

BRIDGE POINT VANCOUVER 600

5500 NE 162nd Ave | Vancouver, WA

 **NORRIS & STEVENS**



CONVENIENT. WELL-DESIGNED. INDUSTRIAL.

INTRODUCING ONE OF PORTLAND METRO'S
LARGEST, MOST FUNCTIONAL, AND
WELL-LOCATED INDUSTRIAL DEVELOPMENTS.

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Mathews**

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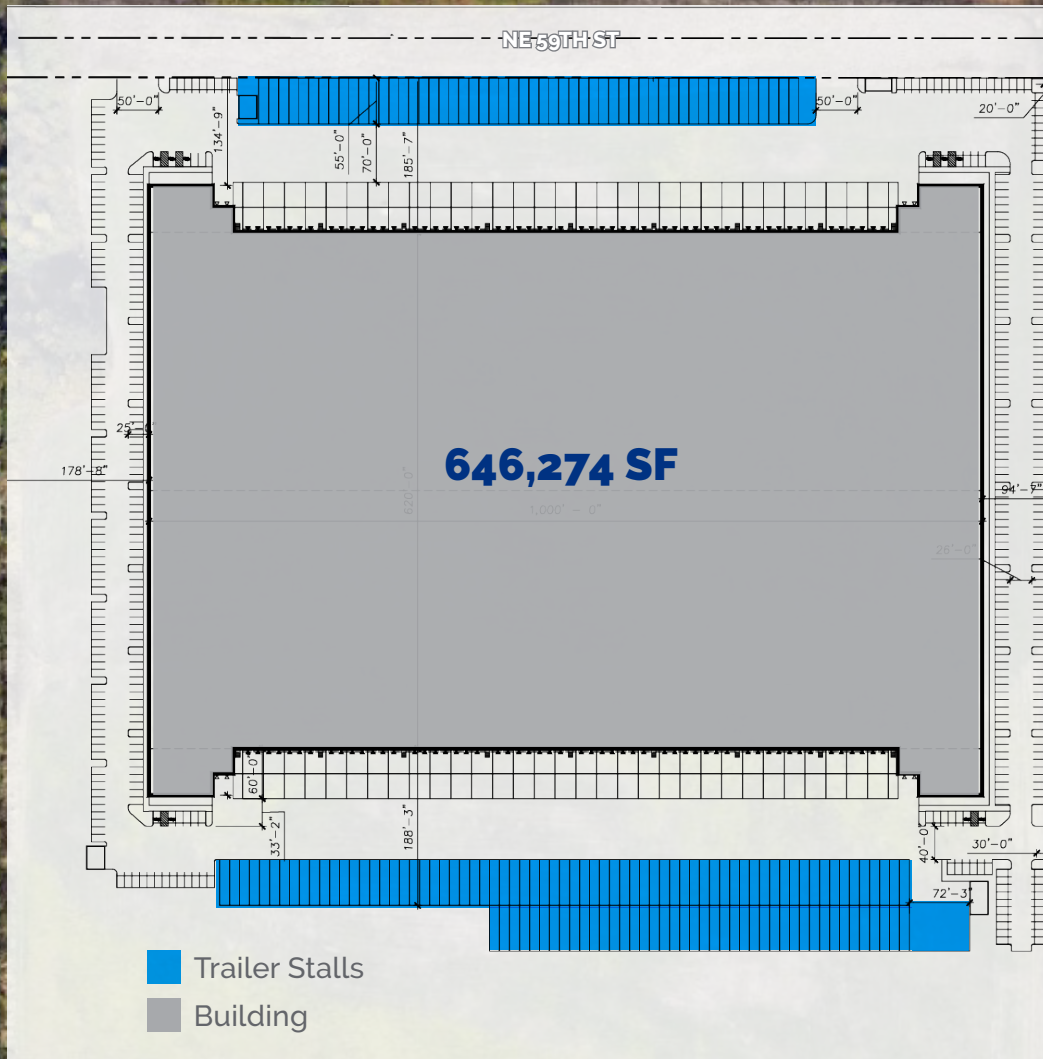
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Norris & Stevens

INVESTMENT REAL ESTATE SERVICES

SITE PLAN

BRIDGE



646,274 SF

BUILDING
SIZE



76.96 AC

SITE
AREA



110 / 8

DOCK /
DRIVE IN DOORS



413

PARKING
STALLS



166

TRAILER
STALLS



50 X 52

COLUMN
SPACING



40'

CLEAR
HEIGHT

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LOCATION MAP

BRIDGE



TO WA-500

3 miles

TO I-205

4 miles

TO PDX

12 miles

TO PORT OF VANCOUVER

12 miles

HIGHLIGHTS

Conveniently located just 12 miles from Downtown Portland, Bridge Point Vancouver offers excellent exposure with direct access to Interstate 5 and Interstate 205. Bridge Point Vancouver boasts modern industrial functionality, in a unique close-in location, making it the most exciting development in the Portland metropolitan area.

