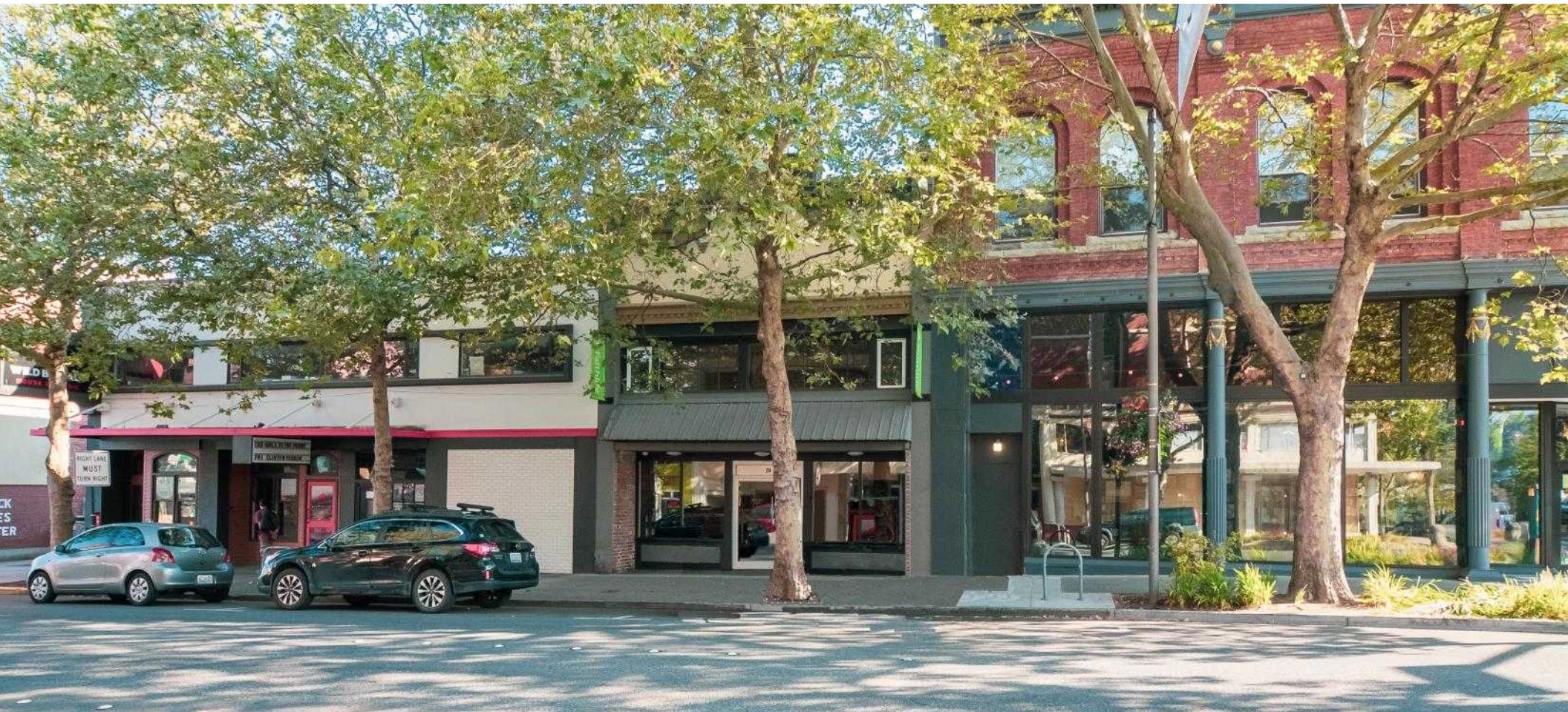


# HOLLY STREET BUILDING

204 W. Holly St., Bellingham, WA 98225



KC Coonc, Designated Broker

(360) 305-9977 | [KC@PCRnw.com](mailto:KC@PCRnw.com)

Commercial Sales | Leasing | Management

114 W. Magnolia St., Bellingham, WA 98225 | [www.PacificContinentalRealty.com](http://www.PacificContinentalRealty.com)

*Information contained herein has been obtained from sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.*

# THE OFFERING



Building 204: 4,500 SF

Base Rent: \$18 SF/Y

Base NNN: \$3 SF/Y

Base Rent + NNN = \$7,875 Per Month

CBA #: 32159184

Sublease opportunity to get this beautiful, turn-key space perfect for office or retail. Building was remodeled recently and has a large kitchenette and ADA bathrooms. The main floor is mostly open with some private office space. The mezzanine level in the front has a large conference room that looks out onto Holly St. The mezzanine level in the back has several small offices and some open space. Great window exposure, lots of light, bring your ideas! Central location Downtown across from Black Sheep and Camber!

