













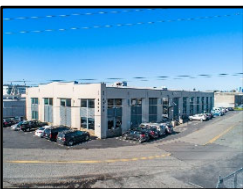








Building Photo	Building Address	Suite	±Total SF (Office SF)	Rate PSF/Price (Shell/Office)	Comments	Contact
INDUSTRIAL PROPERTIES						
	1201 Building 1201 1 st Ave S Seattle, WA		38,947 Divisible	Call for rates	<ul style="list-style-type: none"> Entire building available 18,225 SF Whse; 8,162 SF Ofc; 12,560 SF Restaurant 4 DH; 1 GL Across street from T-Mobile Park Exposed beam ceilings and brick Plentiful fee parking during business hours 	<p>Mike Roy 206.787.1470</p> <p>Joe Scalzo 206.787.1478</p>
	Fidalgo Distribution Ctr 5990 1 st Ave S Seattle, WA		37,964 (4,550)	\$1.15, NNN	<ul style="list-style-type: none"> 4+ DH doors; 22' clear height Entire warehouse painted white Autonomous, fenced parking Upgraded lighting Dock seals and levelers 	<p>Kevin Skillestad 206.787.1460</p> <p>Jim Honan 206.787.1464</p>
	Food Production Building 619 S Nevada St Seattle, WA		31,500 (2,400)	Call for rates	<ul style="list-style-type: none"> 1 GL; 3 DH; 19'6"/14' clear heights Sprinklers, air lines and floor drains 2,880 SF Freezer; 1,152 SF Cooler 24' x 40' column spacing 	<p>Kevin Skillestad 206.787.1460</p> <p>Mike Roy 206.787.1470</p>
	SeaKing Industrial Park 1601 S 92 nd Place Seattle, WA	9100	29,956 (1,340)	\$1.15, NNN \$34,443/Month	<ul style="list-style-type: none"> 16 DH; 1 GL ramp 24' clear height 	Kevin Skillestad 206.787.1460
		1541	24,058 (3,205 Div)	Call for rates	<ul style="list-style-type: none"> NEW 14 DH; 10 GL 24' clear height 	Mike Roy 206.787.1470
		1521	18,124 (973)	Call for rates	<ul style="list-style-type: none"> 12 DH; 9 GL 22' clear height 	
		1620	9,336	\$1.17, NNN \$10,923/Month	<ul style="list-style-type: none"> 1 DH; 1 GL 22' clear height Minimal office 	

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	Prologis Park Seattle 3200 Occidental Ave S Seattle, WA		22,633 (2,985) Div to 10,000	\$1.25/SF, NNN \$5,500,000	<ul style="list-style-type: none"> • Available for Lease/Sale • Rare in-city cross-dock facility • 24 truck positions • Double RR spur – 4 cars/track • Office on 2 floors • Close proximity to Port of Seattle 	Kevin Skillestad 206.787.1460 Ed Hogan 206.755.3345
	1910 21st Ave S Seattle, WA		21,497 (Div) (7,159)	Call for rates	<ul style="list-style-type: none"> • NEW • 4GL; 2 DH; 21.5' Clear Height • Fully fenced ±6,300 SF interior yard • 30+ parking spaces • 220/480 volt power • Floor drains in place 	Ed Hogan 206.755.3345 Kevin Skillestad 206.787.1460
	25-27 S Hanford St Seattle, WA	25	16,231 (1,000-4,743)	\$1.05/SF Shell \$1.00/SF Office	<ul style="list-style-type: none"> • Rare SODO warehouse, just 4 blocks from Starbucks Corp HQ • 2 DH; 15' Clear height • Excellent truck maneuvering and parking • Directly adjacent to Port of Seattle 	Kevin Skillestad 206.787.1460
	210 S River St Seattle, WA		13,336 (1,875)	\$1.10, NNN NNN=\$0.22	<ul style="list-style-type: none"> • 1 GL (oversized); 2 DH (levelers) • 20.8' clear height • Small fenced yard available • 20'x47' column spacing (1 row of columns) 	Kevin Skillestad 206.787.1460 Ed Hogan 206.787.1477
	10033 13th Ave SW Seattle, WA		12,600 (3,600)	\$12,600/Mo NNN \$2,300,000 Owner will carry contract	<ul style="list-style-type: none"> • For sale/lease • 2,800 SF covered yard • 4 GL doors; 16'-18'; Clear height • Stand-alone manufacturing building • Heavy 3P power • Air lines installed building 	Griffin Day 206.787.1474 Jim Honan 206.787.1464
	3706 Airport Way S Seattle, WA		10,456	\$2,300,000	<ul style="list-style-type: none"> • UNDER CONTRACT • Investment owner/user opportunity • Approximately 4,065 SF leased for 5+ yrs • Approximately 6,400 SF (3,975 SF Office) available for occupancy/income • 3 GL doors; 14' clear height • Proforma NOI +/- \$134,538 	Kevin Skillestad 206.787.1460 Troy Stark Kidder Mathews 206.205.0206

