

Flex Exclusive Listings

March 2025



Occidental Business Park Building 1

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 20,400 SF

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

Rate: \$12.00/SF/Yr + NNN

Comments: Divisible to two (2) spaces. Potential storage, secured, paved area, high car parking ratio for SODO. Flexible building modifications. Many different uses including office, assembly warehousing, and flex. Over 1,600 amps of electrical power. Contact broker for more details and rates.

Shane Mahvi

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Centerpointe Business Park Ste 18034 + 18064

18000 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: Now

Total SF Available: 12,710 SF

Office SF: 5,590 SF
Divisible To: -
Zoning: M1
Clearance: 14' - 16'9"
Dock Doors: 2
Grade Doors: 2
Rate: -

Comments: 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. Loading area is designed to accommodate larger delivery trucks. 2 grade level doors, 2 dock high doors.

Mike Hemphill

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Brian Bruininks, CCIM

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bbruininks@andoverco.com



Centerpointe Business Park Ste 18064

18000 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: M1
Clearance: 16'9"
Dock Doors: 1
Grade Doors: 1
Rate: -

Comments: 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. Loading area is designed to accommodate larger delivery trucks. 1 grade level door, 1 dock high door.

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Centerpointe Business Park
Ste 18034

18000 72nd Ave S
Kent, WA 98032

Listing Type: Lease
Available: Now

Total SF Available: 3,954 SF

Office SF: 2,274 SF
Divisible To: -
Zoning: M1
Clearance: 14'
Dock Doors: 1
Grade Doors: 1
Rate: -

Comments: 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. Loading area is designed to accommodate larger delivery trucks. 1 grade level door, 1 dock high door.

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Ballard Bookcase Building - Bldg B

4611 11th Ave NW
Seattle, WA 98107

Listing Type: Lease
Available: Now

Total SF Available: 8,876 SF

Office SF: 3,696 SF
Divisible To: -
Zoning: IG2 U/65, Seattle
Clearance: 16' - 18'
Dock Doors: -
Grade Doors: 1 (oversized)
Rate: -

Comments: Approx. 8,876 SF total available for lease! Including approx. 3,696 SF on the 2nd floor (mostly office + light storage space), first floor is a mix of office/showroom space and warehouse area with 16' - 18' ceiling height. One oversized roll-up door, 3-phase power. Call brokers for rates.

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6016 204th St SW
Ste A

6016 204th St SW
Lynnwood, WA 98036

Listing Type: Lease
Available: Now

Total SF Available: 2,354 SF

Office SF: -
Divisible To: -
Zoning: -
Clearance: -
Dock Doors: -
Grade Doors: -
Rate: \$19 PSF Gross/Mo.

Comments: Office space with small warehouse and fenced yard for lease! Ample parking.

Josh Klein
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