

OFFICE FOR LEASE

2201 MEDICAL BUILDING

2201 S 19TH STREET, TACOMA, WASHINGTON

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



LISTING INFORMATION

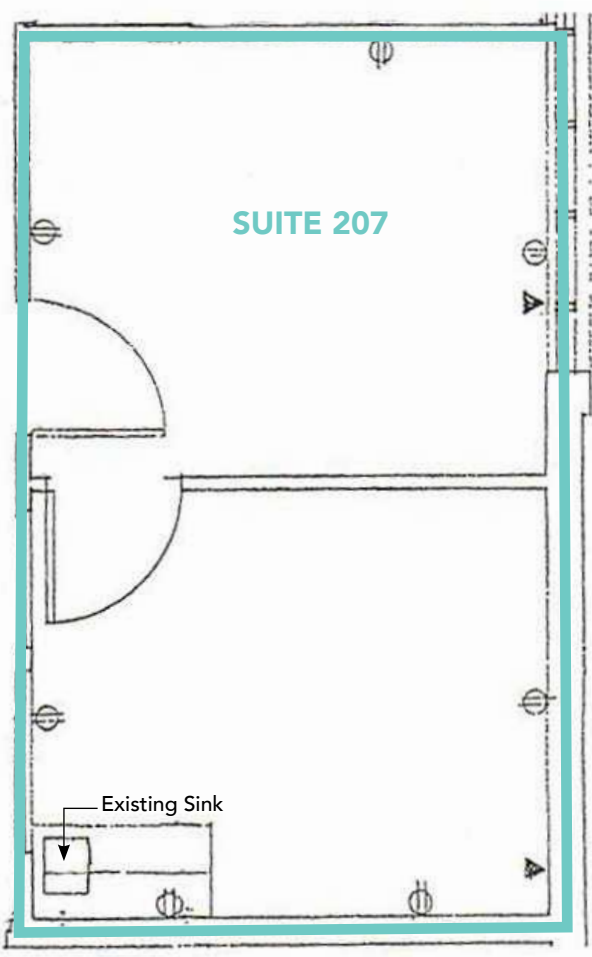
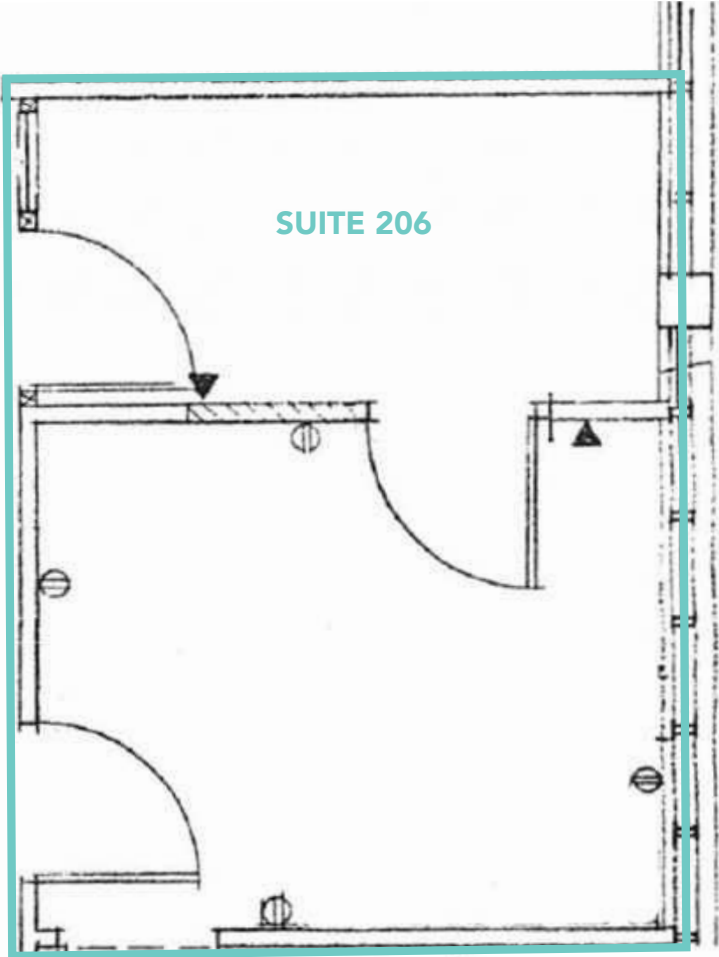
AVAILABLE:	Suite 206*: 227 SF
	Suite 207*: 283 SF
	<i>*Can be combined: 560 SF</i>
	Suite 200: 2,415 SF
	Suite 104: 4,486 SF (Available 10/2026)
LEASE RATE:	\$22.00 PSF + NNN
NNN'S:	\$11.70 PSF
PARKING:	4+/1,000

