

Flex Exclusive Listings

May 2023



Occidental Business Park Building 1

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: June 2023

Total SF Available: 20,400 SF

Office SF: -
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: -

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

Comments: Many different uses including office, assembly warehousing, and flex. Contact broker for more details and rates.

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West Park Corporate Campus Bldg A

Ste A105 & A106 - Option A
1220 37th St NW
Auburn, WA 98001

Listing Type: Lease
Available: Now

Total SF Available: 19,573 SF

Office SF: 10,189 SF
Divisible To: -
Zoning: M1
Clearance: 30'
Dock Doors: 3
Grade Doors: 1
Rate: -

Comments: 1 Oversized grade level door, 3-phase power, 30' clear height, excellent office layout, sprinklered, excellent highway 167 frontage, class A image, excellent access and proximity to I-5, SR-18 and Hwy-167, built in 2000. Option A: 19,573 Total SF (10,189 SF two story office), Call Broker for rates.

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West Park Corporate Campus Bldg A

Ste A105 & A106 - Option B
1220 37th St NW
Auburn, WA 98001

Listing Type: Lease
Available: Now

Total SF Available: 14,688 SF

Office SF: 5,304 SF
Divisible To: -
Zoning: M1
Clearance: 30'
Dock Doors: 3
Grade Doors: 1
Rate: -

Comments: 1 Oversized grade level door, 3-phase power, 30' clear height, excellent office layout, sprinklered, excellent highway 167 frontage, class A image, excellent access and proximity to I-5, SR-18 and Hwy-167, built in 2000. Option B: 14,688 Total SF (5,304 SF of office). Call Broker for rates.

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Flex Exclusive Listings

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165 S Pine St

165 S Pine St
Spokane, WA 99202

Listing Type: Lease
Available: Now

Total SF Available: 14,984 SF

Office SF: 4,600 SF
Divisible To: -
Zoning: GC-150
Clearance: Approx. 18'
Dock Doors: -
Grade Doors: 3 grade doors, 2
grade level

Shell Rate: \$0.65 SF/Month, NNN
Office Rate:
Est. NNN Rate:

Comments: Approx. 18' CH. 3 grade doors, 2 are grade level. Close to major freeways and highways. Close to downtown Spokane. Within walking distance to restaurants and stores.

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Centerpointe Business Park Ste 18034 & 18064

18034/18064 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: Now

Total SF Available: 12,710 SF

Office SF: 5,5,590 SF
Divisible To: -
Zoning:
Clearance: -
Dock Doors: 2
Grade Doors: 1

Comments: Loading area is designed to accommodate larger delivery trucks. 1 grade level door, 2 grade level/dock high platform doors. Great flex industrial space at north end of Kent. Space has two office entries. The office area is a mix of private offices, open space, conference room and break room. Warehouse has 16'9" and 14' clear heights.

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Airport Commerce Center Bldg C

11620 Airport Rd
Everett, WA 98204

Listing Type: Sublease
Available: Now

Total SF Available: 12,616 SF

Office SF: 4,660 SF
Lab SF: 5,304 SF
Divisible To: -
Zoning: BP
Clearance: 22'
Dock Doors: 1
Grade Doors: 2
Rate: \$1.47 SF/Mo + NNN

Comments: High end finishes, strong credit sublessor, landlord will consider direct longer term lease. Sublease term through 7/31/2024.

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Flex Exclusive Listings

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SDC Annex Building

5811 6th Ave S
Seattle, WA 98108

Listing Type: Lease
Available: Now

Total SF Available: 11,504 SF

Office SF: -
Divisible To: -
Zoning: IG-2
Clearance: 18'
Dock Doors: -
Grade Doors: -

Comments: Located in Seattle's vibrant Georgetown neighborhood. The property's corner location in the Design Center area gives tenants excellent visibility. The SDC Annex Building is easily accessible to all the major freeways with on/off ramps to I-5 and Hwy 99 less than 0.5 mile away. Many new Seattle restaurants nearby + strong retail services. Call broker for rates.

Bruce Clarkson

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Centerpointe Business Park Ste 18014 & 18016

18014/18016 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: October 1st, 2023

Total SF Available: 10,267 SF

Office SF: 4,894 SF
Divisible To: -
Zoning:
Clearance: 14'
Dock Doors: Access to truck dockwell
Grade Doors: 7

Comments: Great smaller flex industrial space at the north end of Kent. Close to Southcenter and all major freeways. Space has two entries, mix of open space. 6 private offices, conference room, lunch room, and open space. Loading area is designed to accommodate larger delivery trucks. Please call listing agents for rates and access to tour.

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Centerpointe Business Park Ste 18064

18064 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: Now

Total SF Available: 8,756 SF

Office SF: 3,316 SF
Divisible To: -
Zoning:
Clearance: -
Dock Doors: 1
Grade Doors: 1

Comments: Loading area is designed to accommodate larger delivery trucks. 1 grade level door, 1 dock high door. Great flex industrial space at north end of Kent. Office area has two private offices, conference room, and break room. Warehouse has 16'9" clear height.

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Centerpointe Business Park
Ste 18034

18034 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: Now

Total SF Available: 3,95 SF
Office SF: 2,274 SF
Divisible To: -
Zoning: -
Clearance: -
Dock Doors: 1
Grade Doors: 1

Comments: Loading area is designed to accommodate larger delivery trucks. 1 grade level door, 1 dock high door. Great flex/industrial space at north end of Kent. Office area has four private offices, conference room and open work area. Warehouse has 14' clear height.

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Occidental Business Park
Building 3, Ste 3B

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 4,465 SF
Office SF: -
Warehouse SF: ~2,000 SF
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: GL loading

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

Comments: Approx. 2,000 SF of warehouse space. Ground level loading. Contact broker for more details.

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Occidental Business Park
Building 3, Ste 3C

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 3,951 SF
Office SF: 3,201 SF
Storage SF: 750 SF
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: -

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

Comments: 3,201 SF of air conditioned office. 750 SF of high bay storage. Immediate occupancy. Contact broker for more details.

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Kent Business Center

25530 74th Ave S
Kent, WA 98032

Listing Type: Sublease
Available: Now

Total SF Available: 2,670 SF

Office SF: 2,214 SF
Divisible To: -
Zoning: M2
Clearance: -
Dock Doors: -
Grade Doors: 1

Monthly Rate: \$2,797.00/Mo + NNN

Comments: The Kent Valley Business Center is centrally located with convenient freeway access to SR-167 and I-5, and within walking distance to park and interurban trail. Warehouse: 456 SF, 1 grade level door, sublease through January 31st, 2024. Direct lease possible.

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Occidental Business Park Building 3, Ste 3D

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 2,550 SF

Office SF: -
Warehouse SF: -
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: -

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

Comments: 2,550 SF of finished office space. Contact broker for more details.

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Occidental Business Park Building 3, Ste 3A

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 2,123 SF

Office SF: -
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: -

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

Comments: 2,123 SF of finished office space. End of building location. Immediate occupancy. Contact broker for more details.

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