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# SURROUNDING AREA



WWU

Railroad Avenue

Black Sheep

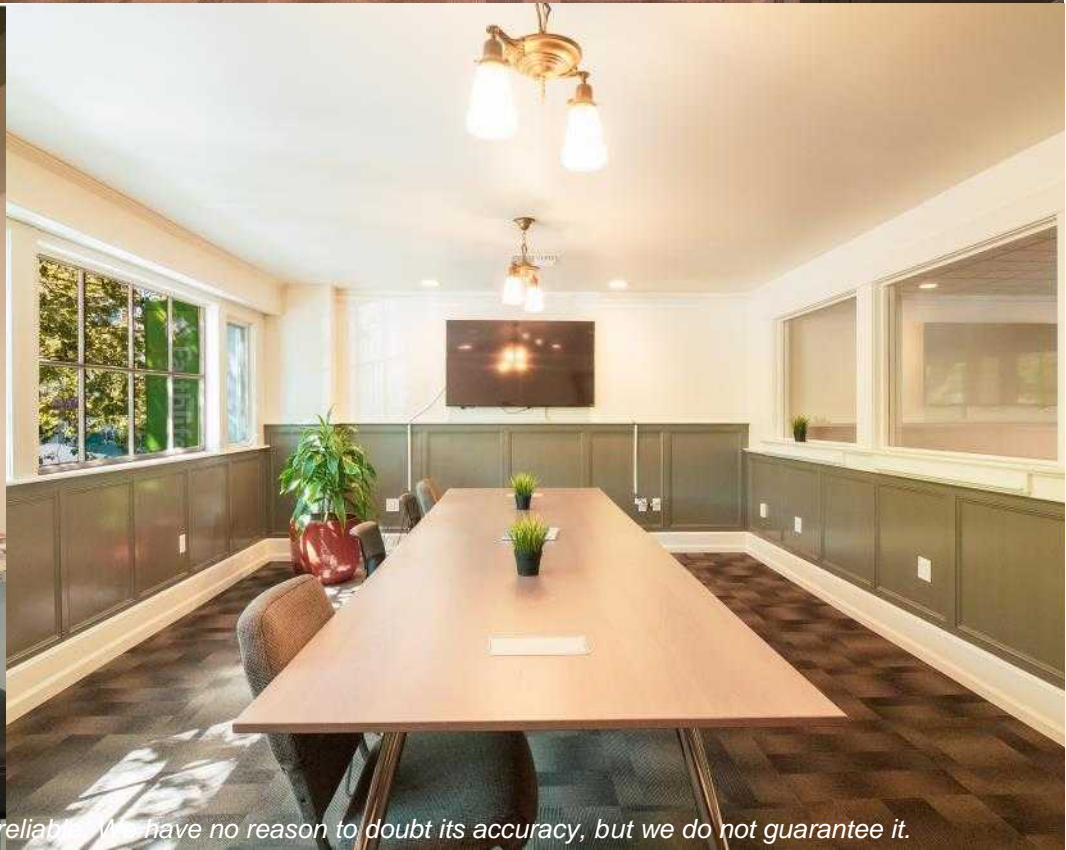
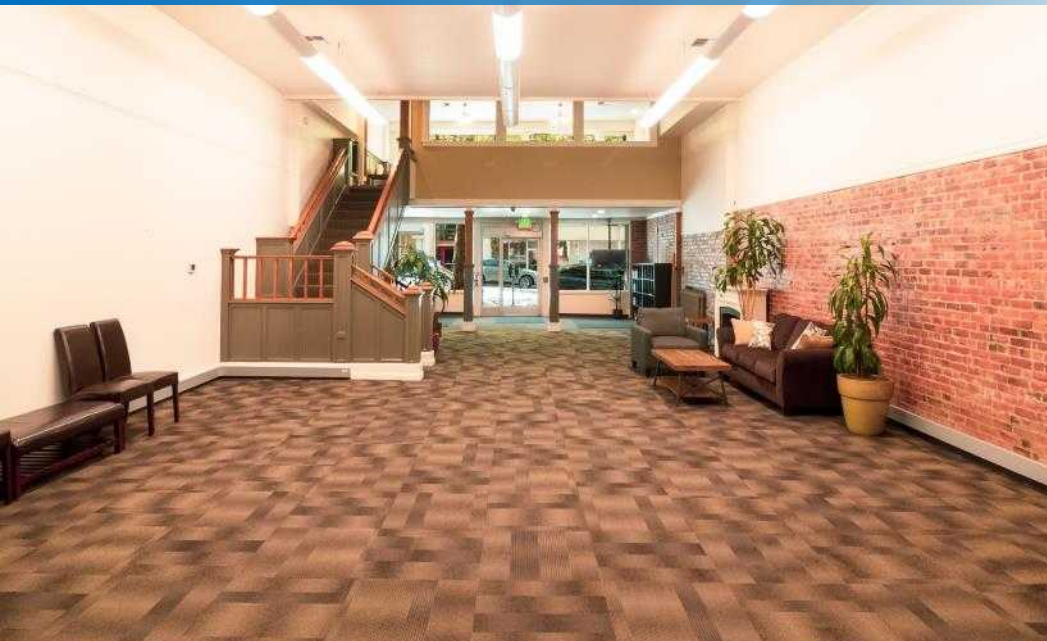
204 W. Holly St.

