

FOR LEASE

CASCADE BUSINESS PARK

*Spaces for Lease in an Industrial / Flex
Park with Immediate Access to I-90*

1045 - 1145 12TH AVE NW, ISSAQUAH, WA



CASCADEBUSINESSPARK.COM

km Kidder
Mathews

CASCADE BUSINESS PARK

Property Overview

6-building complex, totaling $\pm 96,000$ SF office, warehouse, and flex space

Immediate access to I-90 and SR-900

One block away from Issaquah Transit Center

Park-like setting off of Newport Way, next to Tibbets Park

Locally owned and managed

Professionally maintained facilities

Flexible rates and configurations

Ample free parking

Walking distance to restaurants, grocery stores, banks, and coffee shops

2 MINS

TO ISSAQUAH
TRANSIT CENTER

2 MINS

TO SR-900

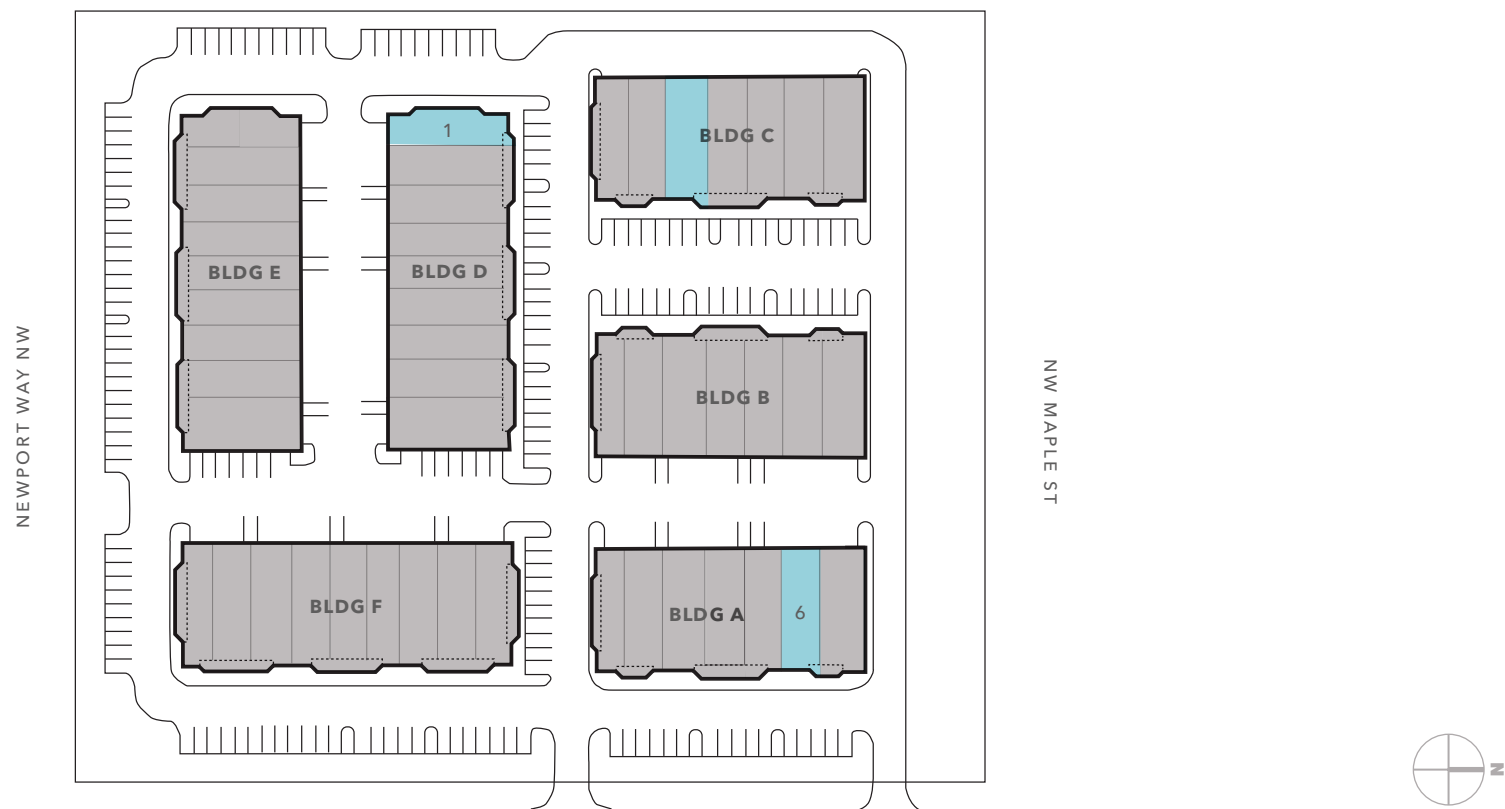
3 MINS

TO I-90

5 MINS

TO RETAIL STORES





AVAILABILITIES

Building	Unit	Total SF	Office SF	Warehouse SF	Potential High Tech Lab Space	Lease Rate SF/Month	Lease Type	Available	Virtual Tour
A	6	1,919 SF	509 SF	1,410 SF	-	\$2.10	NNN	Now	
C	3	2,186 SF	1,093 SF	1,093 SF	-	\$2.10	NNN	11/1/25	
D	1	2,131 SF	1,031 SF	300 SF	800 SF	\$2.10	NNN	Now	TOUR SUITE D1

