

BUILDING 2701

2701 NW LOWER RIVER RD, VANCOUVER WA
FOR LEASE



3103 NW Lower River Road, Vancouver, WA 98660 T: 360.693.3611 F: 360.735.1565 E: info@portvanusa.com www.portvanusa.com



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LOCATION

Office and warehouse space within the Port of Vancouver heavy industrial zone among 50+ growing businesses. Just minutes from Interstate 5, Interstate 205, Washington State Highway 14 and downtown Vancouver. Ocean shipping and dual access rail service nearby.

WAREHOUSE HIGHLIGHTS

- Detached office is 1060 square feet
- Warehouse is 36,000 square feet (120 ft. x 300 ft.)
- Two dock doors
- Two grade doors
- Drive through accessible
- Covered outside storage
- Weigh scale
- Zoned IH-heavy industrial

TERMS

Long-term triple net lease



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