

FOR LEASE

838-4,015
SF AVAILABLE

NINTH AVENUE CENTER

34004 - 34016 9TH AVE S | FEDERAL WAY, WA

OFFICE / WAREHOUSE SPACE AVAILABLE

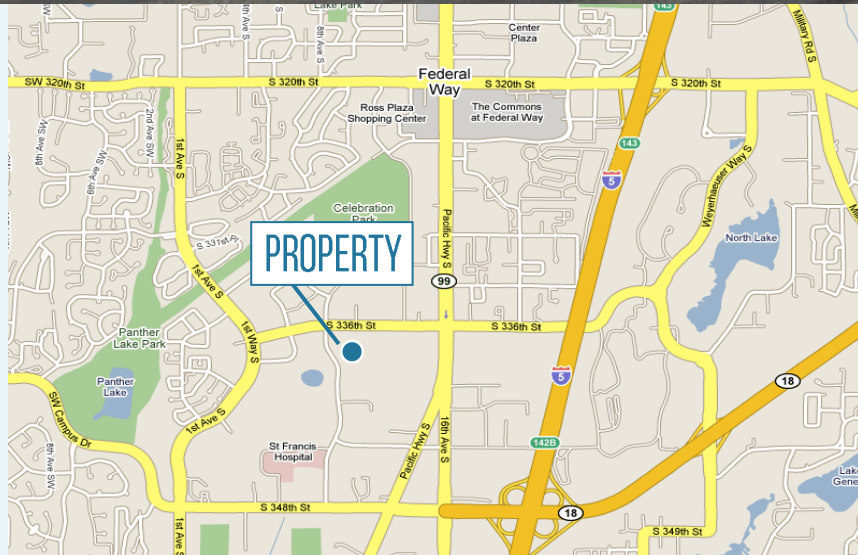


LEASE INFO

Unit A-1	3,894 RSF, Office
Unit A-4	2,669 RSF, Office
Unit A-13	1,150 RSF, Office
Unit B-100	1,233 RSF, Office
Unit B-110	1,629 RSF, Office
Unit B-115	838 RSF, Office
Unit C-11	1,700 SF, Flex, 1 DH Door
Unit D-7	4,015 SF, Flex

LEASE RATE INFO

OFFICE:	\$12.00/SF/YR, NNN
FLEX:	\$0.75/SF/MO Blended, NNN
NNN:	\$3.36/SF/YR (\$0.28/SF/MO)



PROPERTY
FEATURES

Flexible
Build-out

Abundant
Parking

Loading Docks
Available



NICK RATZKE

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MAX WHITE

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All square footage references are approximate. The information contained herein is from sources deemed reliable. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters.



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NEIL WALTER
C O M P A N Y

BUILDING A

Unit A-1 3,894 SF	Unit A-4 2,669 SF		LEASED 700 SF	LEASED 1,083 SF
	LEASED 758 SF	Unit A-13 1,150 SF	LEASED 4,055 SF	LEASED 1,785 SF

BUILDING B

Unit B-100 1,233 SF	Unit B-110 1,629 SF	Unit B-115 838 SF
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BUILDING C

LEASED	LEASED 900 SF	LEASED 2,601 SF	LEASED 4,356 SF	LEASED 3,914 SF
Unit C-11 1,700 SF Available 5/1/19	LEASED 1,711 SF			

BUILDING D

LEASED 3,175 SF	LEASED 7,544 SF	Unit D-7 4,015 SF	LEASED 4,500 SF
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Drawing not to scale.



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