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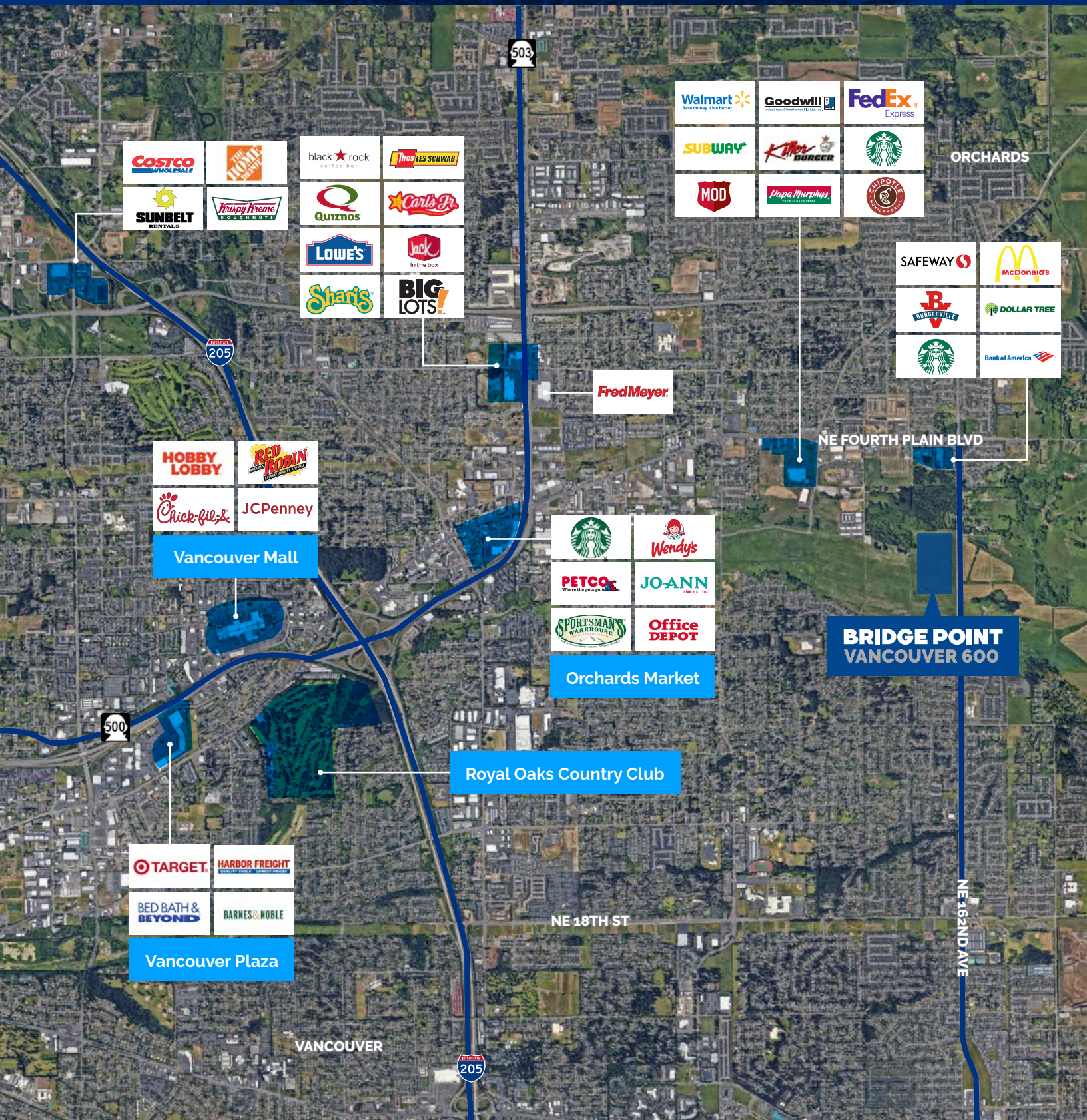
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NEARBY RETAILERS