COMMENTS

The property is close to Allenmore Hospital, Tacoma General Hospital, and St. Joseph's Medical Center (Virginia Mason Franciscan Health). Building and Suites are ADA accessible. The site is in close proximity to Highway 16 and Interstate 5.



FLOOR PLANS

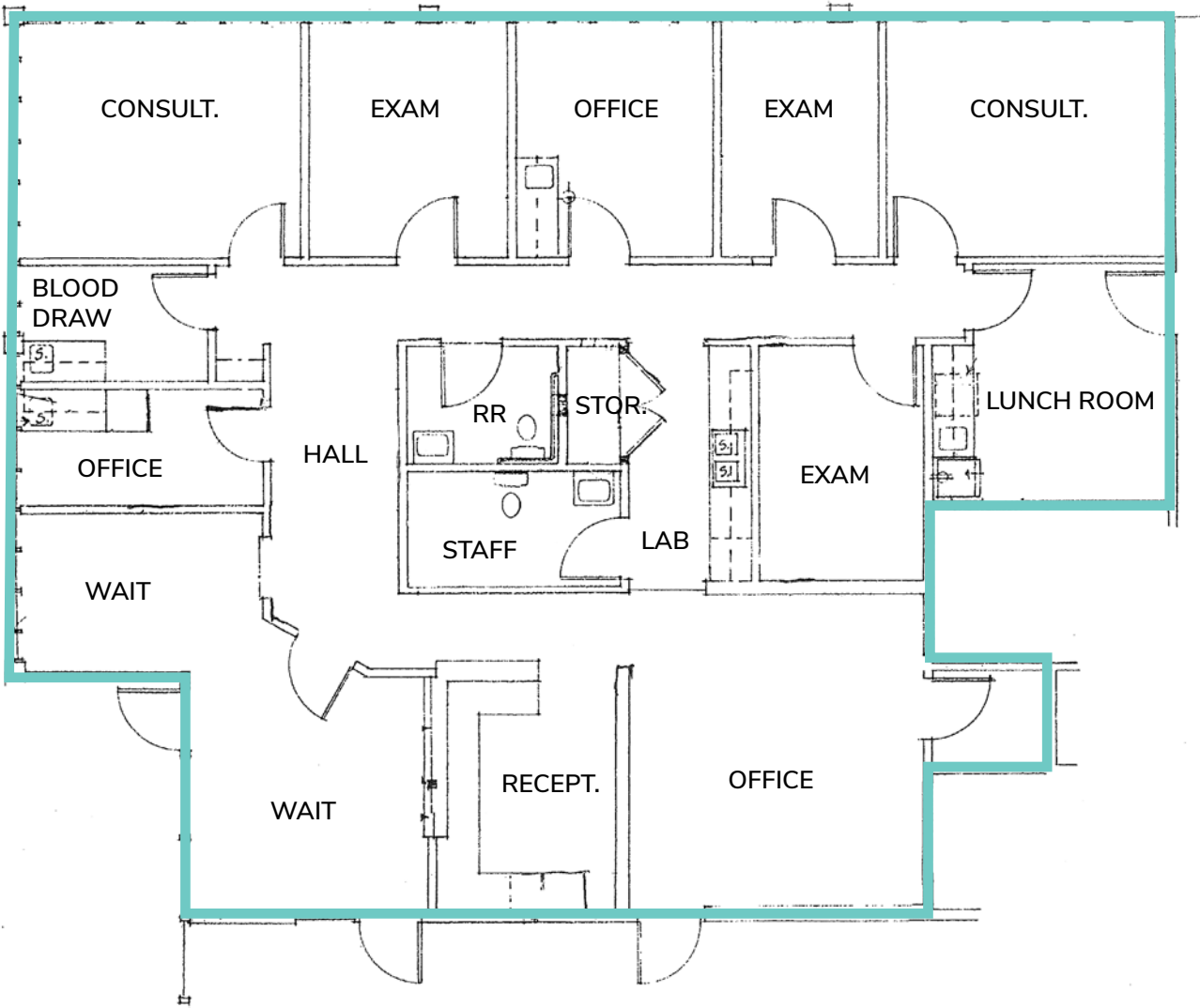


AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 206	277 SF	NNN	\$22 SF/Yr	Available now
Suite 207	283 SF	NNN	\$22 SF/Yr	Has existing sink
206 & 207	560 SF	NNN	\$22 SF/Yr	Suites can be combined

