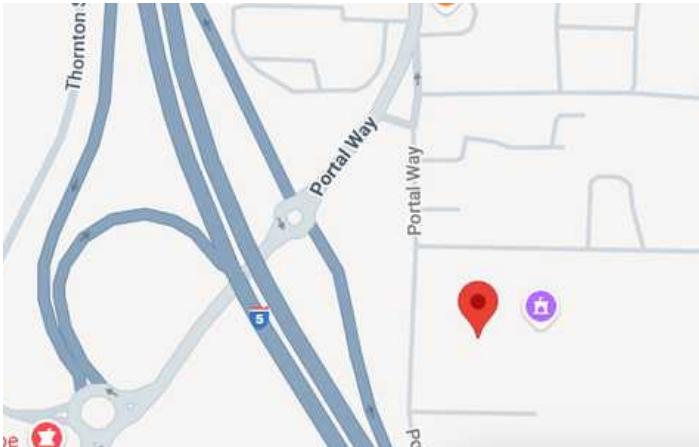


FOR LEASE

5942 PORTAL WAY, FERNDALE



SCHOOL, DAYCARE, OR OFFICE AVAILABLE FOR LEASE

- GENERAL INFORMATION
- PHOTOS
- AREA DEMOGRAPHICS

DAVE REHM

WINDERMERE REAL ESTATE/WHATCOM INC.
daverehm@outlook.com | (360) 961-5513
www.wrecommercial.com



FOR LEASE

5942 PORTAL WAY, FERNDALE



OFFERED AT: \$10.80/SF/YR Gross

Ideal setting for a small private school, daycare, or professional office. This versatile property offers three buildings totaling 5,440 SF on 1.5 acre lot, providing abundant parking and outdoor space. Located just off I-5 in Ferndale, this site delivers excellent accessibility for staff, students, and clients. A rare opportunity for users seeking a spacious, well-located campus-style environment.



FEATURES INCLUDING:

- Easy access to I-5
- Three buildings totaling 5,440 Square feet
- 1.5 Acre lot with playground
- Flexible options for permissible uses
- Available Now

FOR LEASE

5942 PORTAL WAY, FERNDALE

BUILDING 1 PHOTOS

DAVE REHM

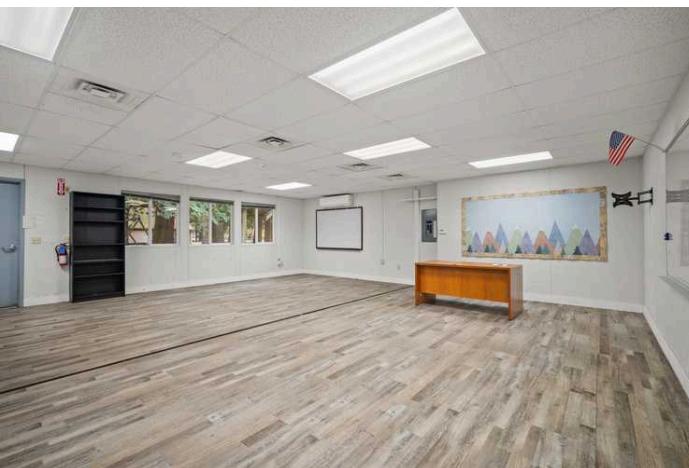


FOR LEASE

5942 PORTAL WAY, FERNDALE

BUILDING 2 PHOTOS

DAVE REHM



FOR LEASE

5942 PORTAL WAY, FERNDALE

BUILDING 3 PHOTOS

DAVE REHM



Location Facts & Demographics

Demographics are determined by a 10 minute drive from 5942 Portal Way, Ferndale, WA 98248

CITY, STATE

Ferndale, WA

POPULATION

30,661

AVG. HH SIZE

2.53

MEDIAN HH INCOME

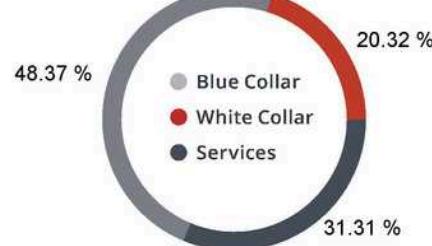
\$51,858

HOME OWNERSHIP

Renters:  **4,751**

Owners:  **7,435**

EMPLOYMENT



46.79 %

Employed

2.34 %

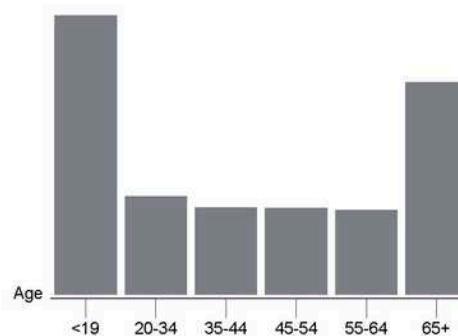
Unemployed

EDUCATION

High School Grad:	31.67 %
Some College:	26.48 %
Associates:	6.83 %
Bachelors:	21.43 %

GENDER & AGE

49.49 %  **50.51 %** 

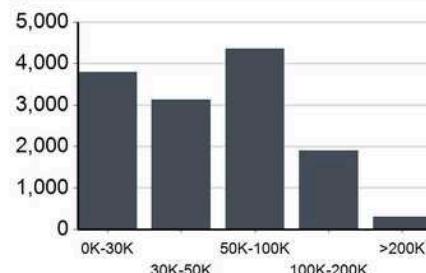


RACE & ETHNICITY

White:	75.08 %
Asian:	1.16 %
Native American:	1.14 %
Pacific Islanders:	0.03 %
African-American:	0.44 %
Hispanic:	12.80 %
Two or More Races:	9.34 %

 **Catylist Research**

INCOME BY HOUSEHOLD



HH SPENDING

