

# Flex Exclusive Listings

October 2020



Virtual Tour

South Lind Square Bldg C - Stes 4150-4170

4150-4170 Lind Ave S Renton, WA 98057

Listing Type: Lease Available: Now Total SF Available: 36,182 SF

Office SF: -Divisible To: 3,638 SF Zoning: CO Clearance: 12.5' Dock Doors: -Grade Doors: Multiple 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. Located next to IKEA. Walkable amenities include numerous restaurants, Starbucks, and hotels. Excellent parking ratio of 4.2/1,000 SF.

#### **Mike Hemphill**

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#### Jim Bisset

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# Port 106

4774 Ohio Ave S Seattle, WA 98134

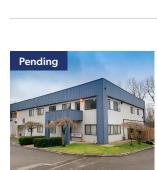
Listing Type: Sublease Available: See Comments Total SF Available: 26,400 SF

Office SF: ±4,000 SF Divisible To: 12,000 SF Zoning: IG1 U/85 Clearance: 16' Dock Doors: Multiple Grade Doors: Multiple Shell Rate: -Office Rate: -Est. NNN Rate: -

> Comments: Extraordinary build-out for showroom/design offices/ production/and warehouse. Approximately 21,000 SF of open warehouse. Contact broker for rates and further information.

#### Bruce Clarkson

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## VM Bldg

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

Listing Type: Owner/User Sale Available: Now Total SF Available: 11,000 SF

Office SF: 8,000 SF Divisible To: -Zoning: CE Clearance: 24' Dock Doors: -Grade Doors: 1

#### Sale Price: \$1,499,000.00

Comments: Flexible reconfiguration opportunity! Space currently includes  $\pm$  2,200 SF of warehouse  $\pm$  800 SF of production and  $\pm$  8,000 SF of office. See marketing brochure for proposed reconfiguration.

#### Brian Bruininks, CCIM

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# Flex Exclusive Listings October 2020

### 131 Andover Park E

131 Andover Park E Tukwila, WA 98188

Listing Type: Lease Available: Now Total SF Available: 9,374 SF

Office SF: -Divisible To: -Zoning: TUC Clearance: 20' Dock Doors: -Grade Doors: 3 Shell Rate: \$0.85 SF/Mo Office Rate: \$1.00 SF/Mo Est. NNN Rate: \$0.27 SF/Mo

Comments: Retail showroom/office/storage space one block east of Westfield Southcenter.

#### **Mike Hemphill**

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#### Seattle Design Center

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

Listing Type: Sublease Available: See Comments Total SF Available: 1,733 SF

Office SF: -Divisible To: -Zoning: IG2U Clearance: -Dock Doors: -Grade Doors: - Shell Rate: -Office Rate: -Est. NNN Rate: -

> Comments: Located in Seattle's vibrant Georgetown neighborhood. Sublease through 05/31/2023. Contact broker for rates and further details.

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