Camber

Pickford Theater

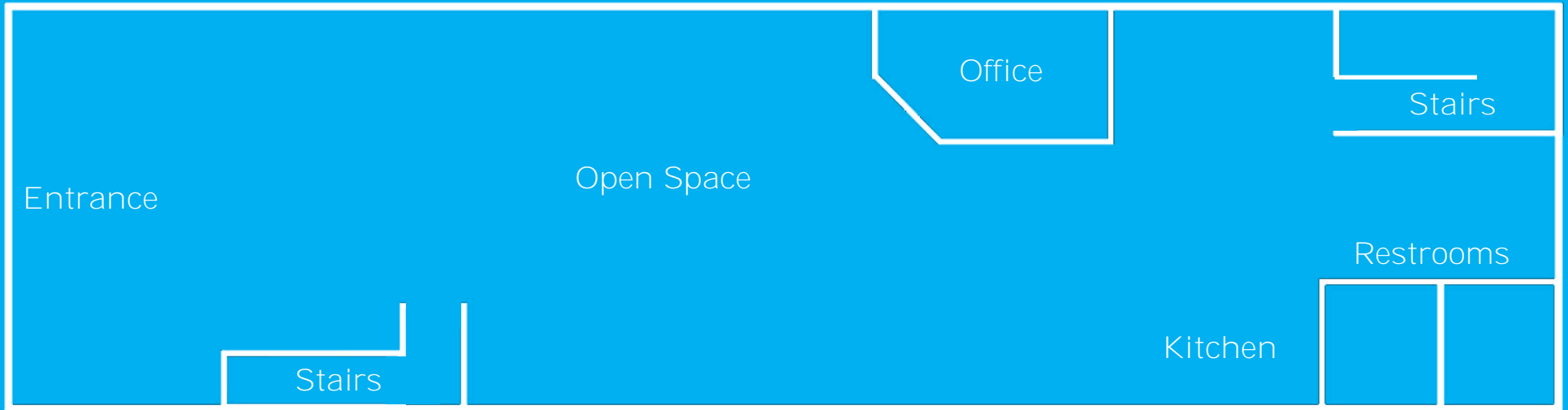
Mt. Baker Theater

# INTERIOR

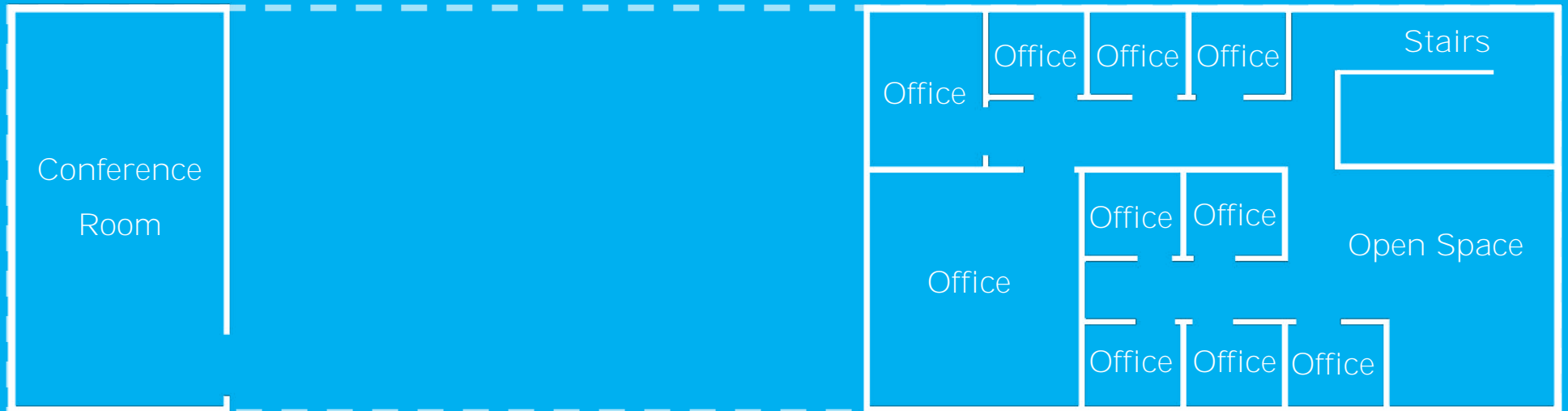


# BUILDING 204 FLOOR PLAN

Ground Floor



Mezzanine Floor



# HOLLY STREET BUILDING

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