

COLUMBIA TECH CENTER

22,012 SF Sublease in Building 649

17801 SE 6th Way
Vancouver, WA 98683



**CUSHMAN &
WAKEFIELD**



MOVE-IN READY

PRIVATE WORKOUT CENTER



MODERN TOUCHES



COMFORTABLE COMMUNAL SPACE

HIGHLIGHTS

- Large private workout center in suite
- Modern feel with comfortable furnishings
- Several large conference rooms



BEAUTIFUL RECEPTION AREA

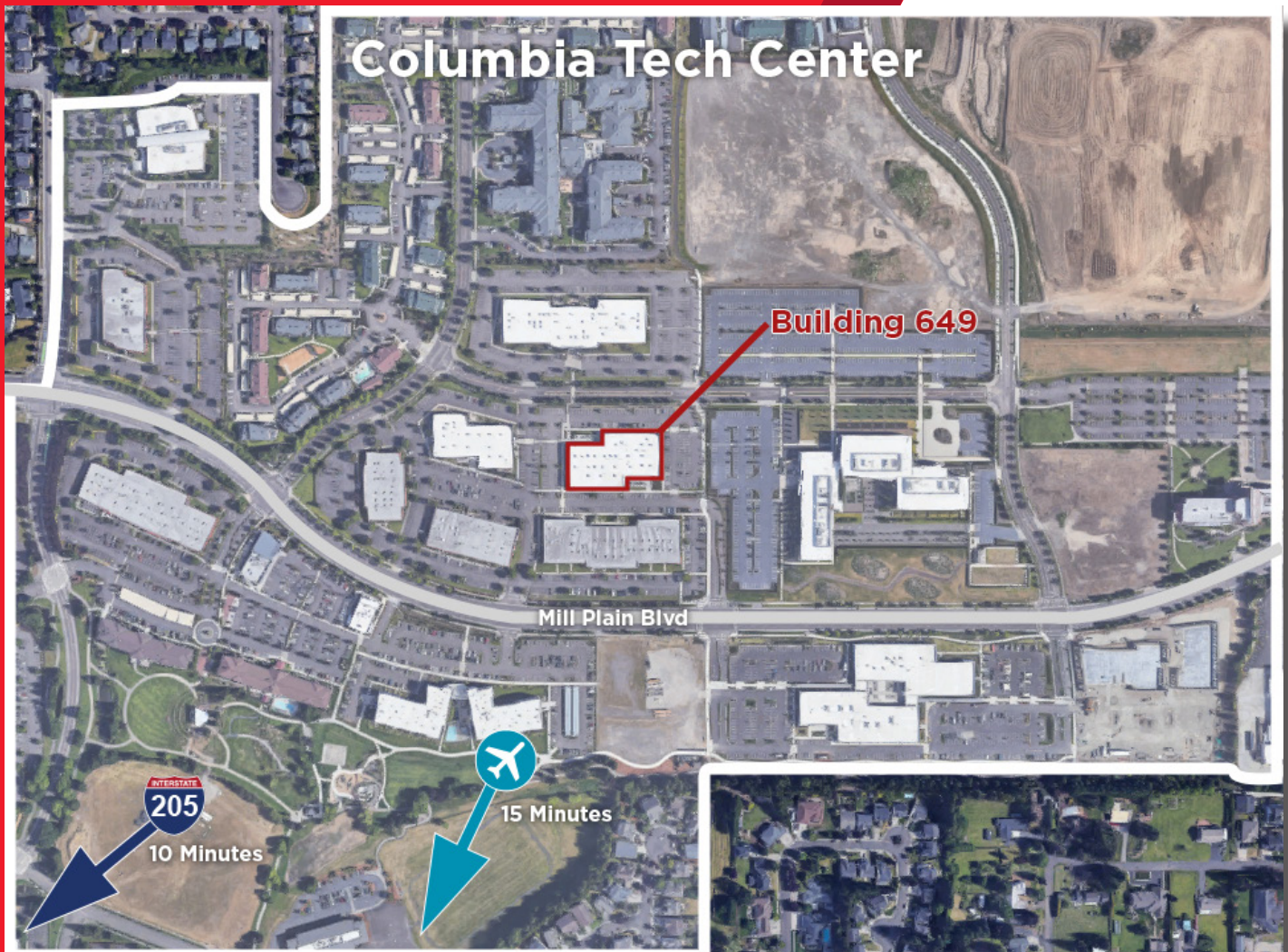


LARGE CONFERENCE ROOMS

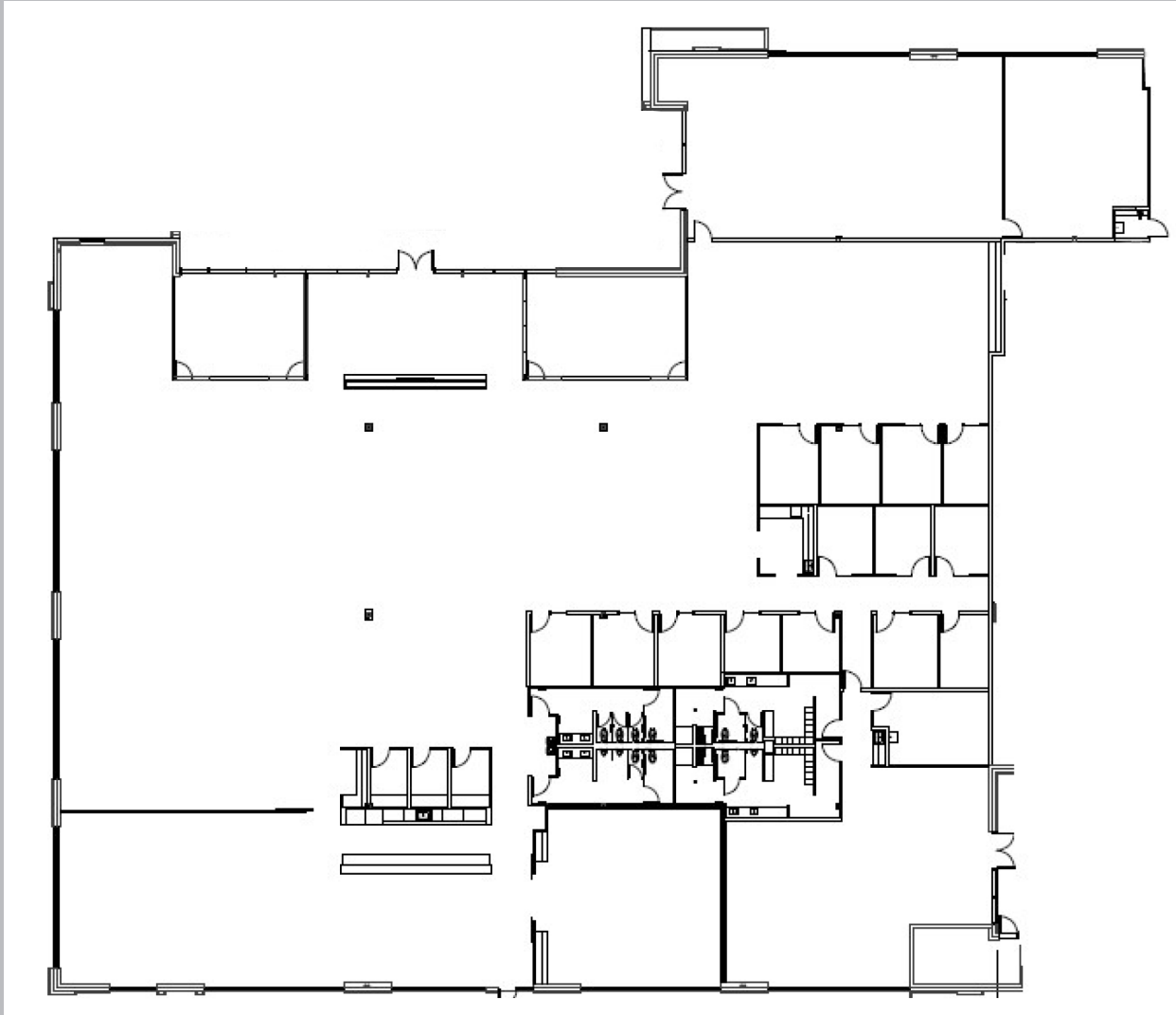
BUILDING 649

Office opportunity in bustling Cascade Park. CTC is a master planned mixed-use development in the sought-after Clark County Tech Corridor. Furniture optional for plug-and-play opportunity. High ceilings and open floorplans allow for room to grow or densify in the future.

- \$21.00 / RSF NNN
- Beautifully landscaped with 12-acre park, amphitheater, water features and basketball court
- Pedestrian and bike paths across campus
- 10-minute drive to SR-14 / I-205 Interchange
- 15-minute drive to PDX Airport
- 25-minute drive to downtown Portland



SUITE 100

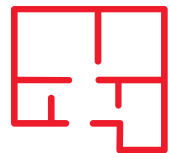


INFORMATION



LEASE EXP
APRIL 30, 2028

4.5/1,000
PARKING RATIO



22,012
SF

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