



FOR LEASE

4720 200th Steet SW
Lynnwood, Washington 98036

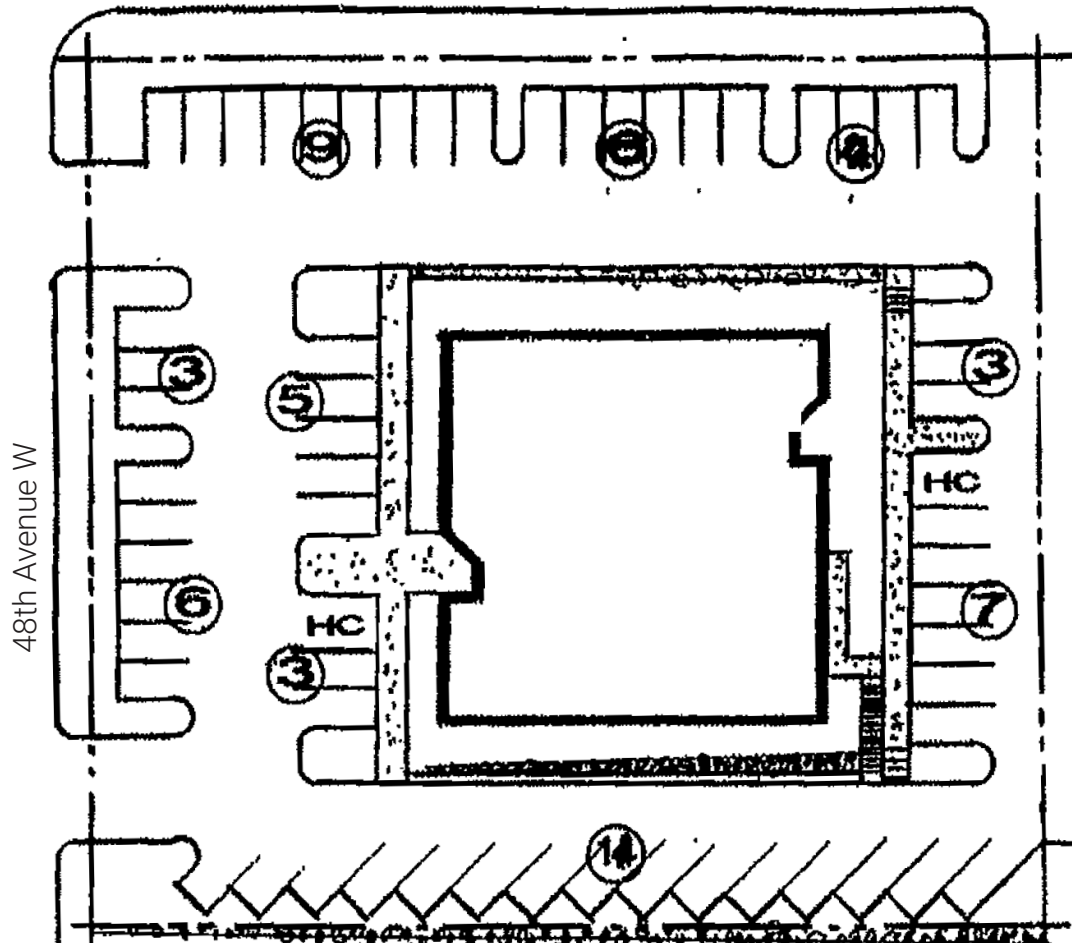


CLS BUILDING

Kyle Nordby

First Western Properties, Inc. | 425.822.5522 | fwp-inc.com
11621 97th Lane NE, Kirkland, Washington 98034

200 Street SW



4720 200TH STREET SW:

1,873 SF

\$20.00 PSF

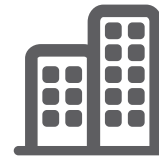
- Available Suite 205: 1,873 SF
- Gross Leases
- Janitorial to Common Area Only
- 15,960 SF Two Story Building
- Parking Provided: 57 Stalls
- Moments from Sound Transit Metro Station. Light Rail Opens September 14th



