

FOR LEASE

± 31,245 - ± 64,145 SF Industrial Warehouse

OPUS 205 Distribution Center, Bldg. A

5900 NE 88th St. • Suites 111 & 119 • Vancouver, WA 98665



± 64,145 SF Industrial Warehouse:

- Divisible to Suite 119 - ± 32,900 SF and Suite 111 - ± 31,245 SF
- [See Floor Plans on Page 2 & 3](#)
- ± 5,250 SF Office Area (combined)
- 3 Grade Level Doors (combined)
- 10 Dock Doors (combined)
- Clear Height: 26'
- Sprinklers: Wet
- Power: 480V 3-Phase
- Parking Ratio: 0.8/1,000 SF
- Zoning: Light Industrial (IL), Clark County

- Easy Access to Andresen Rd. (NE 72nd), Padden Pkwy and I-205

Availability:

Suite 111: March 1, 2027

Suite 119: December 1, 2026

Pricing: Call Broker for Lease Rates

For more information contact:

Coleman Brown, CCIM

(360) 952-4758

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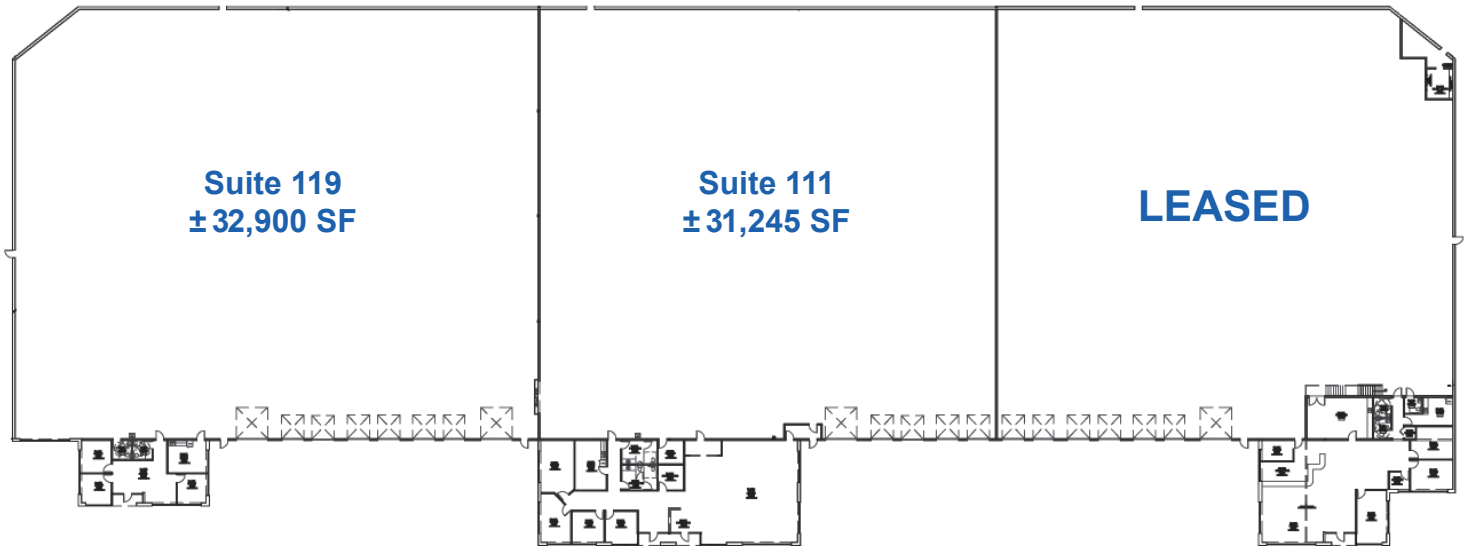


