

WASHINGTON HARDWOODS

BUILDING 1

WASHINGTON
HARDWOODS

FOR LEASE

*Idyllic, 15,596 Square Foot Incubator Available for Lease
in the Heart of Seattle. Business Grows Here!*

3257 17TH AVE W, BUILDING 1
SEATTLE, WA

3,108 SF
SUITE 102

9,352 SF
SUITES 102 - 104

6,244 SF
SUITE 201



PROPERTY HIGHLIGHTS

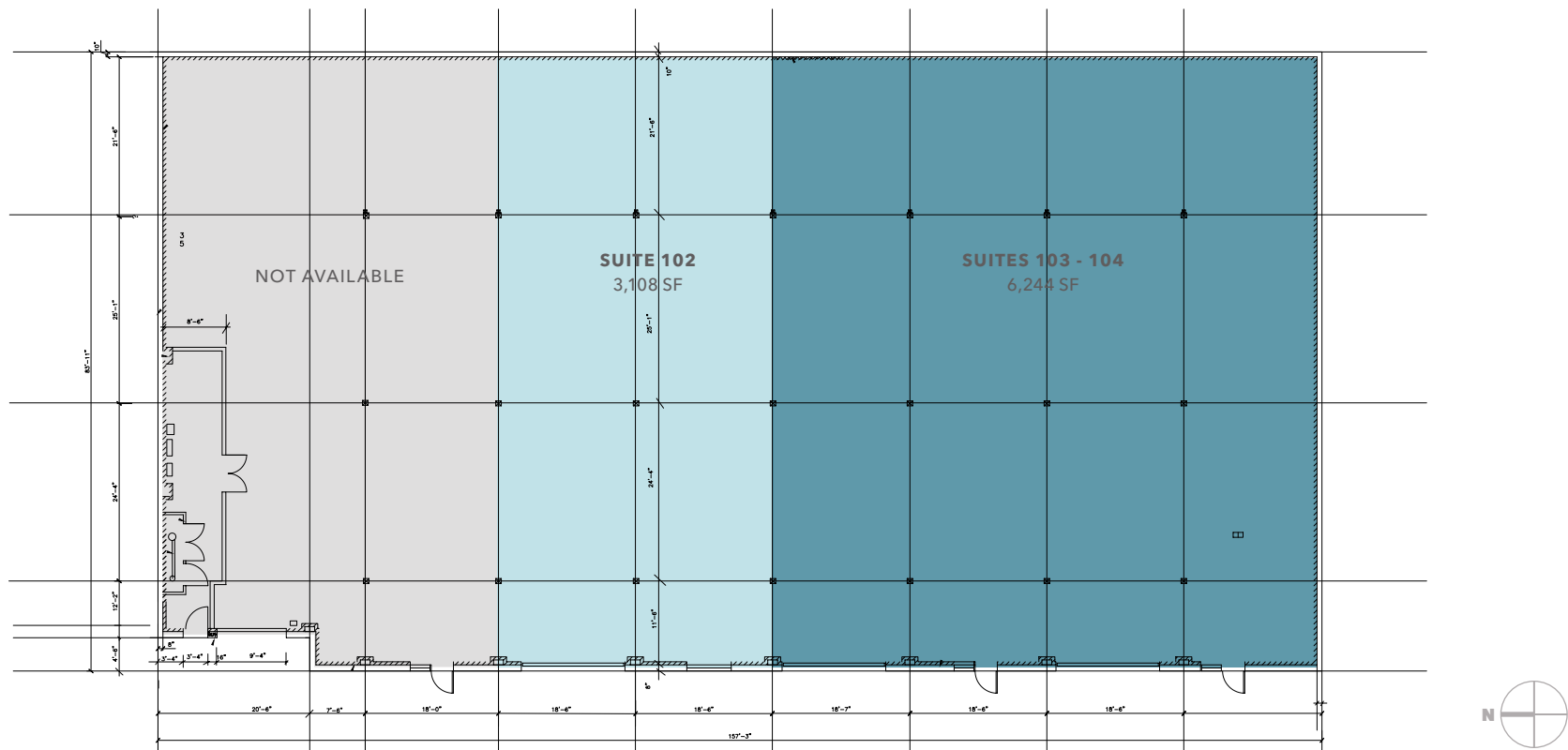
SF AVAILABLE	Total	15,596 SF
	Suite 102	3,108 SF
	Suites 103-104	6,244 SF
	Suite 201	6,244 SF
SF OFFICE	1,350 SF available in Suite 201	
COMBINATIONS	Can rent Suites 102 - 104 together for a total of 9,352 SF	
LOADING	3 GL, 1 DH & 3 R/R	
OWNERSHIP	Local	
POWER	200 - 800 amps 3-phase power 208 volts	
RATES	\$1.55 PSF per month, NNN	