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

FLOOR PLAN

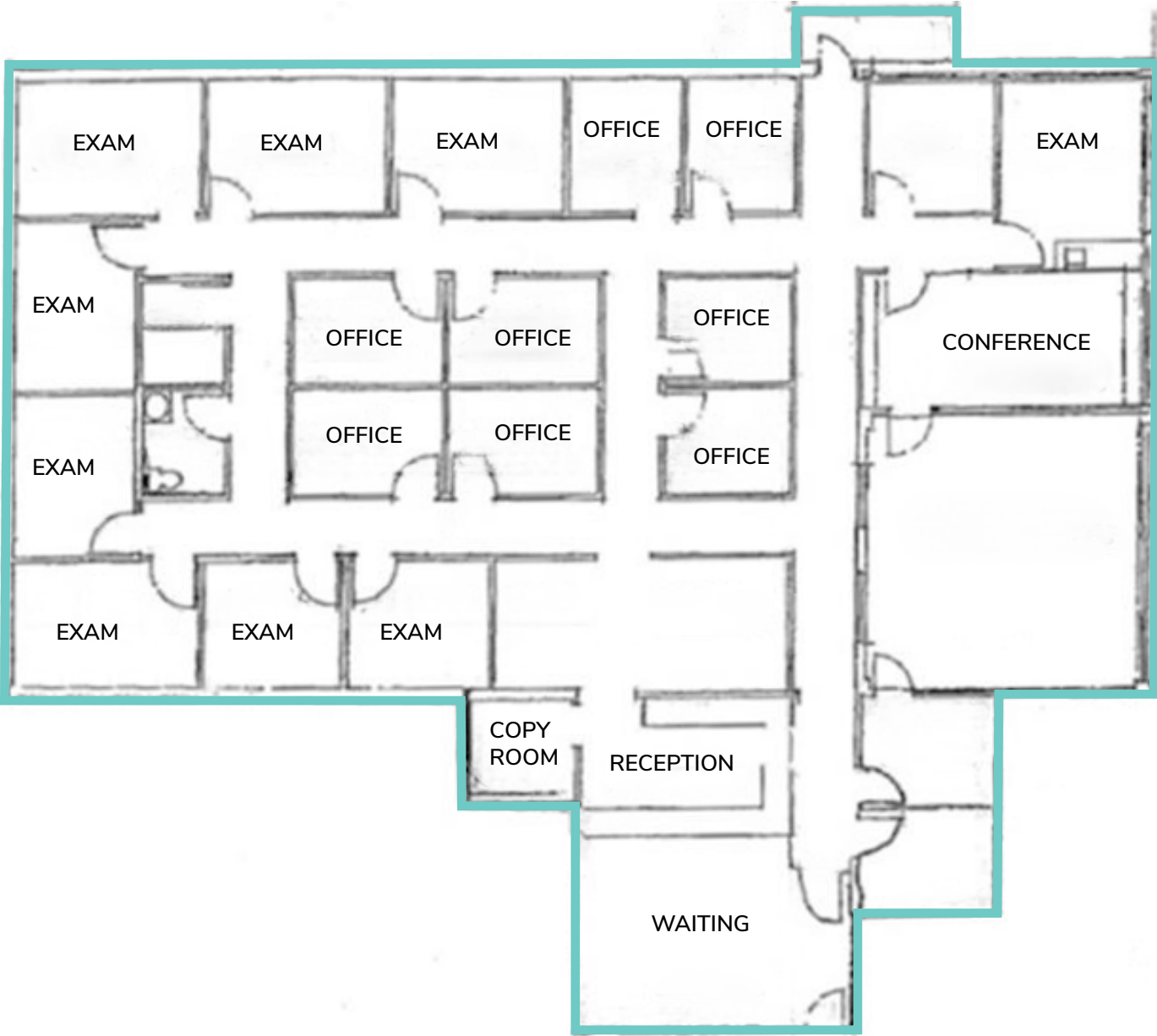


AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 200	2,514 SF	NNN	\$22 SF/Yr	Available now

