

FOR LEASE



ORCHARDS ANCHOR SPACE

LOCATION | 11696 NE 76th St., Vancouver, Washington

SIZE | 48,066 Square Feet

RATES | Contact broker for details.

TRAFFIC COUNTS | NE 117th Ave. - 34,385 ADT
NE 76th St. - 8,440 ADT

COMMENTS |

- High traffic intersection
- Excellent Retail Trade Area
- Adjacent to High Volume Grocery store & Home Improvement store.
- Dense residential surroundings

DEMOGRAPHICS

POPULATION	HOUSEHOLD	AVG HH INCOME	DAYTIME POPULATION
1 MILE - 12,258	1 MILE - 4,336	1 MILE - \$110,474	1 MILE - 6,291
3 MILE - 115,547	3 MILE - 42,770	3 MILE - \$119,257	3 MILE - 30,589
5 MILE - 252,792	5 MILE - 96,434	5 MILE - \$119,181	5 MILE - 68,389

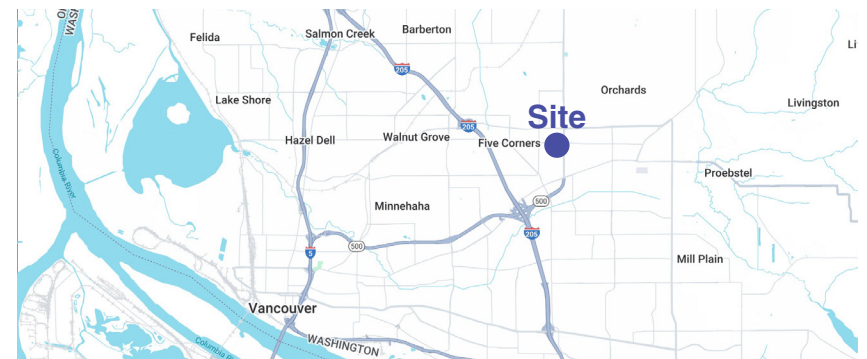
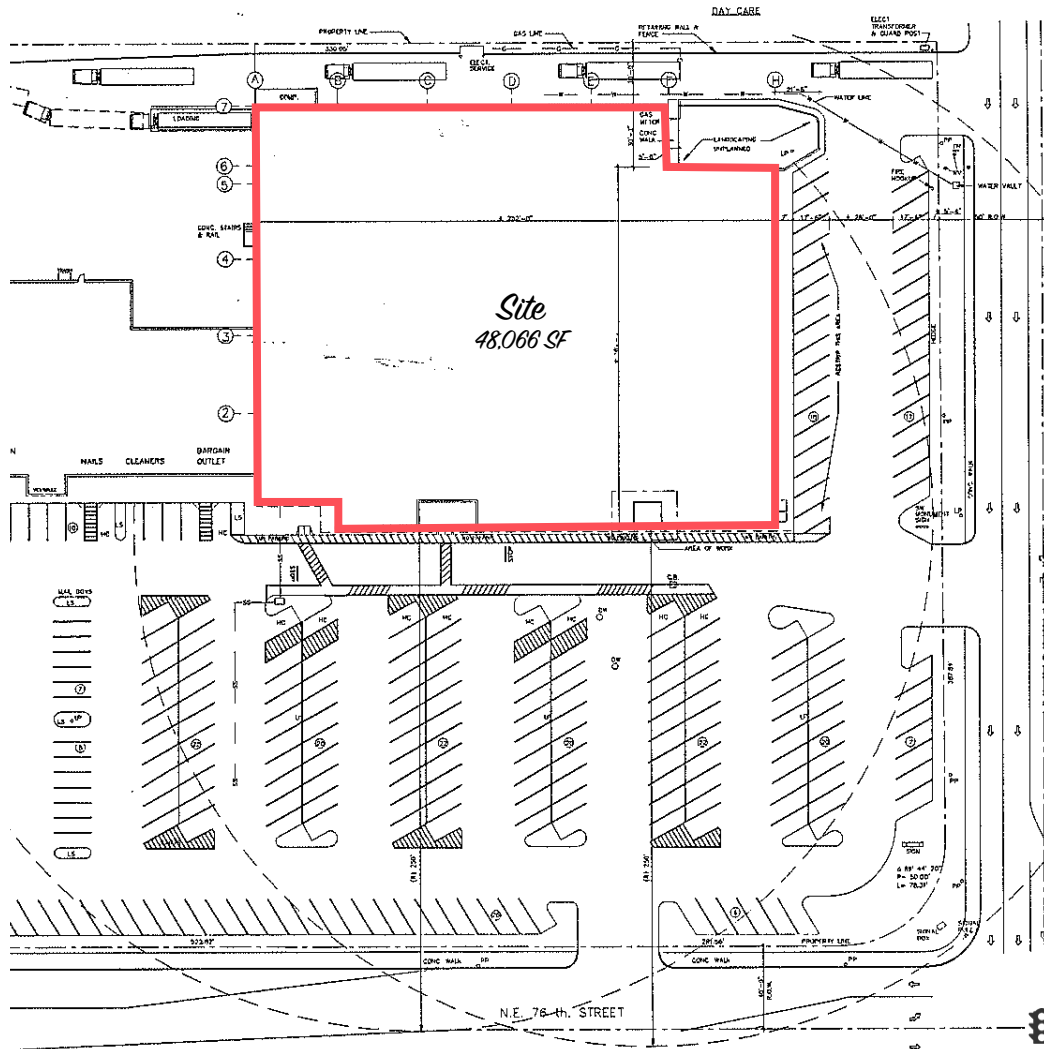
CONTACT |

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SITE PLAN



ORCHARDS ANCHOR SPACE

TWO TENANT SCENARIO

