

FOR LEASE
12,342 SF

OLSEN BUILDING
22 42ND ST NW | AUBURN, WA



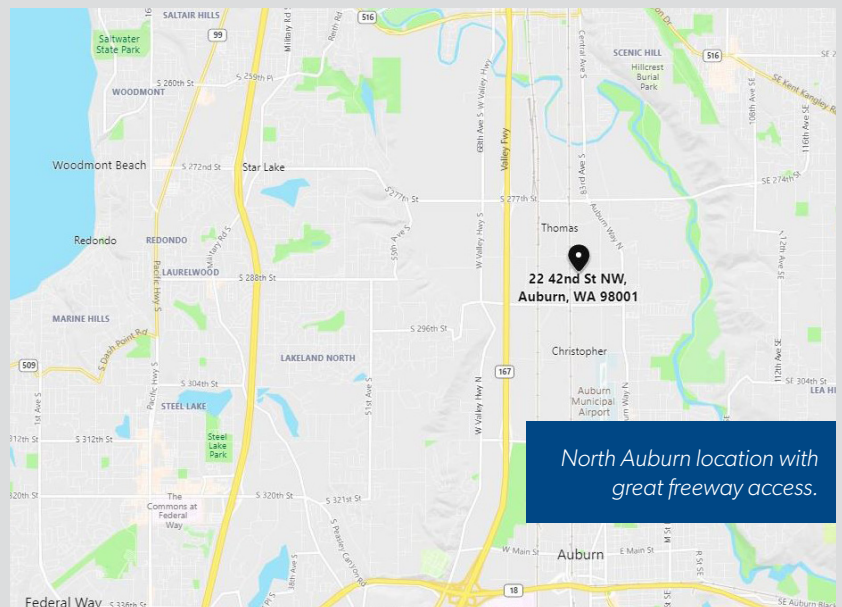
AVAILABLE NOW

PROPERTY HIGHLIGHTS - STE A

- **Total SF:** 12,342 SF
- **Office SF:** 2,200 SF
- Zoned M1
- 24' clear height
- 2 DH and 1 GL (12'x14')
- Sprinklered
- 200 amps of 277/480v, 3 phase
- \$0.70 shell/\$0.90 office
- \$0.23 NNN

FULL BUILDING POTENTIAL

Potential for entire building (combined with adjacent Suite B). 24,162 total SF with ± 3,700 SF of two-story office. 4 DH and 3 GL doors. The entire space has 1,000 amps of 277/480v, 3-phase power.



EXCLUSIVELY OFFERED BY:

Brian Bruininks, CCIM
(206) 336-5324
bbruininks@andoverco.com

Shane Mahvi
(206) 336-5338
smahvi@andoverco.com

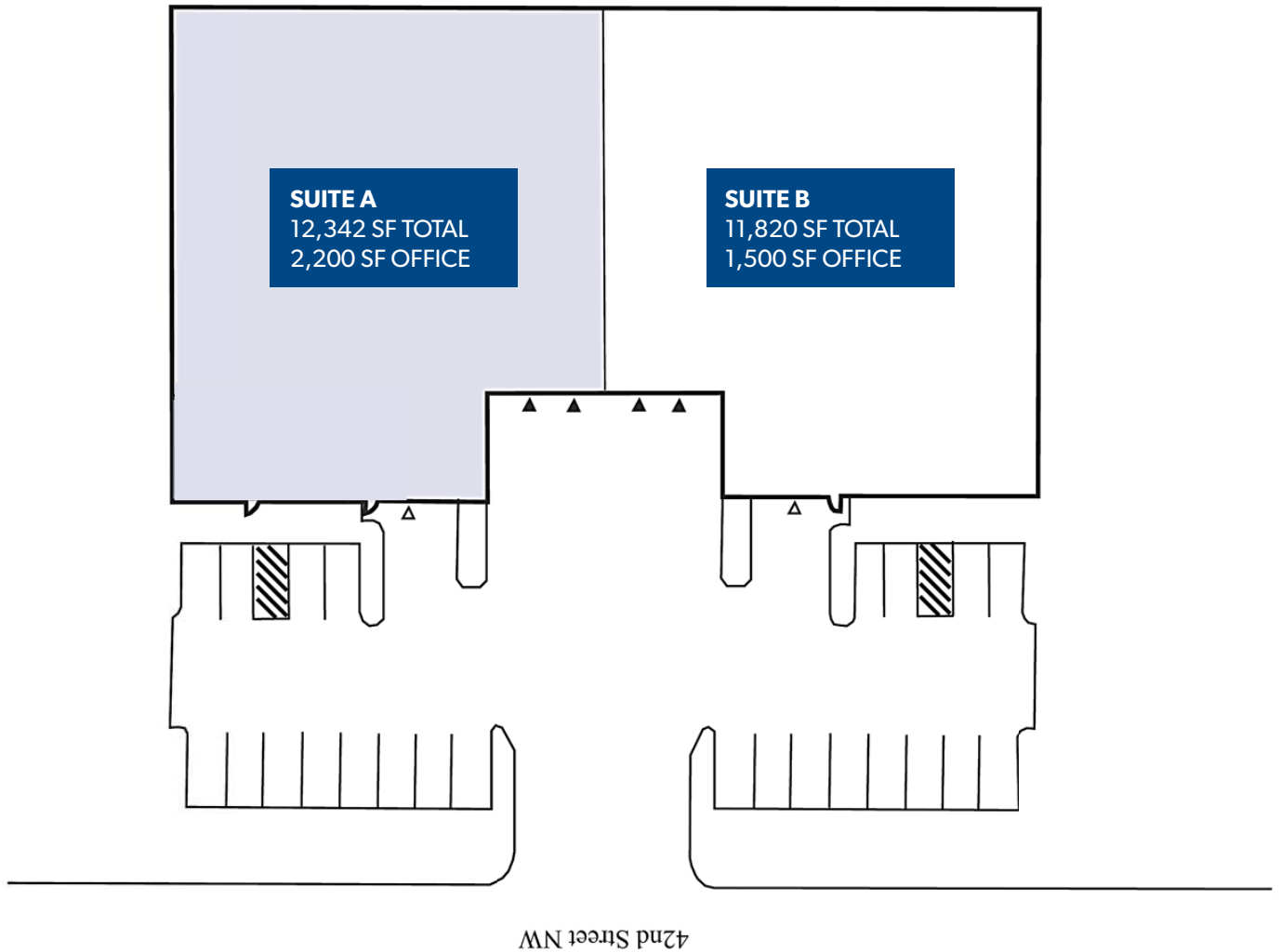


900 SW 16th St, Ste 100
Renton, WA 98057
(206) 244-0770
www.andoverco.com

The information contained herein has been obtained from reliable sources, but is not guaranteed. A prospective buyer/tenant should verify each item relating to this property and all information contained herein.

FOR LEASE
12,342 SF

OLSEN BUILDING
22 42ND ST NW | AUBURN, WA



Potential to combine both suite A and B.



900 SW 16th St, Ste 100
Renton, WA 98057
(206) 244-0770
www.andoverco.com

EXCLUSIVELY OFFERED BY:

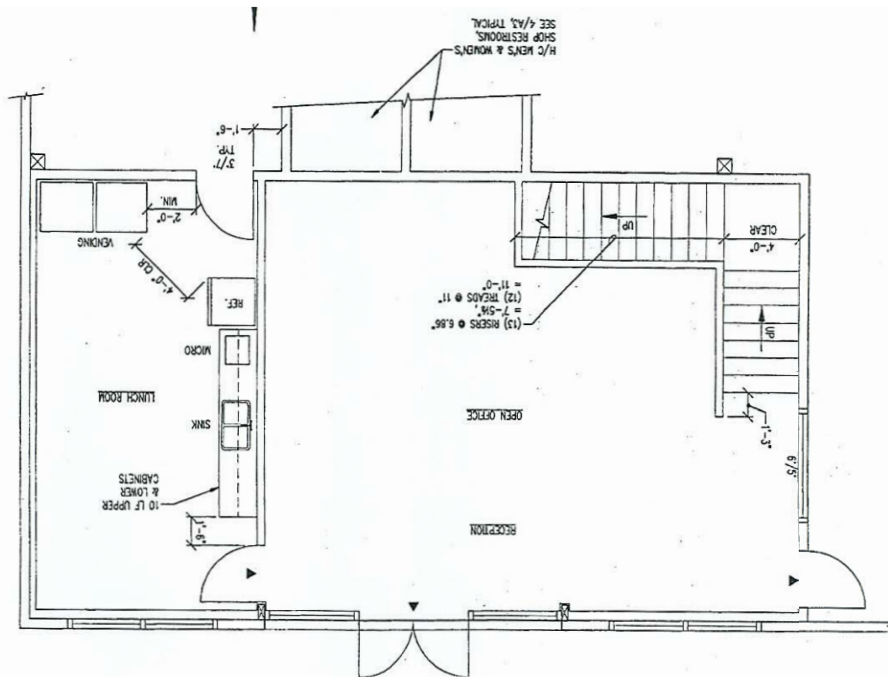
Brian Bruininks, CCIM
(206) 336-5324
bbruininks@andoverco.com

Shane Mahvi
(206) 336-5338
smahvi@andoverco.com

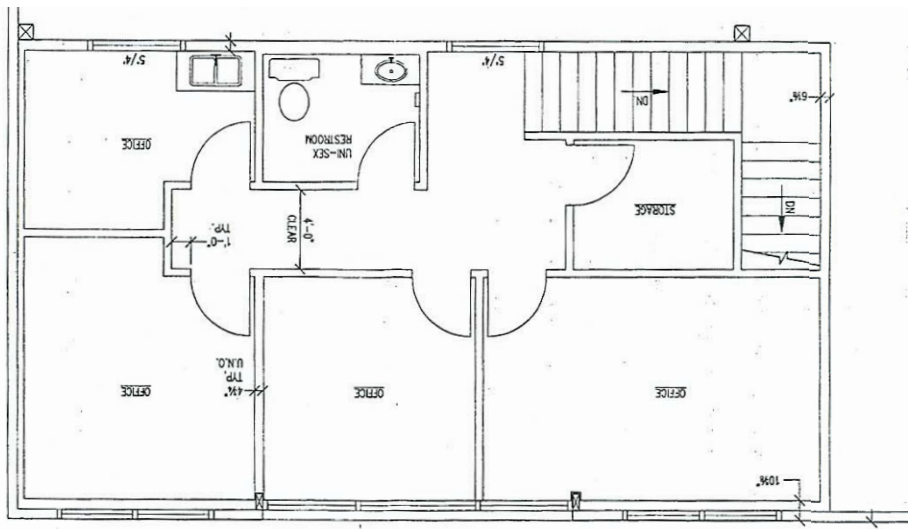
The information contained herein has been obtained from reliable sources, but is not guaranteed. A prospective buyer/tenant should verify each item relating to this property and all information contained herein.

FOR LEASE
12,342 SF - STE A

OLSEN BUILDING
22 42ND ST NW | AUBURN, WA



1ST FLOOR OFFICE



2ND FLOOR OFFICE



900 SW 16th St, Ste 100
Renton, WA 98057
(206) 244-0770
www.andoverco.com

EXCLUSIVELY OFFERED BY:

Brian Bruininks, CCIM
(206) 336-5324
bbruininks@andoverco.com

Shane Mahvi
(206) 336-5338
smahvi@andoverco.com

The information contained herein has been obtained from reliable sources, but is not guaranteed. A prospective buyer/tenant should verify each item relating to this property and all information contained herein.