

OFFICE SPACE | UNIVERSITY DISTRICT

4512 University Way NE, Seattle WA 98105

YATES
WOOD

BROKERAGE
& PROPERTY
MANAGEMENT

FOR LEASE

PROPERTY
FOR
LEASE



4512 University Way NE, Seattle WA 98105

PROPERTY HIGHLIGHTS

- ✓ 2,434 SF, Second floor
 - ✓ Former tech space
 - ✓ Recently upgraded with new HVAC, electrical & Plumbing
 - ✓ Divided into work areas
 - ✓ Great location in the University District at 45th & University Way. 1.5 blocks from UW campus
 - ✓ \$18.00/SF + NNN & utilities
- Bonus: \$9/SF base rent year one + NNN & Utilities



DENNIS COUNTS, VICE PRESIDENT

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IOANNIS "JOHN" PANOPOULOS, BROKER

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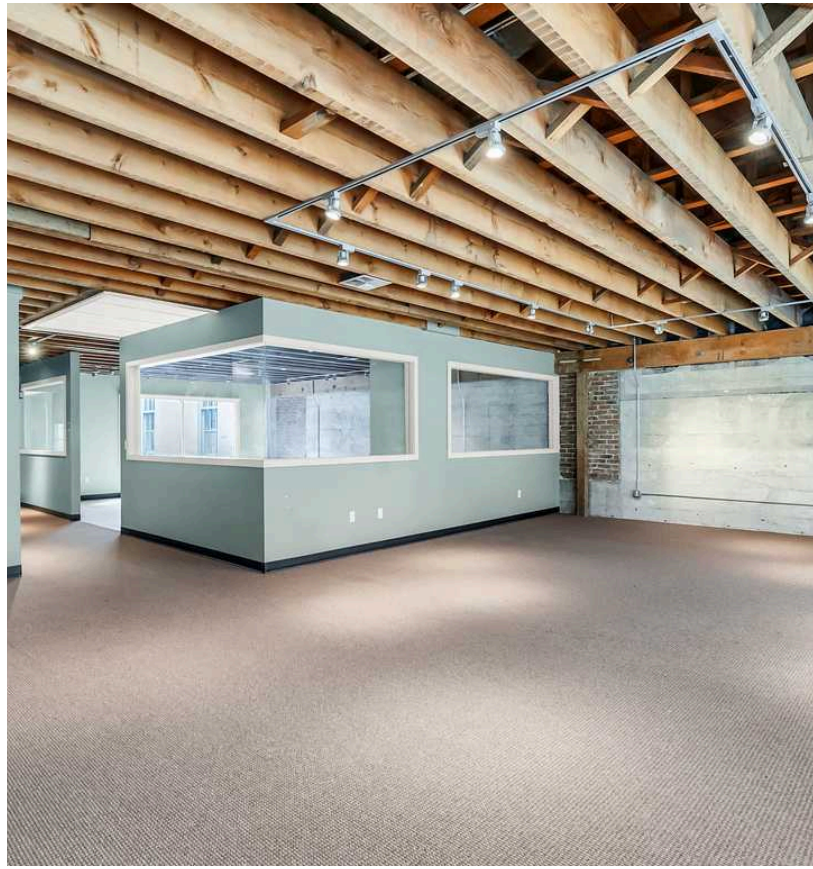
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PHOTOS

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