

CLARK COUNTY INDUSTRIAL MARKET
Vancouver, WA

PROJECT NAME	TYPE	# OF BLDGS	PROJ SQ FT	AVAIL SQ FT	% VACANT	ASKING RATES					CLEAR HT	ABSORPTION		
						SHELL	OFFICE	BLEND	DOCK	GRADE		RAIL	4th QTR	YTD
1 112th Business Park I & II	IND	4	126,185	19,325	15.31%	0.45	0.70	0.00	Yes	Yes	No	22	-	-
2 121st Ave. Business Park	IND	2	93,921	20,000	21.29%	0.40	0.75	0.00	Yes	Yes	No	19	5,500	5,500
3 Barberton Ind. Center	IND	3	204,000	137,044	67.18%	0.45+0.55	0.75	0.00	Yes	Yes	No	30	-	5,652
4 Andresen Plaza (2700 NE And)	IND	2	50,000	5,756	11.51%	0.30	0.40	0.00	Yes	Yes	No	24	-	-
5 Central Industrial Park	IND	3	68,840	7,450	10.82%	0.50	0.65	0.00	Yes	Yes	No	22	-	4,000
6 Cold Creek Industrial Park	IND	2	58,000	30,422	52.45%	0.55	0.75	0.00	Yes	Yes	No	24	(8,125)	1,123
7 Columbia Business Center	IND	27	2,469,104	258,898	10.49%	0.45	0.75	0.00	Yes	Yes	Yes	26	(101,618)	(119,070)
8 Davis Industrial Park (Van.)	IND	3	120,160	-	0.00%	0.35	0.65	0.00	Yes	Yes	No	22	-	-
9 East First St. Distribution Ctr.	IND	1	61,350	-	0.00%	0.35	0.65	0.00	Yes	Yes	No	24	-	-
10 Eastridge Business Park	BP	14	273,132	65,894	24.13%	0.30	0.65	0.00	No	Yes	No	17	(19,647)	(29,162)
11 Fourth Plain Industrial Plaza	IND	2	43,000	-	0.00%	0.00	0.00	0.60	No	Yes	No	18	-	-
12 Fruit Valley Business Center	IND	2	42,000	6,000	14.29%	0.42	0.65	0.00	Yes	Yes	No	19	-	-
13 Harlen's Industrial Park	IND	5	61,700	-	0.00%	0.00	0.00	0.60	No	Yes	No	14	-	-
14 Hart Industrial Park	IND	2	152,700	-	0.00%	0.40	0.65	0.00	Yes	Yes	No	24	-	42,000
15 Lile Business Center	IND	1	146,200	-	0.00%	0.35	0.65	0.00	Yes	Yes	No	22	-	-
16 Luukkala	IND	5	115,600	17,000	14.71%	0.00	0.00	0.50	Yes	Yes	No	20	-	(8,000)
17 Minnehaha Busines Park	IND	7	75,000	75,000	100.00%	0.50	0.65	0.75	No	Yes	No	18	-	-
18 North Park Industrial	IND	3	158,000	8,500	5.38%	0.45	0.70	0.00	Yes	Yes	No	22	-	17,000
19 Ogden Business Park	IND	5	214,201	37,500	17.51%	0.40	0.65	0.00	Yes	Yes	No	24	(24,000)	(24,000)
20 Opus Dist. Center	IND	2	128,000	6,000	4.69%	0.45	0.75	0.00	Yes	Yes	No	24/26	-	(3,270)
21 Padden Business Center	IND	5	75,000	-	0.00%	0.45	0.65	0.00	No	Yes	No	19	-	7,500
22 Port of Camas/Washougal	IND	10	151,030	31,125	20.61%	0.45	0.65	0.00	Yes	Yes	Yes	30	-	6,027
23 Port of Vancouver	IND	20	1,770,900	268,900	15.18%	0.39	0.65	0.00	Yes	Yes	Yes	24	89,140	20,340
24 Quad 205 Business Park	BP	4	108,625	25,288	23.28%	0.45	0.65	0.00	Yes	Yes	No	18	1,420	1,420
25 Quad 205 Distribution II	IND	1	84,480	63,363	75.00%	0.37	0.65	0.00	Yes	Yes	No	22	6,018	(45,723)
26 Salmon Creek Business Park	IND	4	75,000	18,270	24.36%	0.45	0.75	0.00	Yes	Yes	No	22	(8,158)	(8,158)
27 Salmon Creek Commerce Park	IND	2	78,186	-	0.00%	0.53	0.75	0.00	Yes	Yes	No	19	-	-
28 Vancouver Business Park	IND	2	108,000	27,000	25.00%	0.45	0.65	0.00	No	Yes	No	21	-	7,000
29 Vancouver Commerce Park	IND	3	82,460	13,647	16.55%	0.45	0.75	0.00	Yes	Yes	No	22	-	-
30 View Point Business Park	IND	2	106,000	49,000	46.23%	0.45	0.75	0.00	No	Yes	No	16	-	(37,500)
31 Westside Business Ctr.	IND	2	164,100	24,466	14.91%	0.38	0.75	0.00	Yes	Yes	No	24	-	(24,466)
32 Wubben Industrial Park	IND	3	205,000	41,663	20.32%	0.45	0.75	0.00	Yes	Yes	No	22	-	-
TOTALS			7,669,874	1,257,511	16.40%								(59,470)	(181,787)