Population



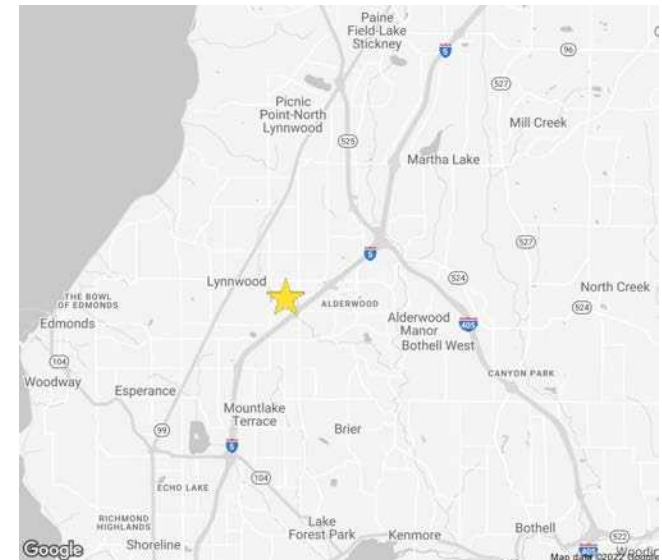
Average HH Income

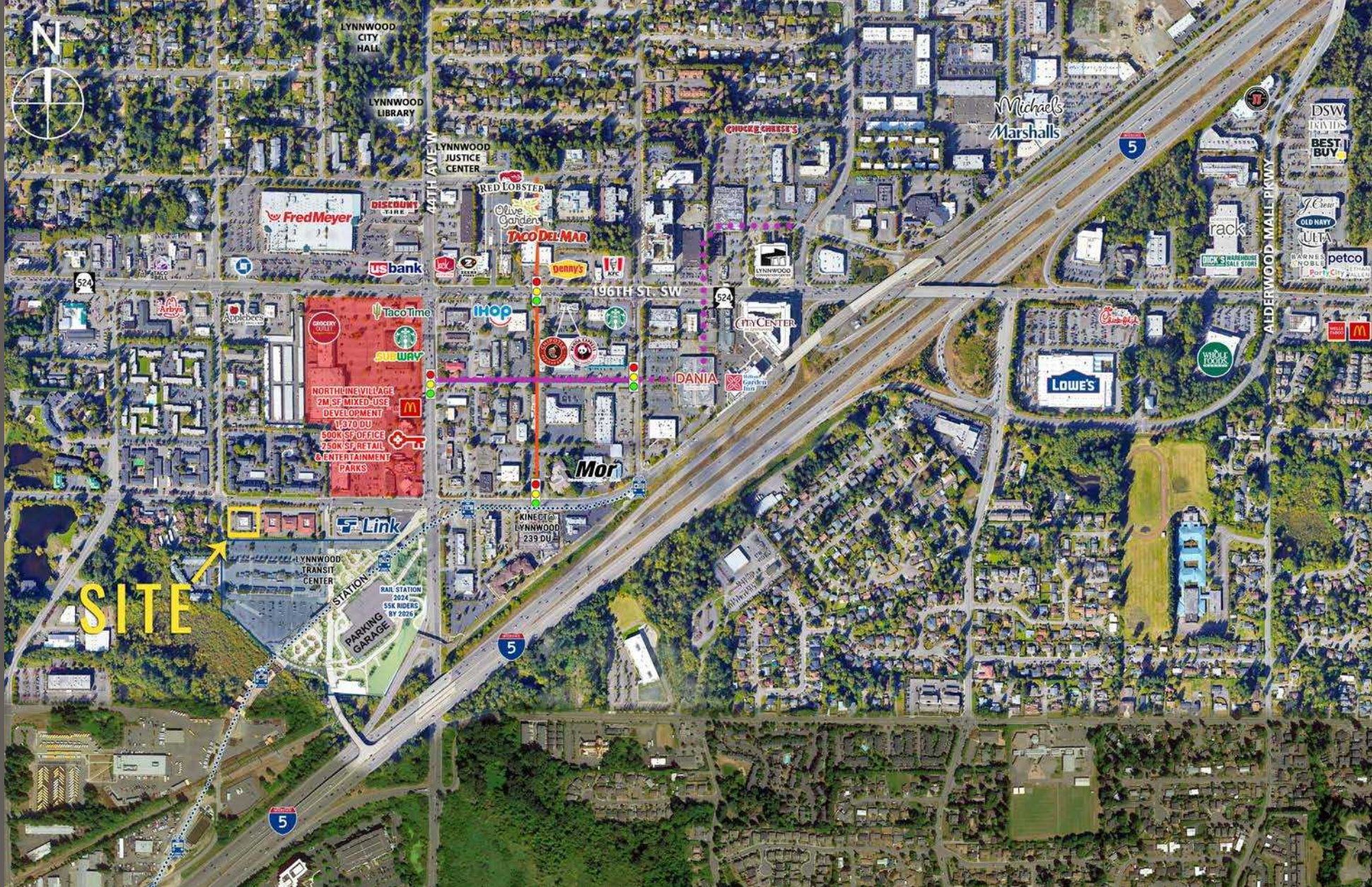


Daytime Population

Regis - 2024

| | Population | Average HH Income | Daytime Population |
|--------|------------|-------------------|--------------------|
| Mile 1 | 18,731 | \$104,158 | 9,705 |
| Mile 3 | 138,268 | \$149,353 | 46,222 |
| Mile 5 | 336,887 | \$161,881 | 100,179 |





Located in the Commercial Core of Snohomish county



Adjacent to Lynnwood Transit Center



Minutes from I-5, SR 524, & Hwy 99



357,893 Households in Trade Area

KIRKLAND | TACOMA | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

KYLE NORDBY

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