



Soundview Center @ Seaway - Building B
5801 23rd Dr. W • Everett, Washington 98203

26,245 SF Office/Warehouse For Lease

17,733 SF office; 8,512 SF warehouse or 11,206 SF office; 15,039 SF warehouse



11225 SE 6th St., Suite 240
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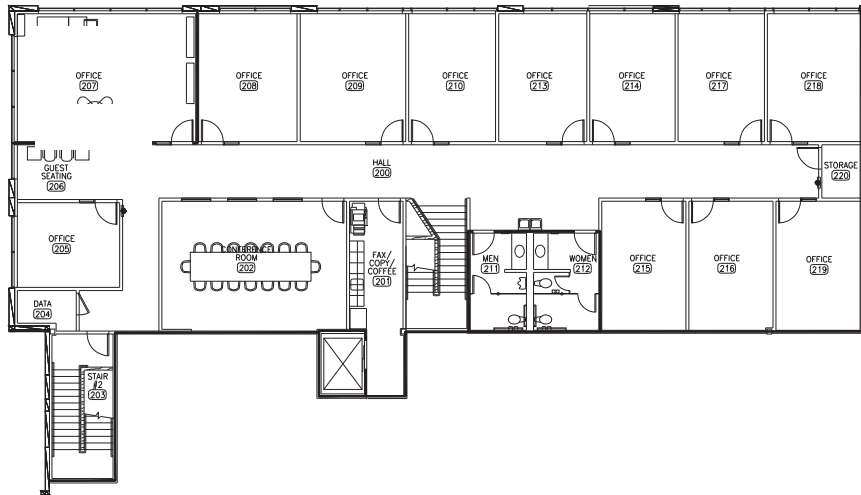
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As-Built Floor Plans

2nd floor



1st floor



- 26,245 SF total
 - 17,733 SF office: 1st floor - 12,327 SF, 2nd floor - 5,406 SF
 - 8,512 SF warehouse
- Six dock-high doors and two grade-level doors
- 24' clear height
- Class A office space with high-end finishes
- Stunning views of Puget Sound and nearby mountain ranges
- Ample parking
- Contact brokers for rates



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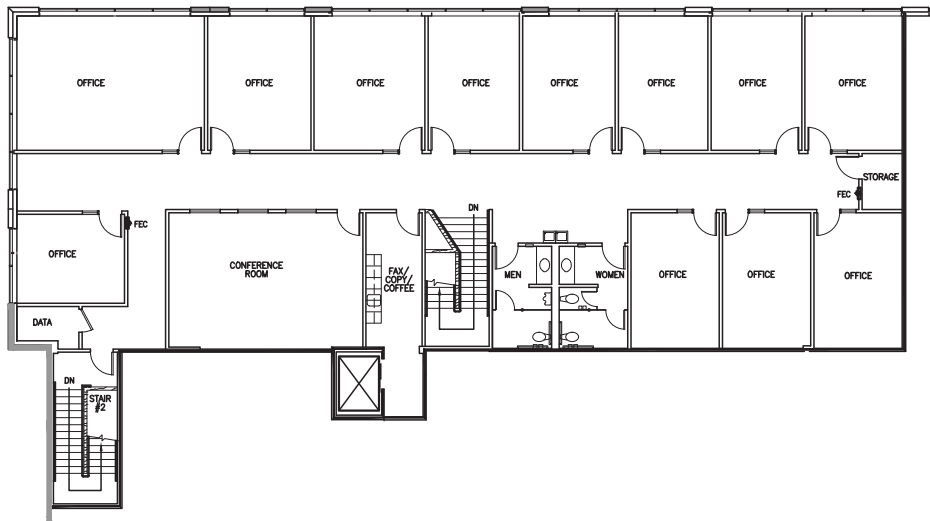
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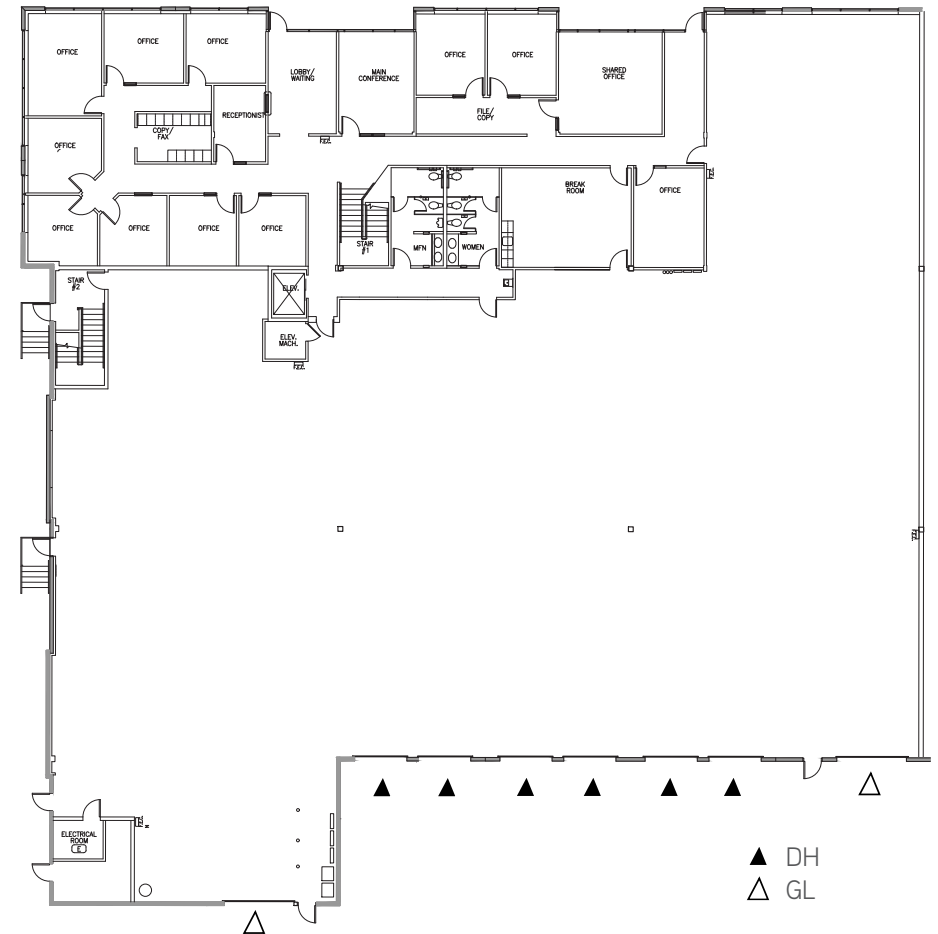
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Speculative Floor Plans

