

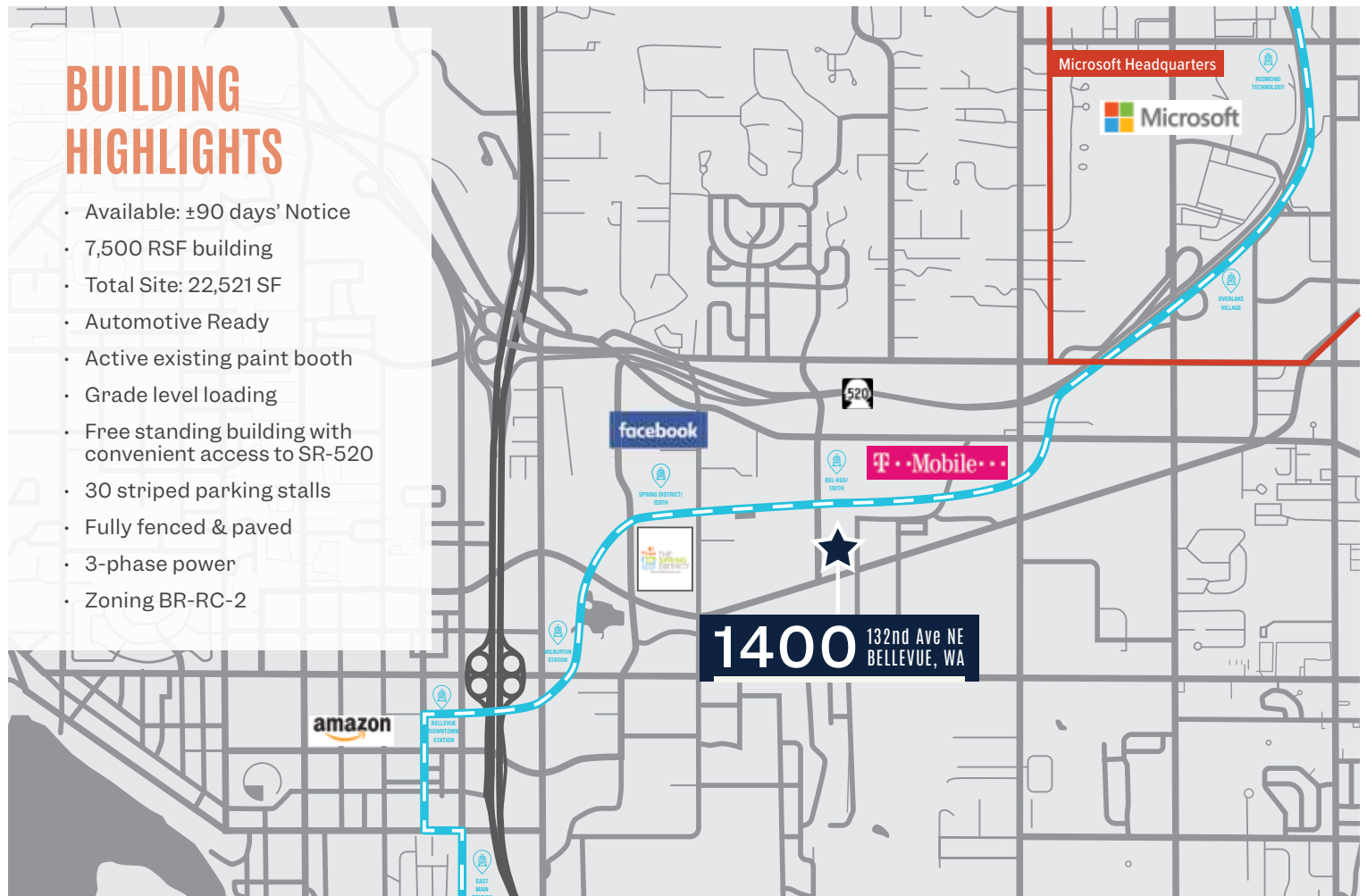
# 1400 132nd Ave NE BELLEVUE, WA FOR LEASE



**STAND ALONE 7,500 SF BUILDING WITH FENCED YARD**

## BUILDING HIGHLIGHTS

- Available: ±90 days' Notice
- 7,500 RSF building
- Total Site: 22,521 SF
- Automotive Ready
- Active existing paint booth
- Grade level loading
- Free standing building with convenient access to SR-520
- 30 striped parking stalls
- Fully fenced & paved
- 3-phase power
- Zoning BR-RC-2



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## SITE PLAN





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## NEARBY AMENITIES

- |                             |                                  |
|-----------------------------|----------------------------------|
| 1. Overlake Medical Center  | 10. Amore Coffee                 |
| 2. Whole Foods              | 11. Flying Fish                  |
| 3. Bellevue Brewing Company | 12. Safeway                      |
| 4. Facing East Taiwanese    | 13. Ezells Famous Chicken        |
| 5. Teriyaki Express         | 14. Dickey's Barbecue Pit        |
| 6. Cascadian Pizza          | 15. Steve's Bar & Grill          |
| 7. Mercurys Coffee Co       | 16. Bellevue Family YMCA         |
| 8. Royal Kitchen Chinese    | 17. Asian Family Market Bellevue |
| 9. CrossFit 425             | 18. Fred Meyer                   |

## APARTMENTS

1. AMLI Spring District
2. Sparc at Spring District
3. Arras Apartments
4. Glendale Apartments
5. Yuhl Building
6. Block B
7. Belmont Place Apartments
8. The Palisades Apartments
9. Woodland Commons Apartments

**5**  
minutes  
TO DOWNTOWN  
BELLEVUE

**10**  
minutes  
TO DOWNTOWN  
REDMOND

*The information contained herein has been given to us by the owner or sources which we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Prospective tenants should carefully verify all information contained herein.*