

FOR LEASE

GATEWAY CC

12856 INTERURBAN AVE S, BLDG 1
TUKWILA, WA

6,246 SF total / 4,818 SF office / 1,438 SF warehouse

1 grade-level / 1 dock-high door

\$1.25 shell / \$1.25 office asking rates

2024 estimated NNN \$0.52 PSF (excludes separately metered utilities, janitorial and quarterly HVAC maintenance)

Available November 1, 2024

BRIAN CLAPP

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SPENCER CLAPP

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RICHARD DAVIDSON

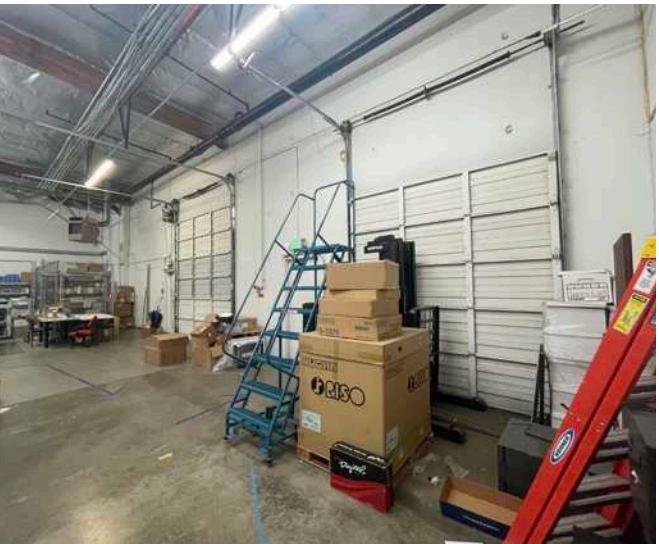
206.248.7314 | richard.davidson@kidder.com

