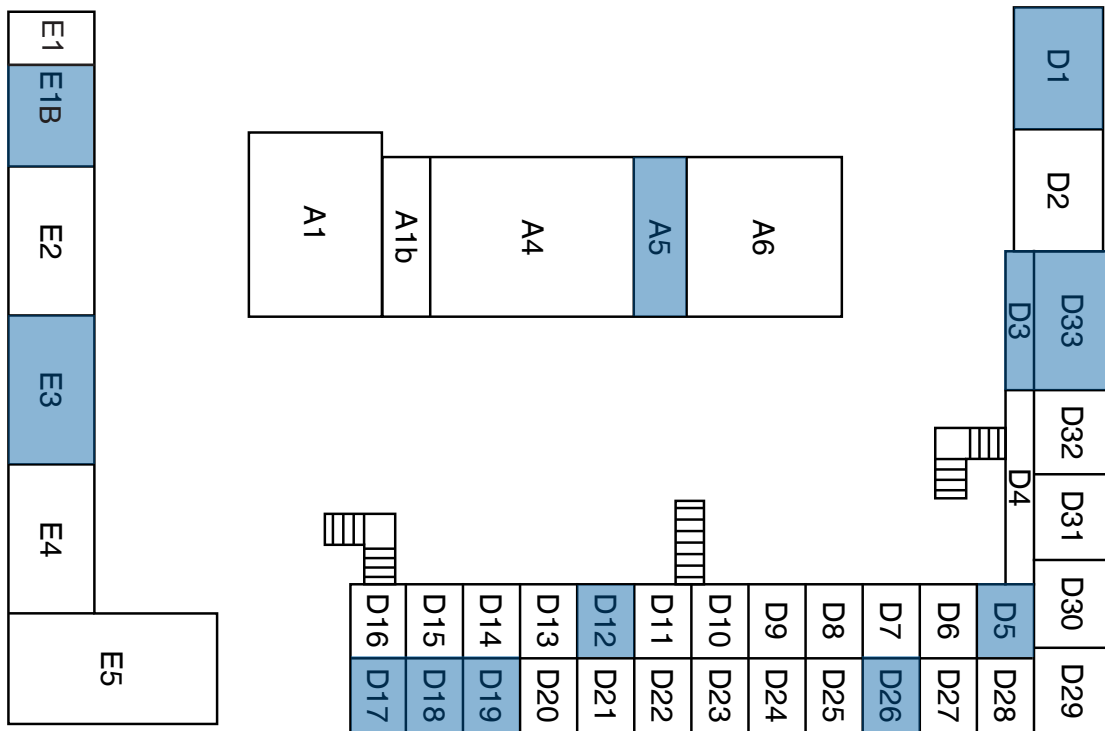
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Scan this code with your smartphone to receive a map and directions instantly



TCN
WORLDWIDE



Retail	
Suite	SF ±
A5	800
D1	1,430
D3	1,583
D5	1,583
D12	800

Office	
Suite	SF ±
D17	800
D18	800
D19	813
D26	800
D33	700
E1B	933
E3	1,315

Industrial	
Suite	SF ±
F2	4,350
F3	4,350
F4	3,600
G1B	2,156

FEATURES

- Economical lease rates
- Flexible lease terms
- Move-in ready suites
- On-site management
- Excellent signage opportunities
- Easy access to I-5 & I-205
- Vancouver Mall area
- Nearby shops & restaurants
- Vibrant commercial area

Demographics 2010	1 Mile	3 Mile	5 Mile
Population	14,961	108,538	244,627
Median HH Income	45,038	53,334	57,962
Traffic Counts (2008 ADT) Andresen Road - 18,327			



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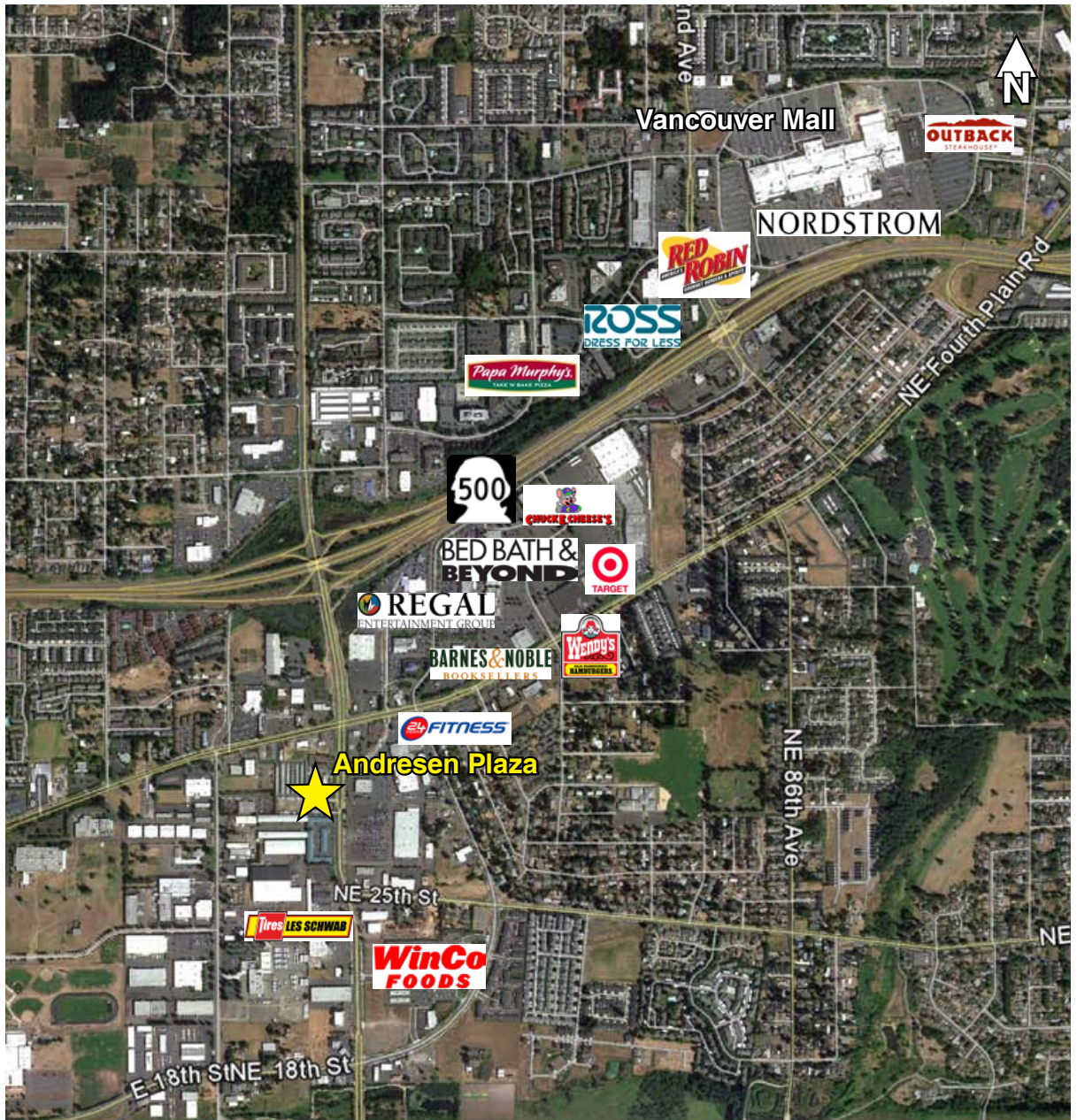
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NEARBY AMENITIES

- Westfield Vancouver
- Target
- 24-Hour Fitness
- Numerous local, regional, and national tenants