



## Commencement Bay Medical Building

3716 Pacific Avenue South, Tacoma, WA 98418

Commencement Bay Medical Building offers a convenient location on Pacific Avenue just off 38th St. in Tacoma. The building is centrally situated for easy access to four major roadways - SR-7, I-705, SR-16, and I-5, as well as to downtown Tacoma. There is ample lighted parking in both the front and the upper lots, and the office suites are handicap accessible.

Two suites are available for lease. Suite H is a vacant 1,200sf office with a waiting room, receptionist's office, staff and patient restrooms, kitchenette, lab-type room, one private office, and an exam room, which was previously two exam rooms and could be again. Suite E is 1,472sf of medical office space featuring a spacious waiting room with window into a large receptionist's office, five exam rooms, a private office, storage room, and rest-room. (Please do not disturb tenants, but do call broker to arrange a tour.)

### Overview

- Suite H of 1,200sf professional office
- Suite E of 1,472sf medical office
- Ample lighted parking
- Easy access to multiple freeways
- Asking lease rate: \$20/sf/yr MG
- Located one block off 38th St.

DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.



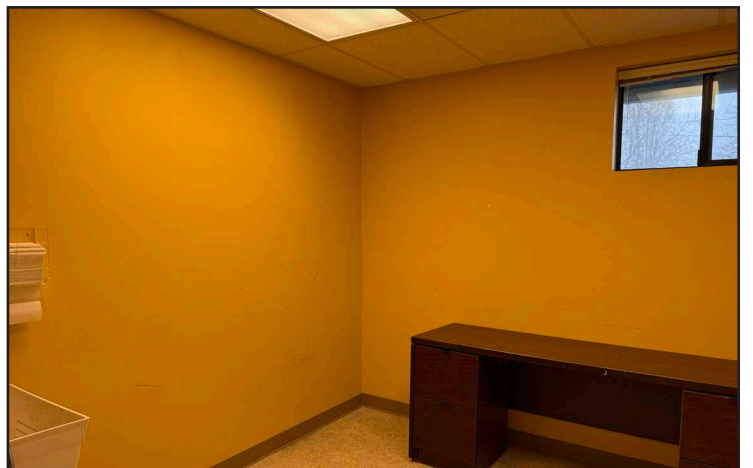
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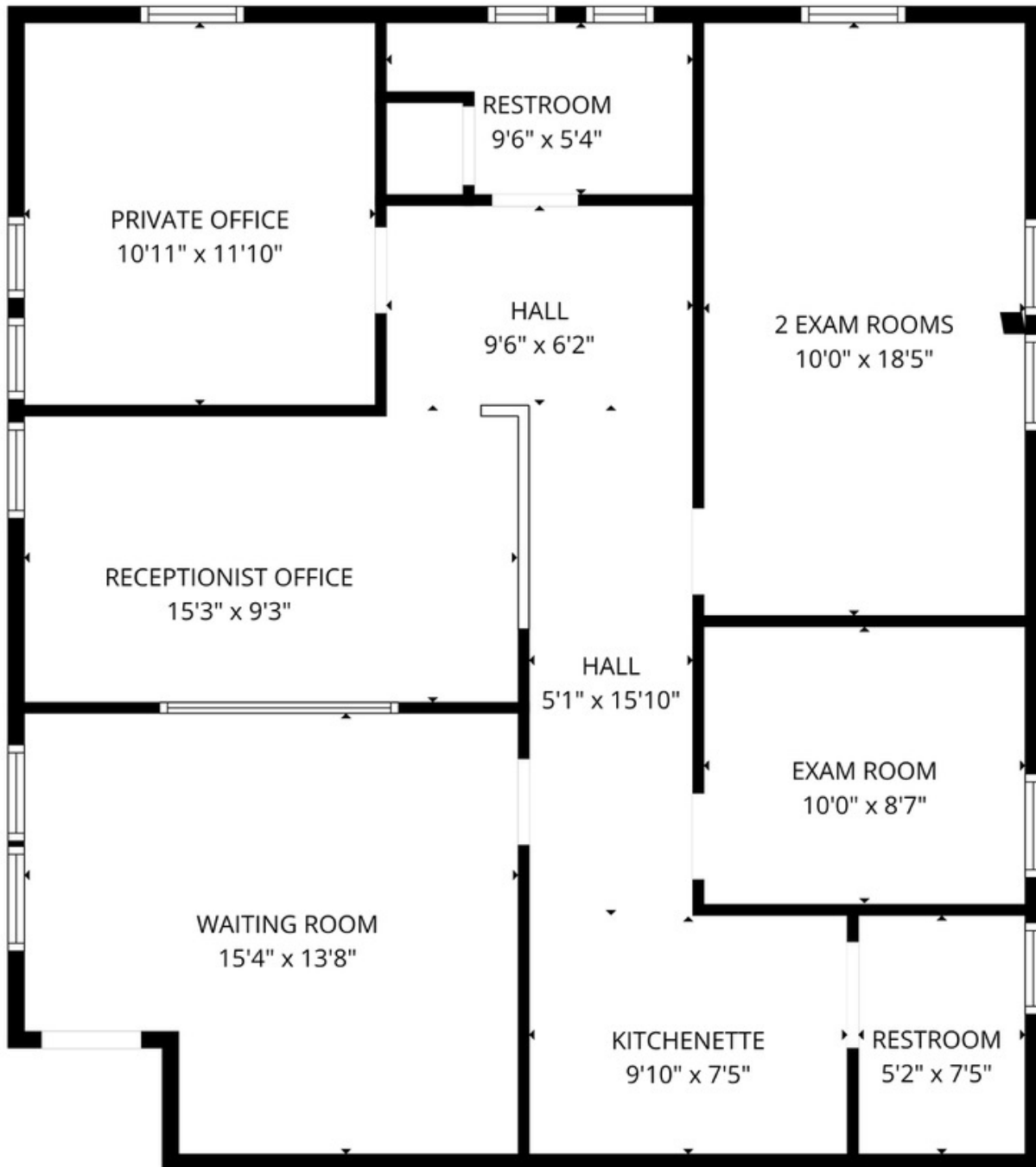
## INTERIOR PHOTOS