2nd floor



1st floor



Landlord will consider demoing some existing office space to create up to 15,039 RSF of warehouse area:

Total Office	11,206 SF	43.0%
1st Floor Office	5,800 SF	22.0%
2nd Floor Office	5,406 SF	20.0%
Warehouse	15,039 SF	57.0%
Total SF	26,245 SF	100.0%



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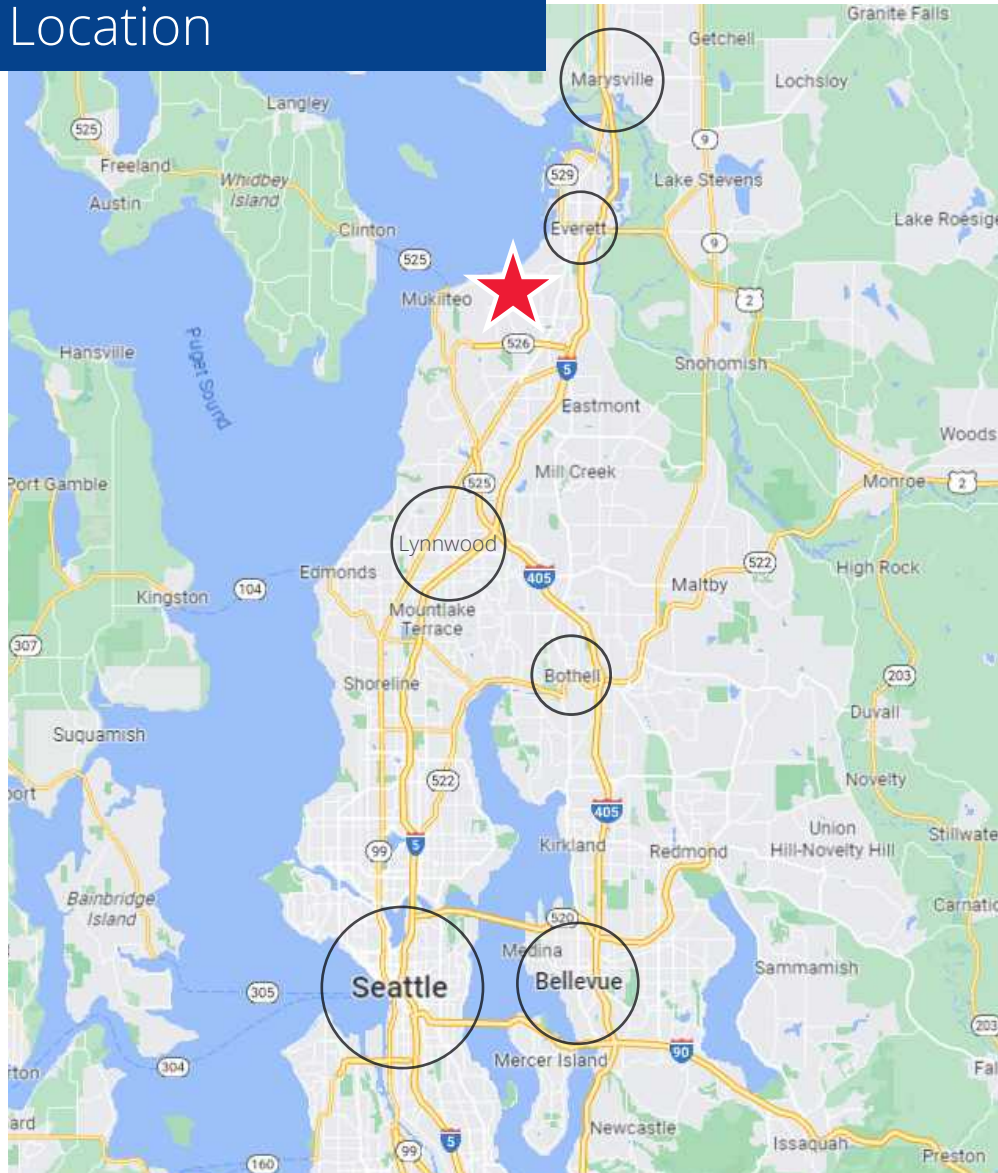
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Location



Travel time from:

Marysville	18 - 30 minutes
Everett CBD	12 - 20 minutes
Paine Field Airport	6 - 14 minutes
Lynnwood	18 - 25 minutes
Bothell	20 - 30 minutes
Bellevue CBD	35 - 45 minutes
Seattle CBD	30 - 45 minutes

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