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FLOOR PLAN



AVAILABLE SPACES

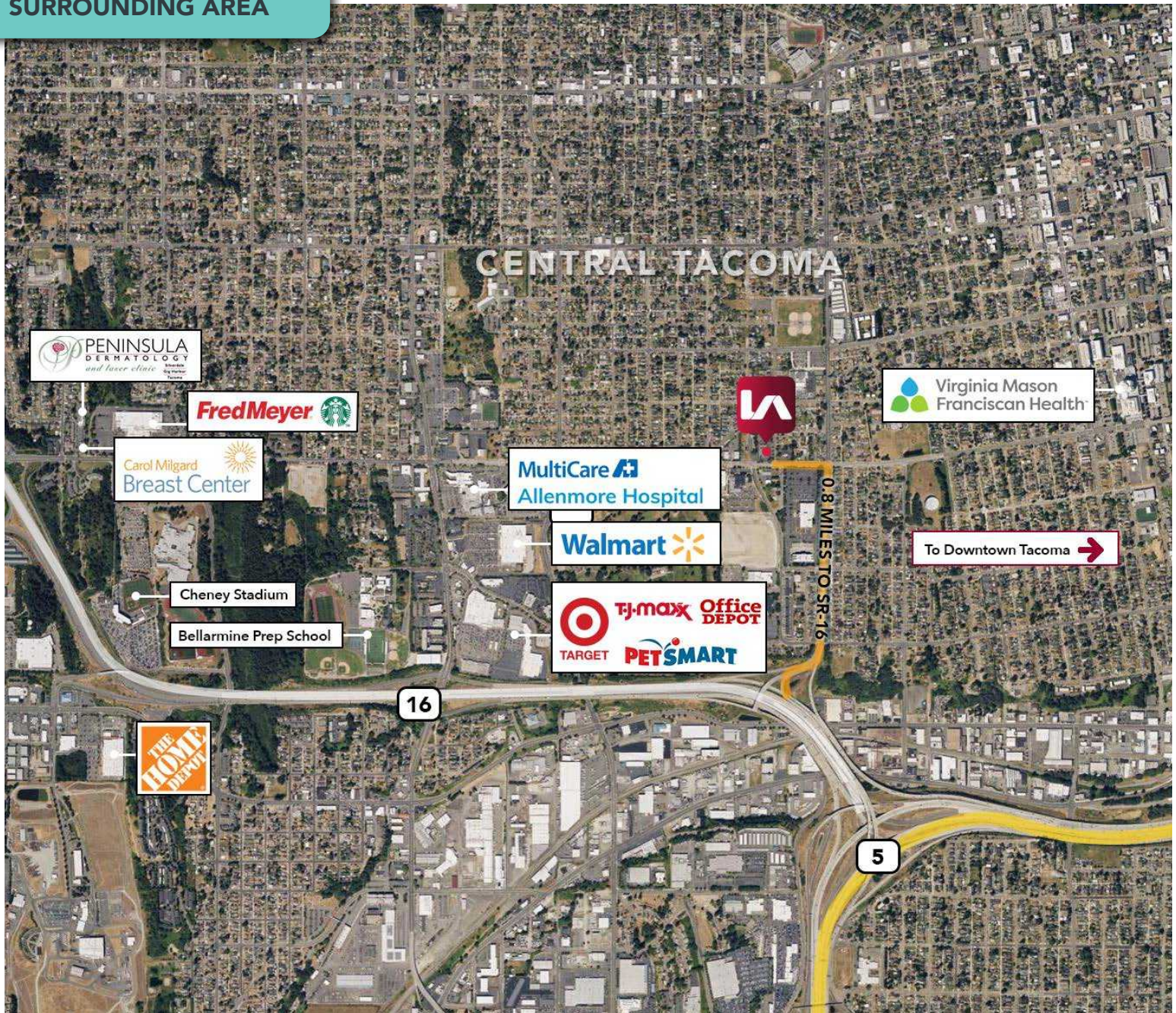
SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 104	4,486 SF	NNN	\$22 SF/Yr	Available October 1, 2026

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SURROUNDING AREA



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