BUILDING A - UNIT 6

1,919 SF

TOTAL SF

\$2.10 SF

LEASE RATE PER MONTH + NNN

NNN

LEASE TYPE

NOW

AVAILABLE



▲ Grade level loading

■ Warehouse

■ Office

BUILDING C - UNIT 3

2,186 SF

TOTAL SF

\$2.10 SF

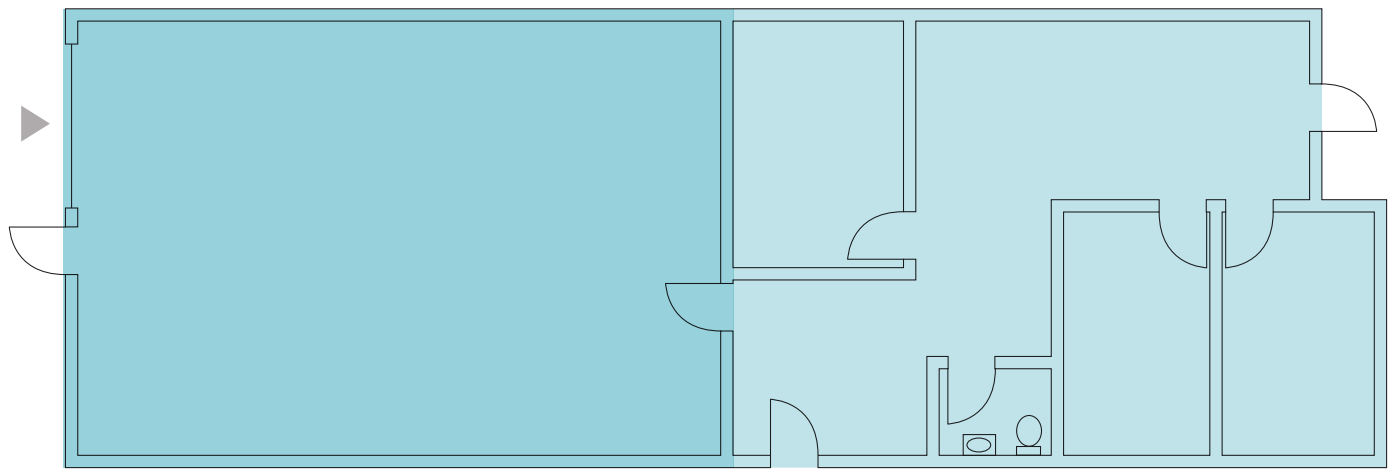
LEASE RATE PER MONTH + NNN

NNN

LEASE TYPE

11/1/2025

AVAILABLE

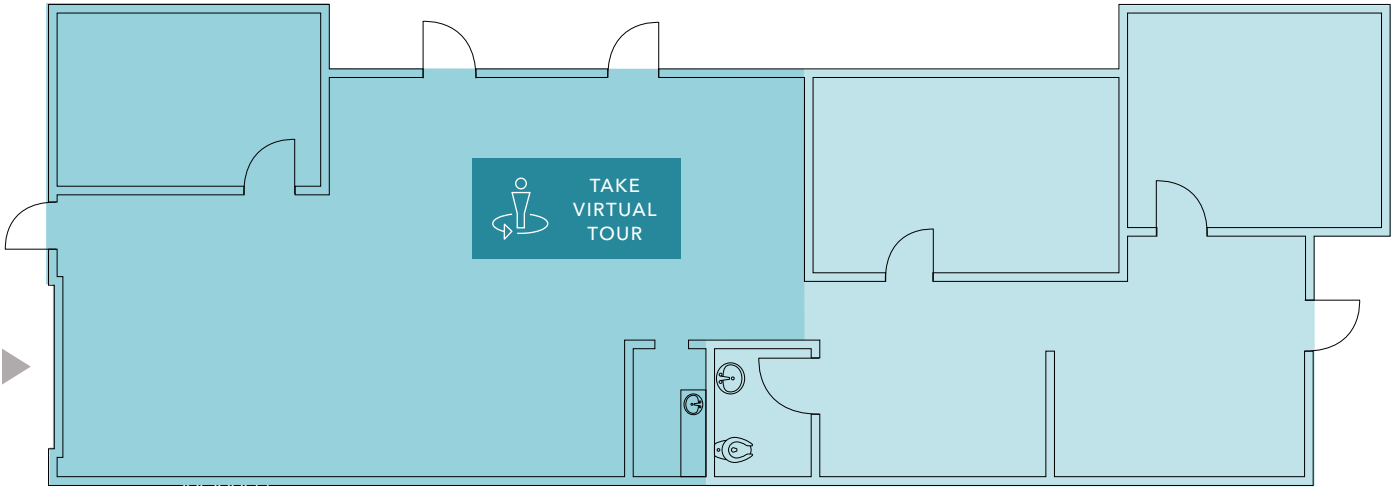


▲ Grade level loading

■ Warehouse

■ Office

BUILDING D - UNIT 1



2,131

TOTAL SF

\$2.10 SF

LEASE RATE PER MONTH + NNN

NNN

LEASE TYPE

NOW

AVAILABLE



Grade level loading



Warehouse



Office

CASCADE BUSINESS PARK





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