

OCCIDENTAL BUSINESS PARK

2454

Occidental Ave S
Seattle, WA

FOR LEASE BUILDING 3

METROPOLITAN
CONTRACTING



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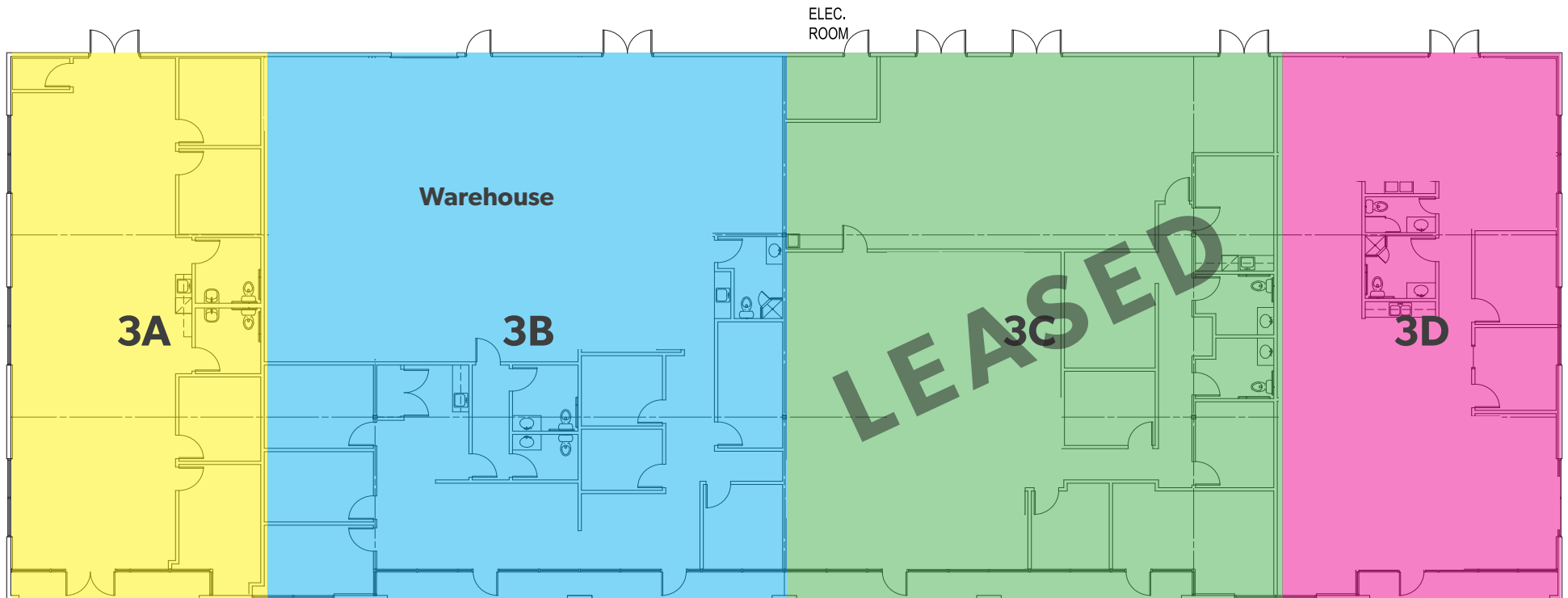
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THE ANDOVER
COMPANY, INC.
CORFAC INTERNATIONAL



OCCIDENTAL 2454 | Occidental Ave S BUSINESS PARK BUILDING 3 | Seattle, WA



SUITE 3A | OFFICE

- 2,185 SF TOTAL
- END CAP SPACE
- NEWLY FINISHED OFFICE SPACE
- CONTACT BROKERS FOR RATES
- **AVAILABLE NOW**

SUITE 3B | WAREHOUSE/OFFICE

- 4,465 SF TOTAL
- ± 2,000 SF OF WAREHOUSE
- ± 2,465 SF OF FINISHED OFFICE AREA
- WAREHOUSE GROUND LEVEL LOADING
- NEWLY FINISHED OFFICE SPACE
- CONTACT BROKERS FOR RATES
- **AVAILABLE NOW**

SUITE 3D | OFFICE

- 2,550 SF TOTAL
- END CAP SPACE
- NEWLY FINISHED OFFICE SPACE
- CONTACT BROKERS FOR RATES
- **AVAILABLE NOW**

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BUILDING HIGHLIGHTS

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.

AVAILABLE NOW

OFFICE/INDUSTRIAL FLEX BUILDING

**FULLY SECURED/FENCED SITE
WITH AUTOMATIC GATE**

**EXCELLENT ACCESS AND PROXIMITY TO I-5,
I-90 & SR-99**

**WALKING DISTANCE TO NUMEROUS
RESTAURANTS, BREWERIES & CAFES**

CALL BROKERS FOR MORE INFORMATION



PORT OF SEATTLE

CENTURYLINK FIELD

T-MOBILE PARK

OCCIDENTAL BUSINESS PARK

STARBUCKS HQ

BUILDING 3

MAP OVERVIEW

DRIVE TIMES TO AND FROM OCCIDENTAL BUSINESS PARK



1.1 MILES TO CENTURY LINK
6 MINUTES



0.7 MILES TO T-MOBILE PARK
4 MINUTES



0.4 MILES TO STARBUCKS HQ
2 MINUTES



2.9 MILES TO PORT OF SEATTLE
15 MINUTES



1 MILE TO PORT OF SEATTLE
5 MINUTES



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3-B

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