



FOR LEASE

4776 Shilshole Ave

Seattle, WA

Prime Ballard warehouse location oversized grade door available February 2026.

PROPERTY HIGHLIGHTS

- + 7,210 SF Available
- + 1 Oversized grade door
- + 21' Ceiling height
- + Floor drains
- + Available February 1, 2026

AVAILABLE SF

7,210 SF

OFFICE SF

±325 SF

PRICE/SF

\$1.35

2025 NNN

\$0.34

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nai-psp.com

Warehouse for
lease in Ballard
neighborhood.



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