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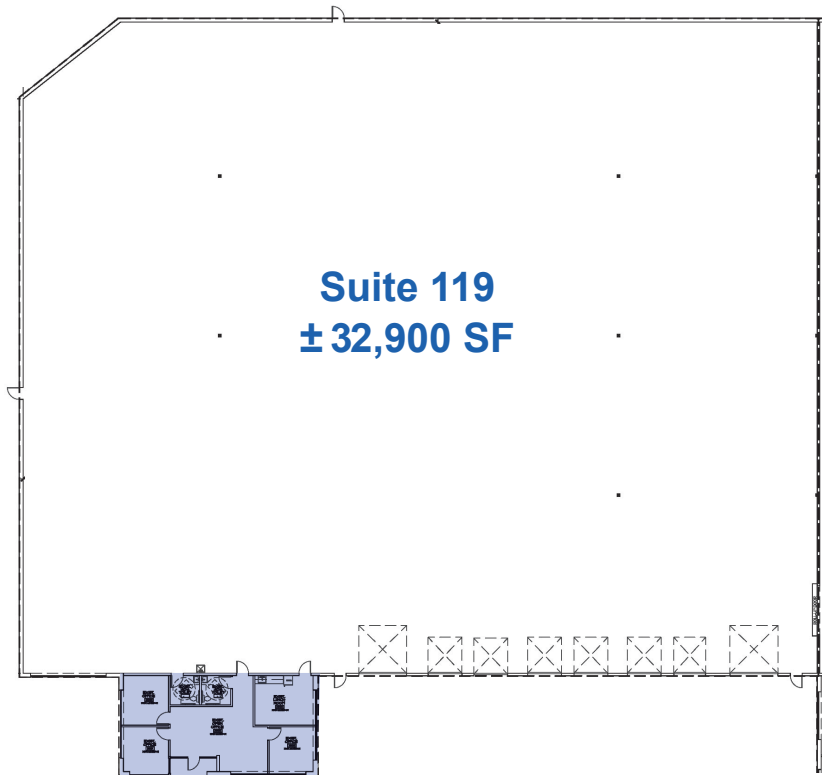
*The information contained herein has been obtained from sources we deem reliable.
We do not, however, guarantee its accuracy. All information should be verified prior to purchase or lease.*

OPUS 205 - Bldg A Floor Plan



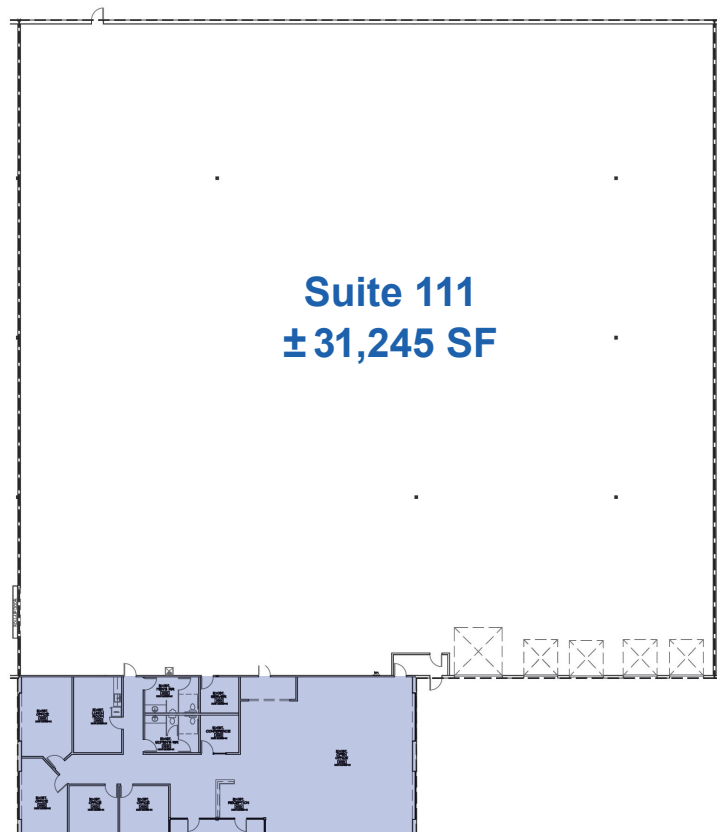
Enlarged Floor Plans

 = Office Area



Suite 119
± 32,900 SF

Office: ± 1,250 SF
6 Dock Doors
2 Grade Level Doors



Suite 111
± 31,245 SF

Office: ± 4,000 SF
4 Dock Doors
1 Grade Level Door

Aerial Map