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FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



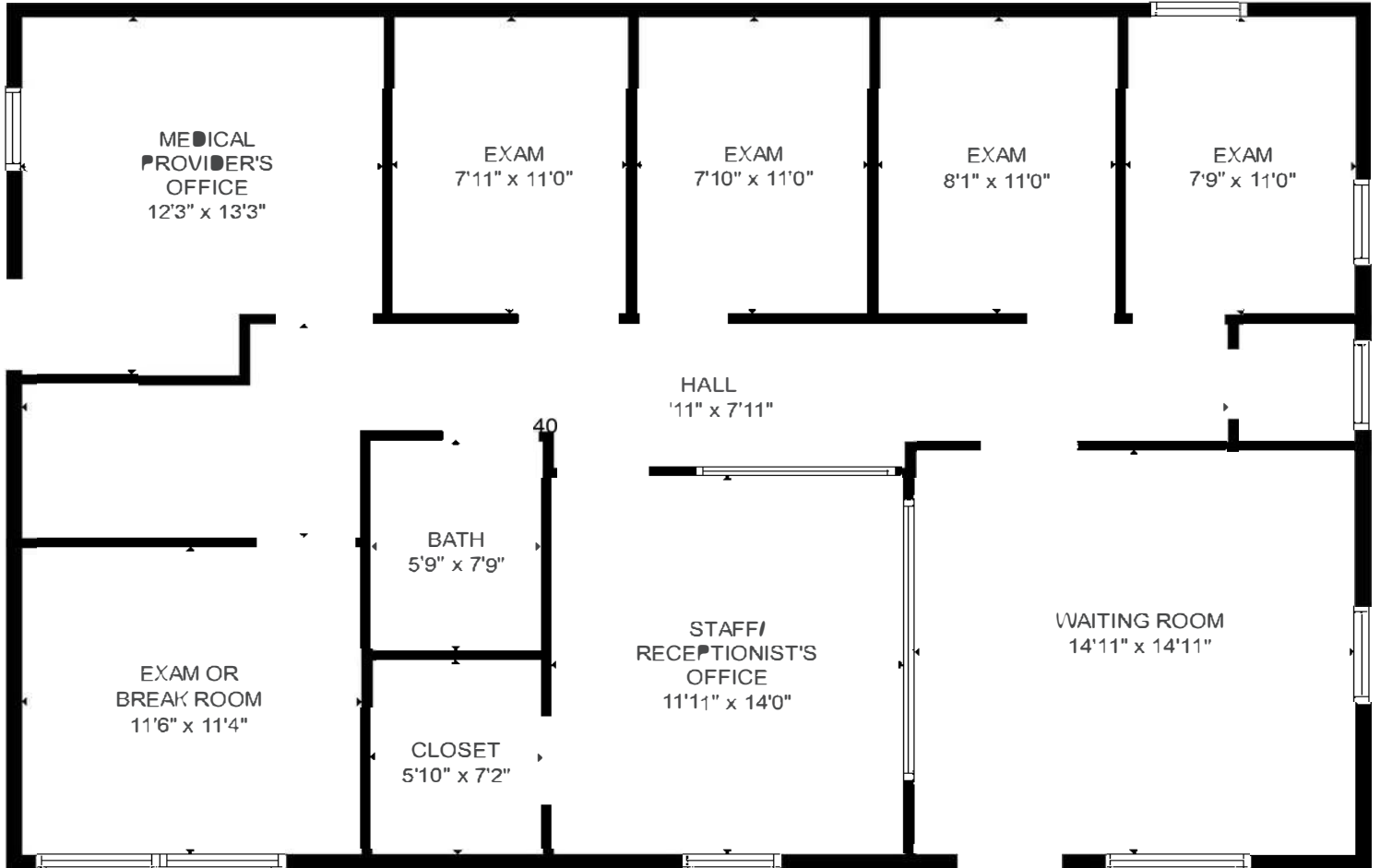
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## FLOOR PLAN *Suite E*



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## AREA MAP



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