\$1.55
PSF/MO, NNN

3,108
SF SUITE 102

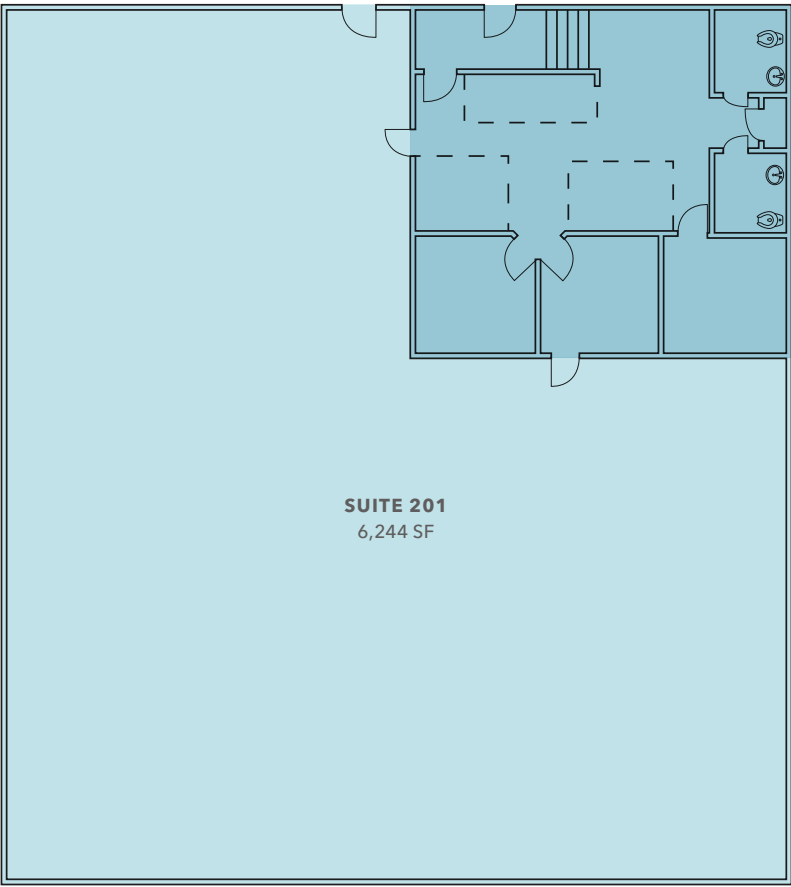
9,352
SF SUITES 102 - 104

6,244
SUITE 201



FIRST FLOOR PLAN

Suite Configurations	Size	Loading	Power	Comments
Suite 102	3,108 SF	1 GL	400 amps 3-phase power 208v	Sprinklered, 1 R/R
Suites 103 - 104	6,244 SF	2 GL	800 amps 3-phase power 208v	Sprinklered, 2 R/R
Suites 102 - 104	9,352 SF	3 GL	1,200 amps 3-phase power 208v	Sprinklered, 3 R/R



