

# HOLGATE CENTER

1737 AIRPORT WAY, SEATTLE, WA 98134

# FOR LEASE

39,683 SF  
(DIVISIBLE TO 13,035 SF  
& 26,395 SF)



## CAN SUPPORT A WIDE VARIETY OF USES:

Industrial Storage  
Flex, Lab & R&D  
Recreational

Events or Conferences  
Heavy parking uses  
and more!

## BRIAN BRUININKS, CCIM

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 THE ANDOVER  
COMPANY, INC.  
CORFAC INTERNATIONAL

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## PROPERTY HIGHLIGHTS

- 39,683 SF (DIVISIBLE TO 13,360 SF & 26,395 SF)
- LOADING DOCK ACCESS
- POTENTIAL FOR 18.5' CLEAR HEIGHT
- SPACES CAN BE COMBINED OR LEASED SEPERATELY
- AMPLE PARKING (141 STALLS AVAILABLE)
- ENHANCED SECURITY SYSTEMS IN PLACE
- AVAILABLE NOW

## ADDITIONAL NOTES

- FLEXIBLE LEASE TERMS POSSIBLE
- ECONOMICAL SPACE FOR STORAGE USES
- CAN SUPPORT R&D, LAB, FLEX USES (TENANT IMPROVEMENT PACKAGE AVAILABLE)
- AMPLE PARKING, CAN SUPPORT HEAVY AUTO PARKING REQUIREMENTS
- ABILITY TO PROVIDE HEAVY MEGA WATTS OF POWER

**SPACES CAN BE COMBINED OR LEASED SEPERATELY**



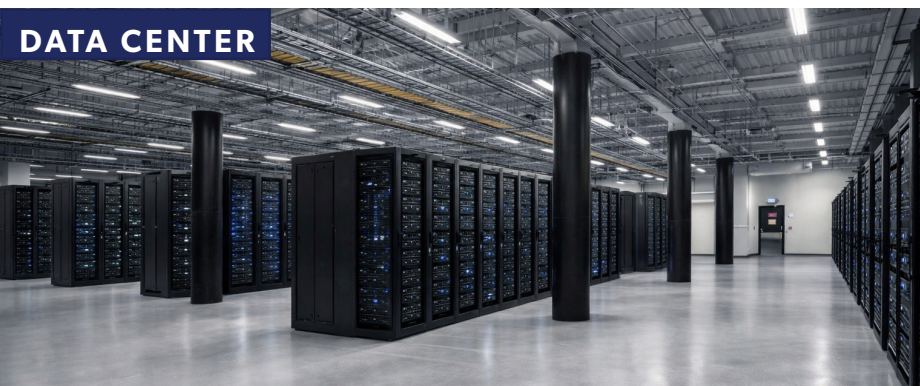
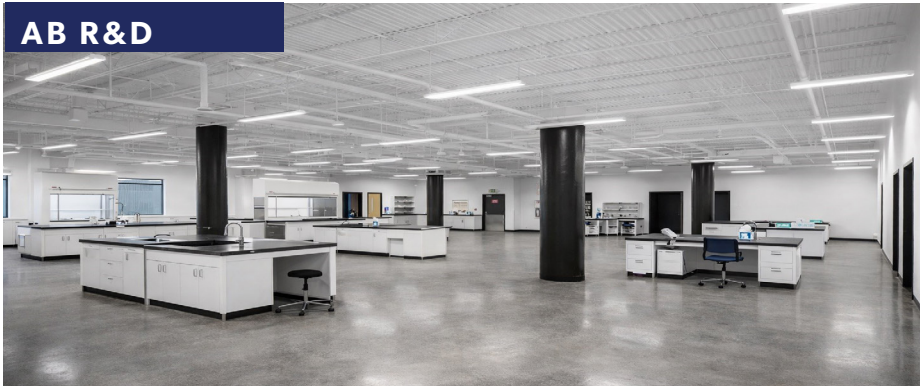
### KEY:

