



Bldg 1

5601 E 18th St, Vancouver, WA 98661



Cari Jones

The Phillips Group, Inc.
800 NE Tenney Rd, Vancouver, WA 98585
cari.phillips.grp@gmail.com
(360) 694-1031



Bldg 1

\$18.00 /SF/YR

Busy industrial warehouse/office center. Parking is limited to 2 spaces per unit not reserved. No automotive allowed....



Rental Rate: \$18.00 /SF/YR

Min. Divisible: 1,200 SF

Property Type: Industrial

Property Subtype: Warehouse

Rentable Building Area: 28,800 SF

Year Built: 1988

Cross Streets: Divine Rd

Rental Rate Mo: \$1.50 /SF/MO

1st Floor Ste 305

Space Available	1,200 - 2,400 SF
Rental Rate	\$18.00 /SF/YR
Date Available	Now
Service Type	Modified Gross
Office Size	200 SF
Space Type	Relet
Space Use	Industrial
Lease Term	Negotiable

Warehouse ~1000 sq ft Office ~200 Sq ft. Private bathroom, 14 ft Roll up Door, Extra storage, Heat in both shop and office.Can be combined with 306 for 2400 sq ft \$3400.Parking lot- two spots non-reservedRent \$1800 no NNN, Security deposit \$1800, Water and Sewer paid with rent \$35. Tenant pays electricity, gas and garbage. Minimum 1 year term.No automotive.email carijones.tpg@gmail.com with any questions. PICTURES ARE NOT FROM UNIT AVAILABLE JUST A LIKENESS.Great business locationCan be combined with #306 to make a double unit \$3500.00

1

1st Floor Ste 306

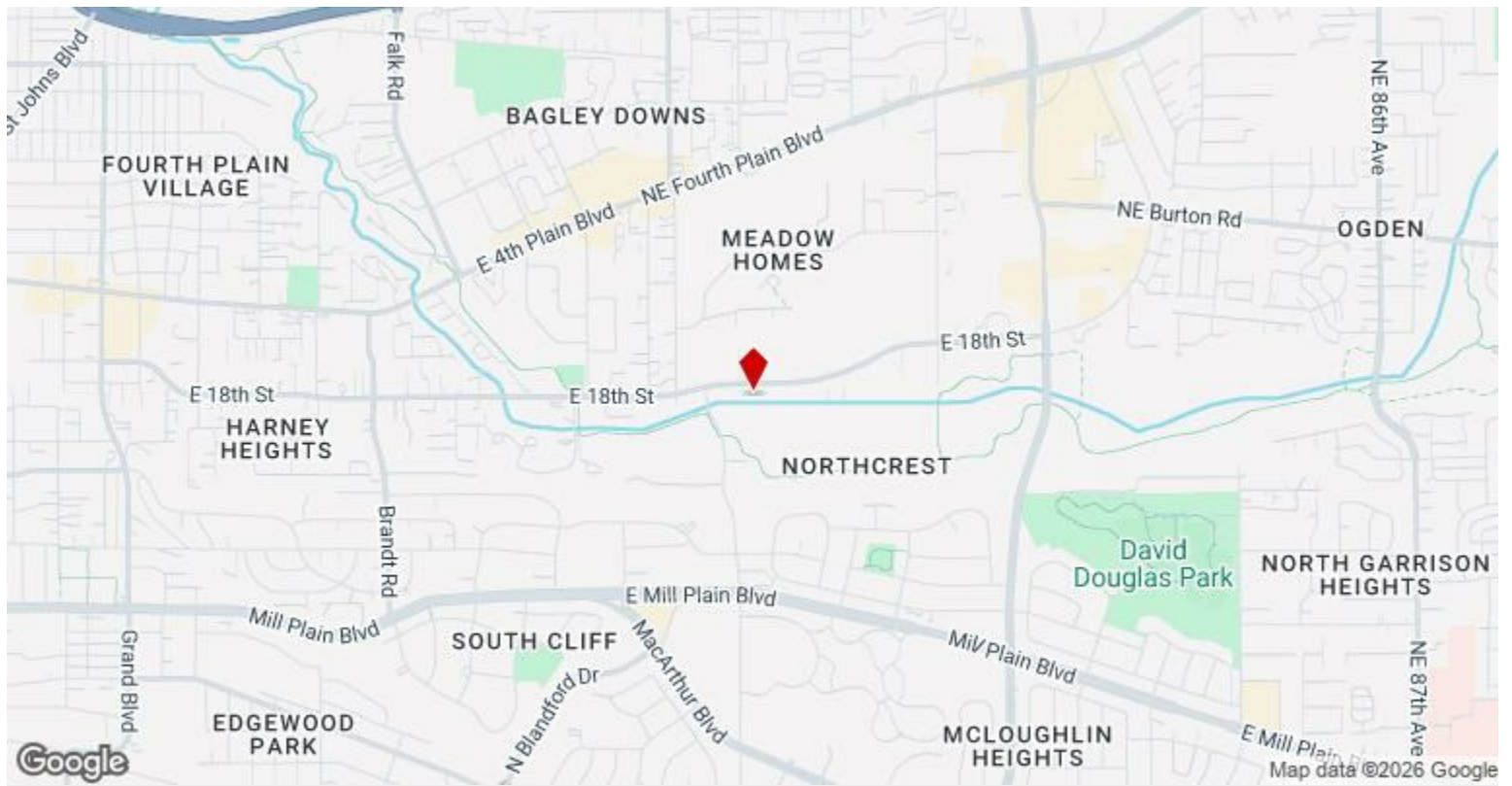
Space Available	1,200 - 2,400 SF
Rental Rate	\$18.00 /SF/YR
Date Available	Now
Service Type	Modified Gross
Office Size	200 SF
Space Type	Relet
Space Use	Industrial
Lease Term	Negotiable

Warehouse ~1000 sq ft Office ~200 Sq ft. Private bathroom, 14 ft Roll up Door, Extra storage, Heat in both shop and office.Parking lot- two spots non-reservedRent \$1800 no NNN, Security deposit \$1800, Water and Sewer paid with rent \$35. Tenant pays electricity, gas and garbage. Minimum 1 year term.No automotive.email carijones.tpg@gmail.com with any questions. PICTURES ARE NOT FROM UNIT AVAILABLE JUST A LIKENESS.Great business locationCan be combined with #306 to make a double unit \$3500.00

2

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Big Bite Kitchen	-	
Couves Customs	-	
CrossFit	-	
DDN Cabinets	-	
Roofing Reconditioners	-	
Sales Northwest	-	
Top Notch Concrete Cutting	-	
Yellow Dot Window Repair	-	



5601 E 18th St, Vancouver, WA 98661

Busy industrial warehouse/office center. Parking is limited to 2 spaces per unit not reserved. No automotive allowed.

Property Photos



3



3.1

Property Photos



2.2



2.3

Property Photos

