

MEDICAL OFFICE  
LEASE



# Northwest Dental Center Space

13344 1st Ave NE | Seattle, WA

Jeff Ayers

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# PROPERTY FEATURES

|                     |  |
|---------------------|--|
| YEAR BUILT          | 1983   |
| LEASE TYPE          | NNN  |
| WATER/SEWER/GARBAGE | Included in NNN  |
| ELECTRICITY         | Included in NNN  |
| PARKING             | 3.94 / 1,000 Parking Ratio +<br>Street Parking on 1st Ave NE |
| JANITORIAL          | Common Area & Suite  |



# AVAILABLE SPACES

| Suite | Square Feet | Base Rent | NNN Expenses | Total | Notes |
|-------|-------------|-----------|--------------|-------|-------|
|-------|-------------|-----------|--------------|-------|-------|

|     |       |         |         |         |  |
|-----|-------|---------|---------|---------|--|
| 204 | 1,226 | \$3,372 | \$1,227 | \$4,599 | Former dental office. Layout consists of lobby/reception, 2 exam rooms (1 with 2 operatories), lab room, closet with sink, office, and private bathroom. Available June 1, 2024. |
|-----|-------|---------|---------|---------|--|



