

# OFFICE EXCLUSIVE LISTINGS

## SEPTEMBER 2019



### Fed Way Center - Building B

S 344<sup>th</sup> St & 9<sup>th</sup> Ave S  
Federal Way, WA 98003

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **50,400 SF**

Floor 1: **2,000 - 25,200 SF**  
Floor 2: **2,000 - 25,200 SF**

Divisible: **Yes**  
Rate: **Call Broker**

Comments: **Adjacent to St. Francis Hospital. Opportunity for ownership or lease in Class A Office/ Professional Center. New construction proposed office.**

**Brian Bruininks, CCIM**  
(206) 336-5324  
[bbruininks@andoverco.com](mailto:bbruininks@andoverco.com)

**Jeff Crane**  
(206) 336-5336  
[jcrane@andoverco.com](mailto:jcrane@andoverco.com)



### Fed Way Center - Building A

S 344<sup>th</sup> St & 9<sup>th</sup> Ave S  
Federal Way, WA 98003

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **36,000 SF**

Floor 1: **2,000 - 18,000 SF**  
Floor 2: **2,000 - 18,000 SF**

Divisible: **Yes**  
Rate: **Call Broker**

Comments: **Adjacent to St. Francis Hospital. Opportunity for ownership or lease in Class A Office/ Professional Center. New construction proposed office.**

**Brian Bruininks, CCIM**  
(206) 336-5324  
[bbruininks@andoverco.com](mailto:bbruininks@andoverco.com)

**Jeff Crane**  
(206) 336-5336  
[jcrane@andoverco.com](mailto:jcrane@andoverco.com)



### Centerpointe Business Park

18000 72<sup>nd</sup> Ave S  
Kent, WA 98032

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **14,857 SF**

Ste 111: **2,132 SF**  
Ste 171: **1,415 SF**  
Ste 190: **1,041 SF**  
Ste 217: **10,269 SF**

Divisible: **Yes**  
Rate: **\$15.00 SF/YR, NNN**

Comments: **Class A building close to Southcenter. Shower and locker facilities on site. Located next to Starbucks, Marriott TownPlace Suites, numerous restaurants and 30 mile running/bike trail.**

**Suite 111 & 217 available now**  
**Suite 171 available September 1, 2019**  
**Suite 190 available November 1, 2019**

**Mike Hemphill**  
(206) 336-5325  
[mhemphill@andoverco.com](mailto:mhemphill@andoverco.com)

**Brian Bruininks, CCIM**  
(206) 336-5324  
[bbruininks@andoverco.com](mailto:bbruininks@andoverco.com)

# OFFICE EXCLUSIVE LISTINGS

## SEPTEMBER 2019



### Renton Plaza

1400 Talbot Rd S  
Renton, WA 98055

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **11,204 SF**

Ste 203: **1,900 SF**  
Ste 301: **2,240 SF**  
Ste 400: **3,228 SF**  
Ste 460: **3,836 SF**

Divisible: **No**  
Rate: **Call Broker**

Comments: **Abundant parking. Small storage units available.**

**Dave Dunn, CCIM**

(206) 336-5326  
[ddunn@andoverco.com](mailto:ddunn@andoverco.com)

**Jim Bisset**

(206) 336-5334  
[jbisset@andoverco.com](mailto:jbisset@andoverco.com)



### Thornton Creek Medical/Dental Building

320 NE 97<sup>th</sup> St  
Seattle, WA 98115

Listing Type: **For Sale**  
Available: **Now**

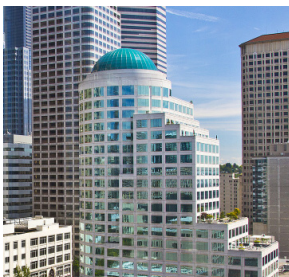
Total SF Available: **7,168 SF**

Divisible: **No**  
Price: **\$4,000,000**

Comments: **Four-tenant building. 100% leased. 27 parking stalls. New light rail station 4 blocks north. Seller needs to complete a 1031 tax deferred exchange in order to sell this property. Located just south of Northgate Shopping Center, minutes from I-5.**

**Brian Bruininks, CCIM**

(206) 336-5324  
[bbruininks@andoverco.com](mailto:bbruininks@andoverco.com)



### Second & Seneca Building

1191 2<sup>nd</sup> Ave  
Seattle, WA 98101

Listing Type: **For Sublease**  
Available: **Now**

Total SF Available: **6,384 SF**

Divisible: **No**  
Rate: **\$36.00 SF/YR, Full Service**

Comments: **Thirteen private offices, conference room, lunch break room, open work area and server room.**

**Mike Hemphill**

(206) 336-5325  
[mhemphill@andoverco.com](mailto:mhemphill@andoverco.com)

# OFFICE EXCLUSIVE LISTINGS

## SEPTEMBER 2019



### Plaza by the Green

24437 Russell Rd  
Kent, WA 98032

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **5585 SF**

Ste 106: **1,524 SF**  
Ste 112: **4,061 SF**

Divisible: **Yes (Ste 112)**  
Rate: **Call Broker**

Comments: **Abundant parking. Small storage units available.**

**Arne Svendsen**

(206) 336-5331

[asvendsen@andoverco.com](mailto:asvendsen@andoverco.com)



### East Campus Plaza

32129 Weyerhaeuser Way SE  
Federal Way, WA

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **2,916 SF**

Divisible: **No**

Rate: **\$15.00/SF/Yr, NNN**

Comments: **Class A suburban office building 2 minutes off 320th off ramp of I-5. Quiet setting and only a 5 minute drive to Federal Way Commons for restaurants, banking, and shopping.**

**Mike Hemphill**

(206) 336-5325

[mhemphill@andoverco.com](mailto:mhemphill@andoverco.com)

**Jim Bisset**

(206) 336-5334

[jbisset@andoverco.com](mailto:jbisset@andoverco.com)



### South Lind Square - Building A

425-441 SW 41<sup>st</sup> St  
Renton, WA 98057

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **1,908 SF**

Divisible: **No**

Rate: **\$1.33 SF/Mo, NNN**

Comments: **Outside signage available. Immediate access to Hwy-167 and E Valley Hwy. 5 minutes from Valley Medical Center. Located next to the new IKEA store, walkable amenities include numerous restaurants, Starbucks, and hotels. Excellent parking ratio of 4.2/1,000 SF.**

**Mike Hemphill**

(206) 336-5325

[mhemphill@andoverco.com](mailto:mhemphill@andoverco.com)

**Jim Bisset**

(206) 336-5334

[jbisset@andoverco.com](mailto:jbisset@andoverco.com)



### Westward Building

2300 E Valley Rd  
Renton, WA 98057

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **1,050 SF**  
Divisible: **No**  
Rate: **\$18.50 SF/YR**

Comments: **Easy freeway access and excellent location between Seattle and Tacoma.**

**Bruce Clarkson**  
(206) 336-5332  
[bclarkson@andoverco.com](mailto:bclarkson@andoverco.com)



### Riverton Medical Center

13030 Military Rd S  
Tukwila, WA 98168

Listing Type: **For Lease**  
Available: **Now**

Total SF Available: **709 SF**  
Divisible: **No**  
Rate: **\$24.00 SF/Yr, NNN**

Comments: **Located on Military Road with easy access to Hwy-99, I-5 and I-405. Adjacent to Highline Medical Center.**

**Dave Baumer**  
(206) 336-5327  
[dbaumer@andoverco.com](mailto:dbaumer@andoverco.com)