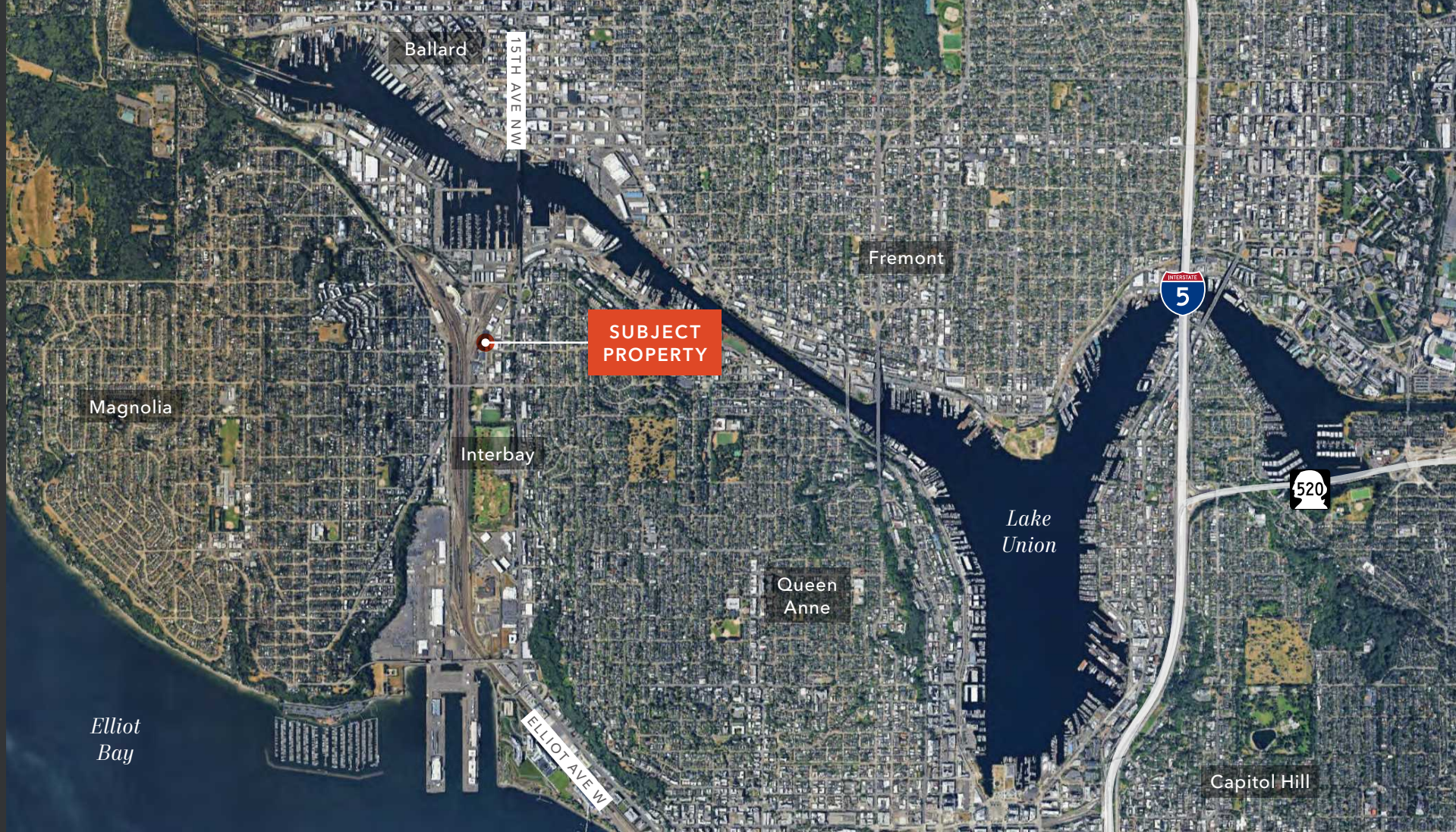
LEGEND

- Office
- Warehouse



SECOND FLOOR PLAN

Suite Configurations	Size	Loading	Power	Comments
Suite 201	6,244 SF (1,350 SF Office)	1 DH	200 amps 3-phase power 208v	Sprinklered, available now



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