

ORCHARDS MARKET CENTER

11505 NE Fourth Plain Blvd | Vancouver, WA 98662

FOR LEASE



RETAIL SPACE AVAILABLE FOR LEASE

DETAILS

Call for rate + NNN

- Suite E: ± 8,060 SF (with loading dock)

FEATURES

- High traffic center with great visibility located at major intersection:
 - State Route 500 (62,468 ADT) and
 - NE Fourth Plain Rd N (20,000 ADT)
- Freeway visibility and access
- National co-tenants include: LA Fitness, Office Depot, Sportsman Warehouse, Cycle Gear, Petco, Big 5, Aaron's, JoAnn, Starbucks, Wendy's, and Pita Pit
- Ample parking 2.00/1,000 SF
- Local ownership and professionally managed center



03.13.2024

For more information or a property tour, please contact:

LUIS MARTIN DEL CAMPO

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RAYMOND DUCHEK

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Norris & Stevens

12503 SE Mill Plain Boulevard • Suite 260

Vancouver, WA 98684

503.223.3171 • norris-stevens.com



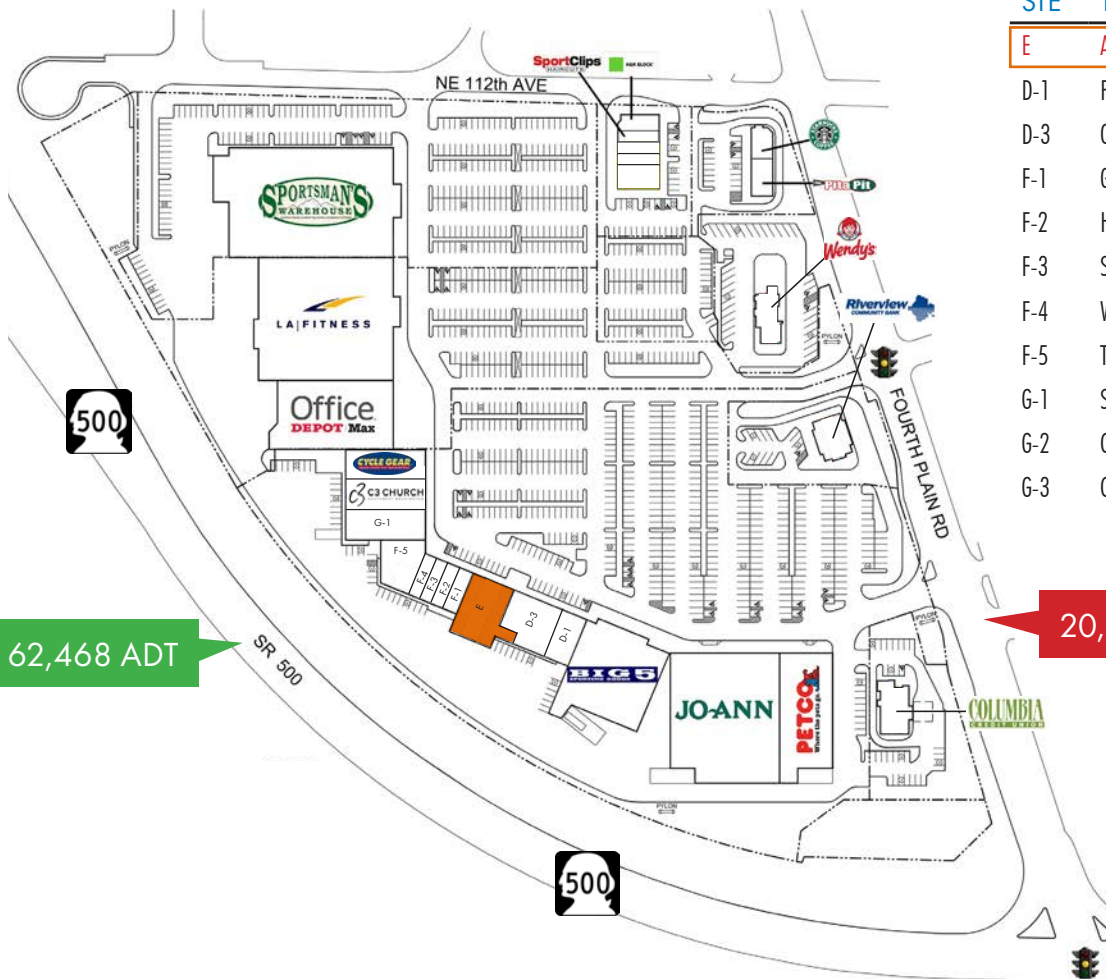
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SITE PLAN



STE	TENANT	GLA
E	AVAILABLE	8,060 SF
D-1	Play It Again Sports	4,000 SF
D-3	Once Upon a Child	4,956 SF
F-1	GNC	1,600 SF
F-2	Hair Salon	1,400 SF
F-3	Signature Nails & Spa	1,400 SF
F-4	Washington State Nat'l Guard	1,302 SF
F-5	Taqueria y Market Portland	4,803 SF
G-1	Straight Blast Gym	6,016 SF
G-2	C3 Church	6,000 SF
G-3	Cycle Gear	5,958 SF



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DEMOGRAPHICS

DEMOGRAPHICS	3 MI	20 Min Drive
Population	136,687	431,383
Households	49,615	163,114
Average Age	38	39
Median HH Income	\$73,960	\$77,846
Daytime Employees	44,122	206,510



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