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INDUSTRIAL PROPERTIES						
	327 S Kenyon St Seattle, WA		8,200 (1,600) 1.17 Acres	\$3,000,000 \$18,500/Mo NNN	<ul style="list-style-type: none"> • Standalone building • 2 GL; Outside deck platform • 14' clear under beam • Sprinklered • Heavy 480-volt power 	Kevin Skillestad 206.787.1460 Ed Hogan 206.787.1477
	Food Processing Building 5707 Airport Way S Seattle, WA		7,600 (1,400)	Call for rates	<ul style="list-style-type: none"> • Located in the heart of Georgetown • 2 GL; 15'9"-15'5" Clear • Sublease expires 10/31/2022 	Kevin Skillestad 206.787.1460 Troy Stark Kidder Mathews 206.949.6577
	South 93rd Business Park 1705 S 93 rd St Seattle, WA	F-2	6,124 (150)	\$7,655/Mo Gross	<ul style="list-style-type: none"> • 3 GL doors; 17'-20' clear height • Sprinklered • Direct access to freeways • Owner managed and well-maintained 	Kevin Skillestad Jim Honan Lucas Denney 206.787.1800
	Superior Custom Controls 12544 27 th Ave NE Seattle, WA		5,150 (350 + 350 Mezz)	\$1,595,000	<ul style="list-style-type: none"> • UNDER CONTRACT • 8,427 SF lot; apx 3,500 SF Yard • 1 oversized GL door • Zoning allows for light mfg, auto, retail/wholesale, warehouse and more • Offices in vanilla-shell condition • Functional forklift included with purchase • Existing floor drains in warehouse 	Fletcher Farrar 206.787.1469
	543 S Monroe St Seattle, WA		3,424 (544) 15,000 Lot	\$6,000/Mo NNN	<ul style="list-style-type: none"> • Fenced yard with small building • Adjacent to 12,000 SF building at 10,800/mo, NNN • Close proximity to SR-99 	Kevin Skillestad 206.787.1460
	Meineke White Center Bldg 1704 SW Roxbury St Seattle, WA		2,130 8,350 Land	\$815,000	<ul style="list-style-type: none"> • Great 1031 tax exchange opportunity • 3 GL doors; 12'-15' Clear Height • Lease runs through 4/2025 • Very busy shop • \$44,676 NOI; 5% CAP 	Tim Pavolka 253.606.7610

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FLEX PROPERTIES						
	Findlay Place 205 S Findlay St Seattle, WA	205	1,215 (365)	\$23/SF/YR, NNN	<ul style="list-style-type: none"> • NEW • Flex space ready for occupancy • 365 SF office on upper floor • 20' ceiling height • Located in the heart of the fast-growing Georgetown submarket • Within walking distance to local amenities 	<p>Lucas Denney 206.787.1461</p> <p>Kevin Skillestad 206.787.1460</p>
OFFICE PROPERTIES						
	Pacific Georgetown 6363 Building 6363 7 th Ave S Seattle, WA	100	10,484 (2 floors) Divisible to 5,938 / 4,546	\$22.00/SF/YR NNN	<ul style="list-style-type: none"> • Freestanding high-quality office • Class A buildout • Dynamic Georgetown neighborhood • 3/1,000 parking ratio (Free!) • 1 block from Starbucks • Abundant natural light • Fully secured building 	<p>Ed Hogan 206.787.1477</p> <p>John Werdel NAI-PSP 206.332.1488</p>
	1201 Building 1201 1 st Ave S Seattle, WA	200 304 328	2,266 1,718 697	\$6,800 Gross \$4,250 Gross \$1,775 Gross	<ul style="list-style-type: none"> • Exposed beam ceilings with wood floors • Exposed brick • Plentiful fee parking during business hours • Across street from T-Mobile Park • Immediate Highway 99 access 	<p>Joe Scalzo 206.787.1478</p> <p>Michael Roy 206.787.1470</p>
RETAIL PROPERTIES						
	1201 Building 1201 1 st Ave S Seattle, WA		12,560 Restaurant	Call for rates	<ul style="list-style-type: none"> • Entire building available • Across street from T-Mobile Park • Exposed beam ceilings and brick • Plentiful fee parking during business hours 	<p>Mike Roy 206.787.1470</p> <p>Joe Scalzo 206.787.1478</p>
	Georgetown Retail Site 5531 Airport Way S Seattle, WA		10,310 Divisible up to 5,000	Call for rates	<ul style="list-style-type: none"> • 2 Drive-in doors (8'x8') • 12' clear height • Located in Georgetown's Antique Row 	<p>Mike Roy 206.787.1470</p> <p>Kevin Skillestad 206.787.1460</p>

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OFFICE / RETAIL PROPERTIES						
	Western Steel Casting Park 3300 1 st Ave S Seattle, WA	100	2,858	\$2.00/SF/Mo NNN	<ul style="list-style-type: none"> • High identity corner in SODO • Fully insulated and sprinklered • Electrical drops throughout • 3 private offices • Excellent signage with plenty of parking 	Kevin Skillestad 206.787.1460 Ed Hogan 206.787.1477
	CPR Seattle 118 NE 45th St Seattle, WA		1,387	\$30/SF/YR NNN	<ul style="list-style-type: none"> • Shared restrooms and breakroom • Traffic counts over 22,000 cars per day • Can be used as office, classroom space, yoga studio, etc. • Minutes to I-5 and Univ of Washington • Directly across from Dick's Drive-in • Walking distance to tons of amenities 	Ed Hogan 206.787.1477
YARD						
	SODO Yard + Office 151 S Horton St Seattle, WA		1.26 Acres (55,000 SF)	\$0.50 NNN	<ul style="list-style-type: none"> • NEW • Fully fenced and paved • 1,750 SF warehouse on site • 2,858 SF Office also available (\$2/SF/Mo) 	Kevin Skillestad 206.787.1460 Ed Hogan 206.787.1477