

# FLEX EXCLUSIVE LISTINGS

## FEBRUARY 2020



### South Lind Square - Building C

4130-4180 Lind Ave S  
Renton, WA 98057

Listing Type: **For Lease**  
Available: **April 1, 2020**

Total SF Available: **39,799 SF**  
Divisible: **8,000 SF**  
Zoning: **CO**  
CI Ht: **12.5'**  
GL: **Numerous**  
DH: **N/A**  
RR: **No**

Shell Rate: **\$0.80 SF/Mo**  
Office Rate: **\$0.90 SF/Mo**  
Est. NNN Rate: **\$0.35 SF/Mo**  
Comments: **Large industrial flex/  
office space that is divisible.  
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)



### VM Bldg

11208 62<sup>nd</sup> Ave E  
Puyallup, WA 98373

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

Total SF Available: **11,000 SF**  
Divisible: **No**  
Zoning: **CE**  
CI Ht: **24'**  
GL: **1**  
DH: **0**  
RR: **No**

Sale Price: **\$1,499,000**  
Comments: **Retail showroom/  
office/warehouse space  
one block east of Westfield  
Southcenter.**

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

**Shane Mahvi**  
(206) 336-5338  
[smahvi@andoverco.com](mailto:smahvi@andoverco.com)



### 131 Andover Park East

131 Andover Park East  
Tukwila, WA 98188

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

Total SF Available: **9,374 SF**  
Divisible: **No**  
Zoning: **TUC**  
CI Ht: **20'**  
GL: **3**  
DH: **0**  
RR: **No**

Shell Rate: **\$0.85 SF/Mo**  
Office Rate: **\$1.00 SF/MO**  
Est. NNN Rate: **\$0.27 SF/Mo**  
Comments: **Retail showroom/  
office/warehouse space  
one block east of Westfield  
Southcenter.**

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

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## FEBRUARY 2020



### Seattle Design Center

5701 6<sup>th</sup> Ave S  
Seattle, WA 98108

Listing Type: **For Sublease**  
Available: **Sublease**  
**through 05/31/2023**

Total SF Available: **1,733 SF**

Divisible: **No**  
Zoning: **IG2U**  
Cl Ht: ---  
GL: **0**  
DH: **0**  
RR: **No**

Shell Rate: ---  
Office Rate: ---  
Est. NNN Rate: ---

Comments: **Located in**  
**Seattle's vibrant Georgetown**  
**neighborhood. Call broker for**  
**rates.**

**Bruce Clarkson**

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