

OFFICE
LEASE



Waterworks Building

123 2nd Ave S | Edmonds, WA

Jeff Ayers

Owner | Designated Broker

425.275.2406

jeff@ayerscommercialgroup.com

Andrew Ayers

Broker

206.300.0459

andrew@ayerscommercialgroup.com

Cole Soreano

Broker

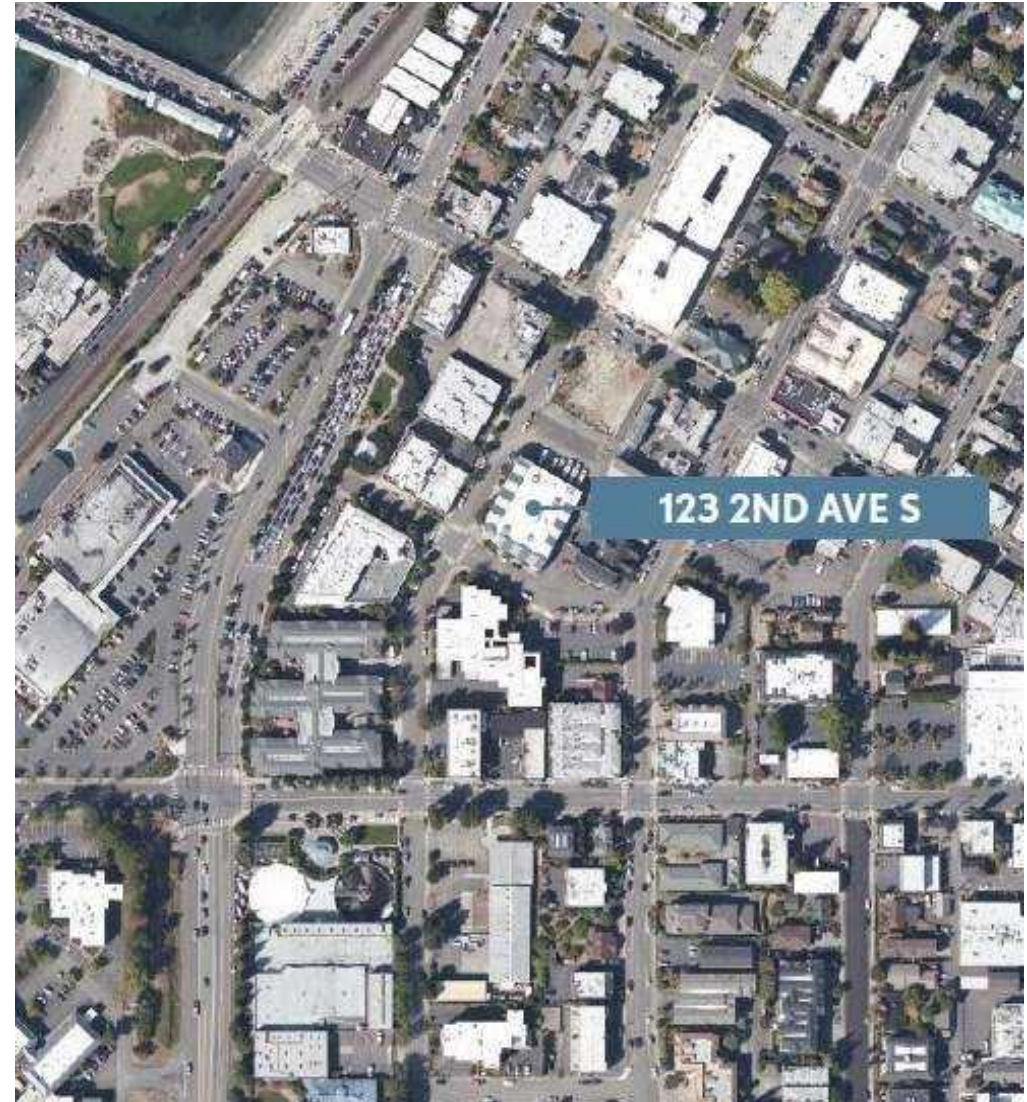
206.683.6871

cole@ayerscommercialgroup.com



PROPERTY FEATURES

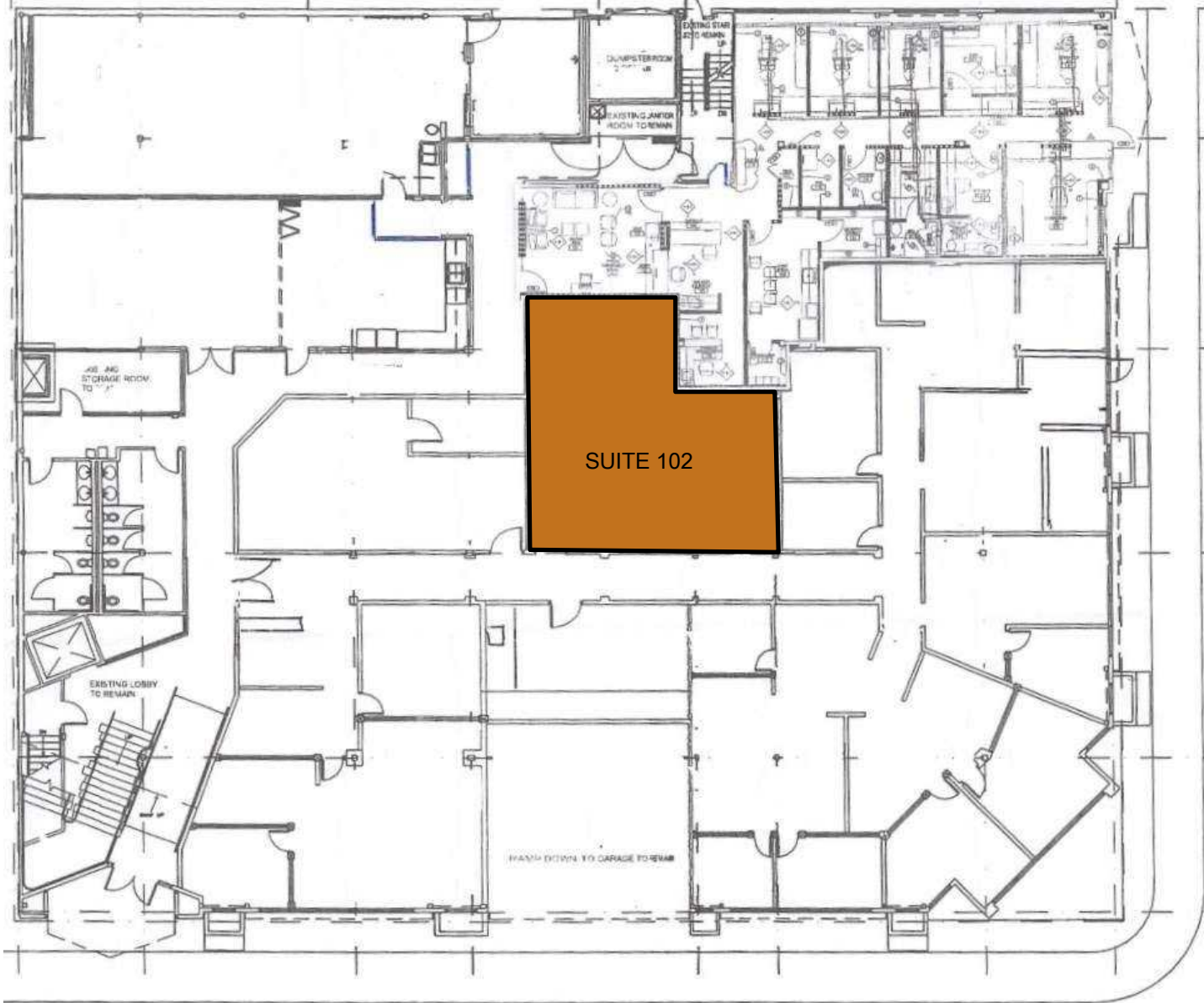
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|------------|--|
| YEAR BUILT | 2002 |
| LEASE TYPE | NNN |
| UTILITIES | Included in Rent |
| INTERNET | Comcast |
| PARKING | Available Stalls in Building Garage. City Street Permit Parking. |
| JANITORIAL | Inside Office 5X Per Week |
| HVAC | Yes |



AVAILABLE SPACES

| Suite | Square Feet | Base Rent | NNN | Total | Notes |
|-------|-------------|-----------|-------|---------|--|
| 102 | 1,278 | \$2,450 | \$878 | \$3,328 | Professional office space in downtown Edmonds. The space includes open area and a private office. Also has access to shared kitchen area and 2 parking spaces in secure parking garage. ADA accessible. Available now. |

FLOOR PLAN



EMPLOYEE PARKING MAP