BRIDGE



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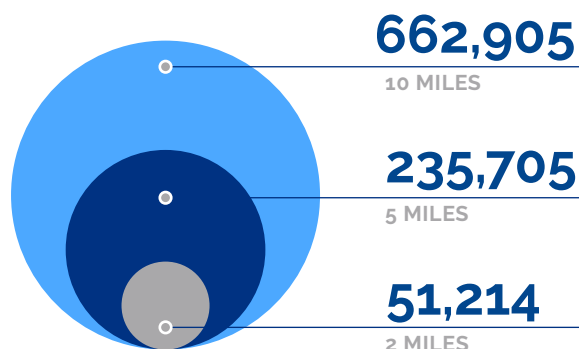
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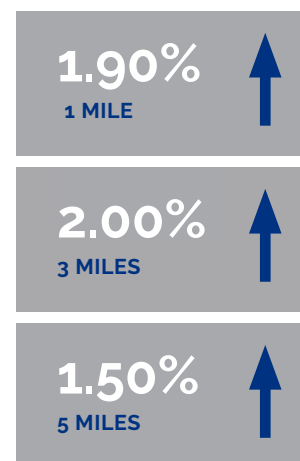
Estimated Population 2022



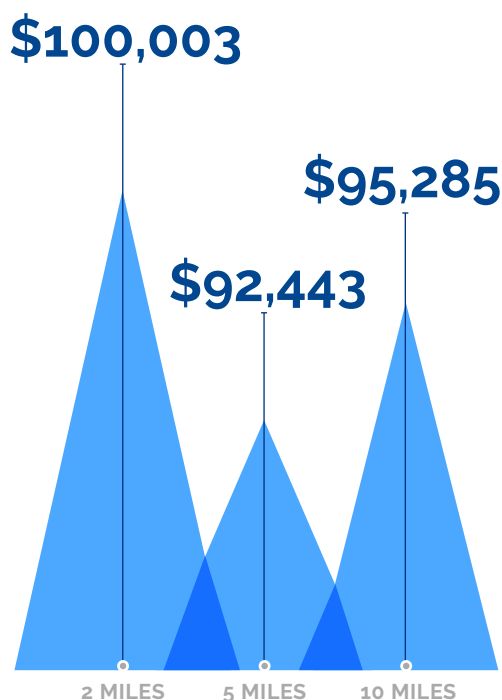
Population Forecast 2027



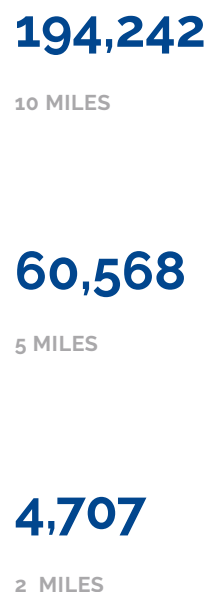
Population Growth 2022-2027



Average Household Income 2021



Estimated Employees 2021



Source: Costar

67 MILLION+ SF WORLDWIDE

BRIDGE is a vertically integrated real estate operating company and investment manager focused on the **ACQUISITION** and **DEVELOPMENT** of **CLASS A INDUSTRIAL PROPERTIES** in supply-constrained **CORE** markets in the U.S. and the U.K.

Our people **EMBRACE COMPLEXITY** and execute with **CREATIVITY AND CERTAINTY**. The results of our expertise and efforts are exceptional investor returns on irreplaceable industrial assets.



AWARDS

Developer of the Year, NAIOP South Florida	2021, 2019, 2018, 2016
Developer of the Year, NAIOP Chicago	2021, 2019, 2015
Industrial Speculative Development of the Year, NAIOP Chicago	2021, 2020, 2019, 2018, 2017
New Good Neighbor, NJ Business & Industry Association	2021
Industrial Project of the Year - Multi-Tenant, IREJ	2021
Industrial Project of the Year, SFBJ	2020, 2018
Deal of the Year, NAIOP New Jersey	2020, 2018
Most Significant Industrial Transaction of the Year, IREJ	2019
Community Appearance Award, City of Fort Lauderdale	2019, 2018
Developer of the Year, Chicago Commercial Real Estate Awards	2018, 2015, 2011
Project of the Year, NAIOP South Florida	2017
Industrial Redevelopment of the Year, NAIOP Chicago	2015, 2014

NAIOP
COMMERCIAL REAL ESTATE
DEVELOPMENT ASSOCIATION



HEADQUARTERS

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