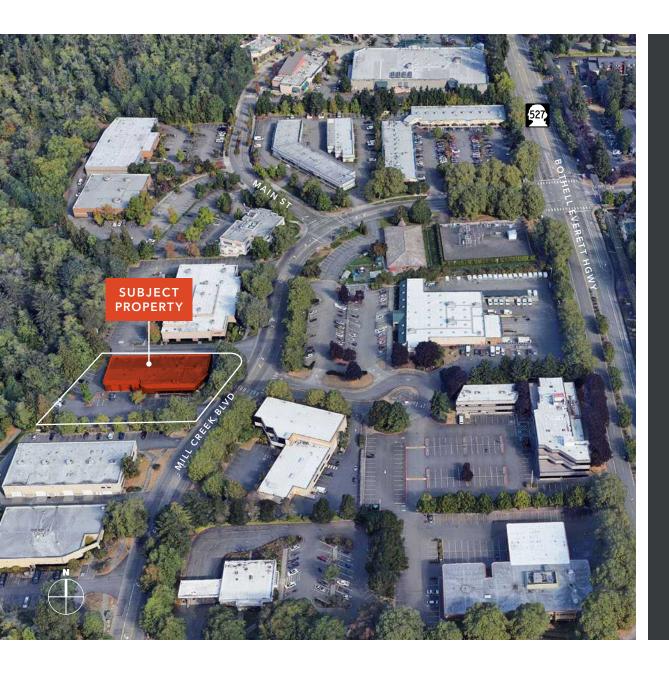


Former Snohomish County Sheriff's Building with Warehouse Available for Lease in Mill Creek Business Park

4,661 SF

10,340 SF

5,679 SF



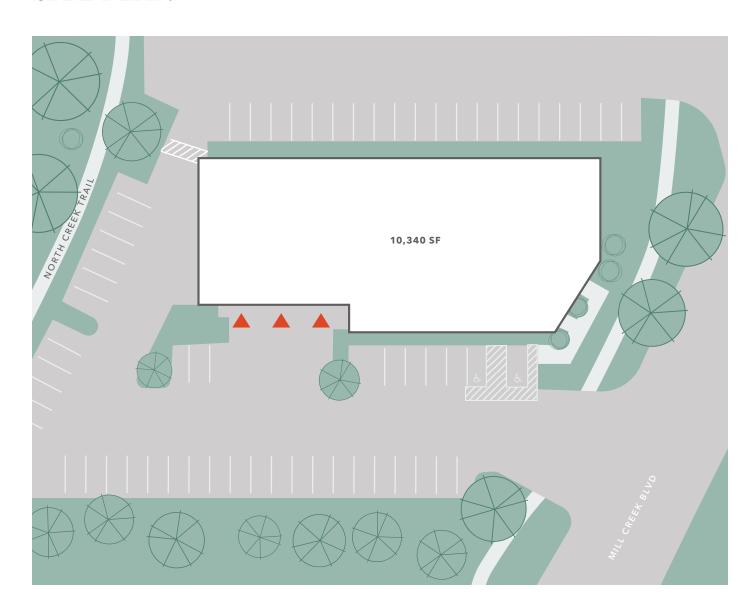
PROPERTY FEATURES

BUILDING AREA	10,340 SF
OFFICE AREA	5,679 SF
WAREHOUSE AREA	4,661 SF
WH CLEAR HEIGHT	16'
LAND AREA	44,886 SF
PARKING	48 spaces
CONSTRUCTION	Tilt-up concrete walls
POWER	400 amp, 480 volt, 3-phase, 4 wire electrical panels
LOADING	3 oversized, grade-level doors
LEASE RATE	Office: \$2.15/SF/month Warehouse: \$1.50/SF/month
EST. NNN	\$0.53/SF/month
ZONING	Business Park (BP)
AVAILABLE	TBD

\$2.15/SF \$1.50/SF

AVAILABLE FOR LEASE KIDDER MATHEWS

SITE PLAN



44,886 SF

LAND AREA

48

PARKING STALLS

3

OVERSIZED GRADE-LEVEL LOADING DOORS

16

WAREHOUSE CLEAR HEIGHT

TBD AVAILABLE

Grade-level loading

FLOOR PLAN

Conference Room Storage Rooms Break Room Open Open Office Office Kitchenette Open Office Office Warehouse Office Mail Printing Server Reception Open Office Office Office Office Electrical Mezzanine Office

10,340 SF

5,679 SF

OFFICE AREA

4,661 SF

WAREHOUSE AREA

419 SF

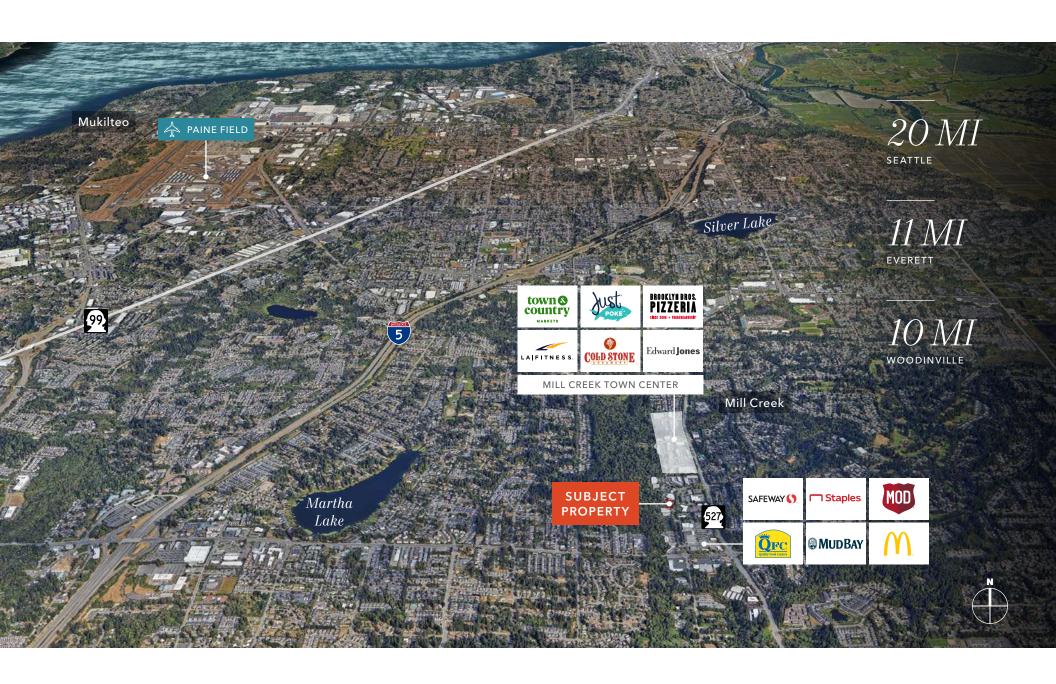
MEZZANINE

TBD AVAILABLE

Grade-level loading

AVAILABLE FOR LEASE

KIDDER MATHEWS



AVAILABLE FOR LEASE

KIDDER MATHEWS



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