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GATEWAY CORPORATE CENTER



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FLOOR & SITE PLANS

6,246 SF

AVAILABLE

4,818 SF

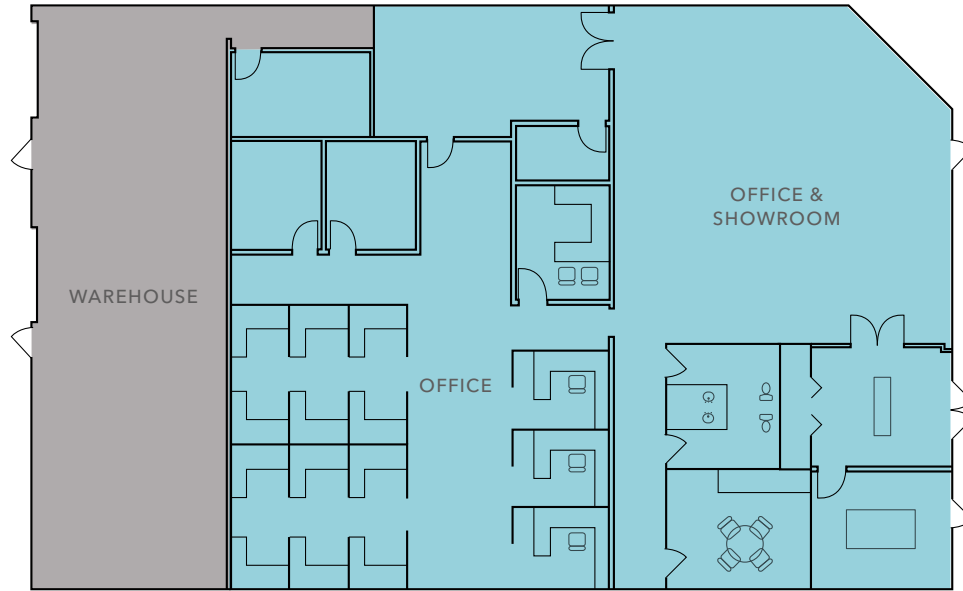
OFFICE

1,438 SF

WAREHOUSE

11/1/24

AVAILABLE



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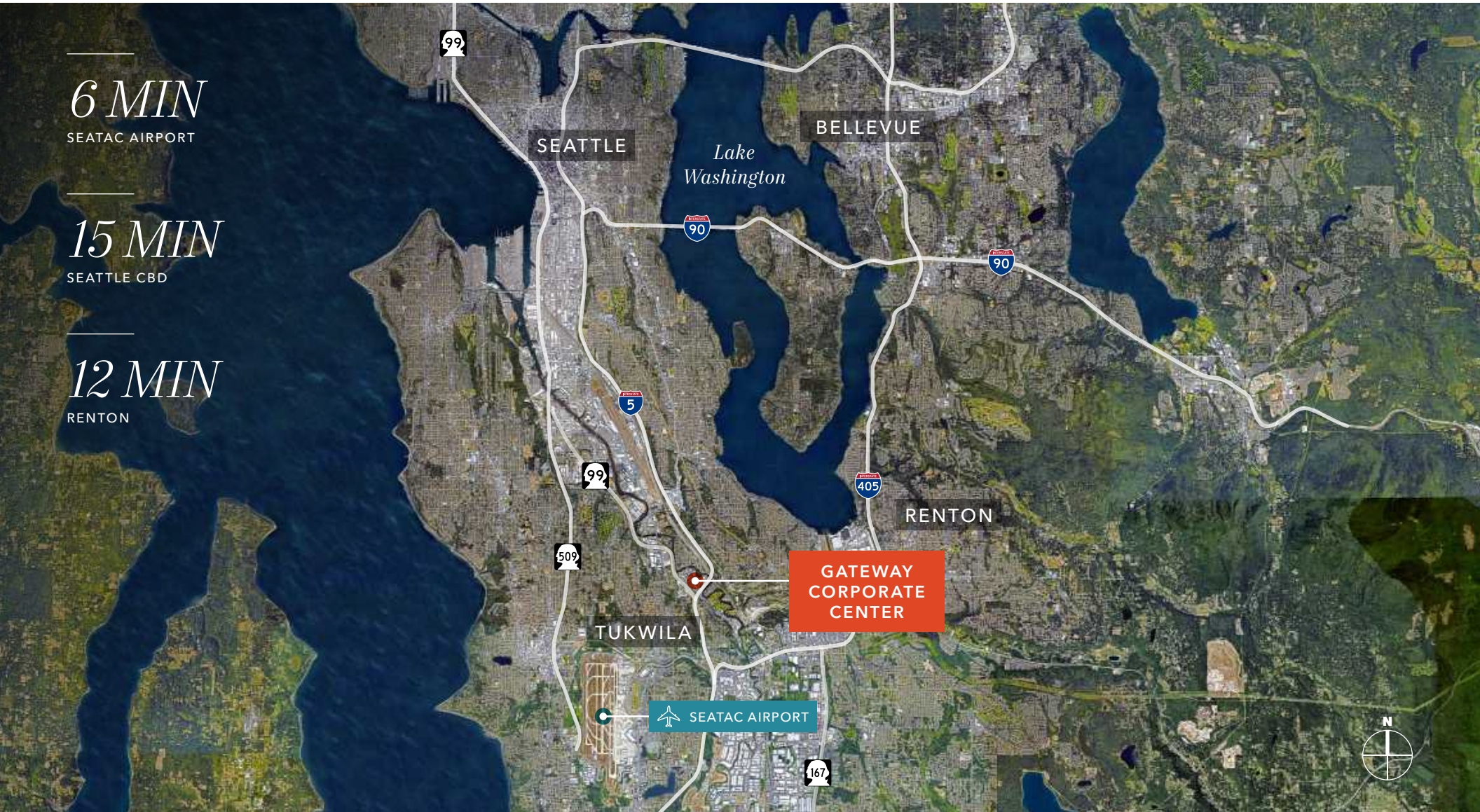


GATEWAY CORPORATE CENTER

6 MIN
SEATAC AIRPORT

15 MIN
SEATTLE CBD

12 MIN
RENTON



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