▲ LOADING DOCK PLATFORM

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## POTENTIAL USES



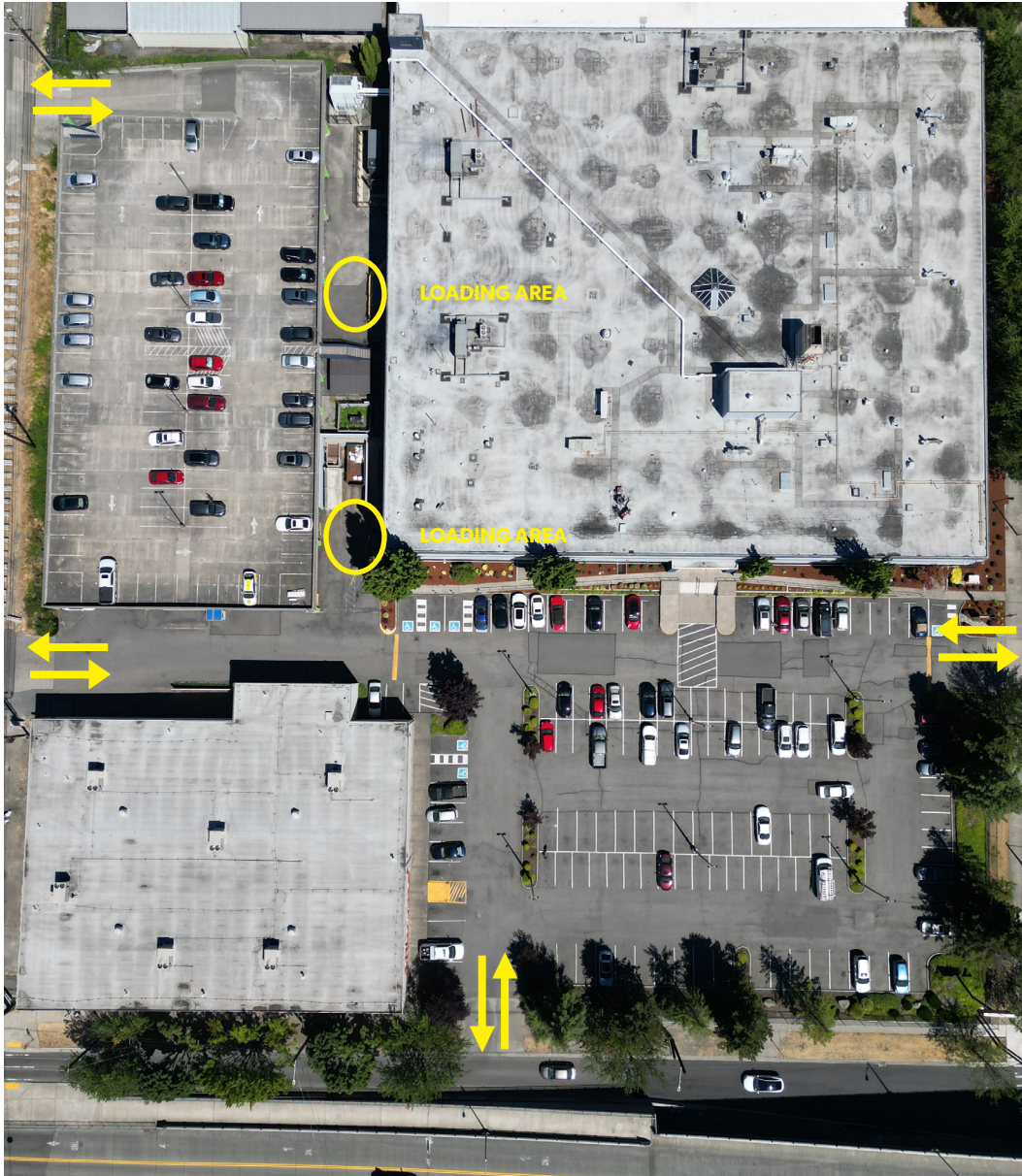
*Images are for illustrative purposes only and are not to scale; they are intended solely as a visual representation of potential use and design.*

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## PARKING/ACCESS OVERVIEW





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## PROPERTY PICTURES



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