

# FRYE

## /Commerce Center

# For Lease

## 2414 SW ANDOVER ST, SEATTLE, WA 98106

## Versatile Floorplans. Flexible Terms.

Find the perfect layout with lease options that fit your timeline – whether short or long-term.

### OFFICE, FLEX/INDUSTRIAL & RETAIL SPACES

<b>NEW LEASING RATES:</b>	Office:	\$18.00 NNN
	Flex/Industrial:	\$15.00 NNN
	Retail:	\$25.00 NNN

<b>2026 ESTIMATED OPEX:</b>	Building C/Flex:	\$5.00/RSF
	Building C/Retail:	\$8.50/RSF
	Building D:	\$9.42/RSF
	Building E:	\$7.58/RSF

<b>SURFACE PARKING:</b>	Office:	3/1,000 RSF
	Flex/Industrial:	1/1,000 RSF
	Retail:	4.22/1,000 RSF

**4-BUILDING CAMPUS OFF OF THE WEST SEATTLE FREEWAY AND DELRIDGE WAY SW**

**ONSITE AMENITIES: SUBWAY & DELRIDGE DELI MART**



FOR MORE LEASING INFORMATION  
CONTACT

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## Available Spaces.

SUITE	SIZE	TYPE
C 3823	2,188 RSF	Retail
C 3845	2,500 RSF	Retail
C 100A	17,925 RSF	Flex/Industrial
D 101	1,850 RSF	Office
D 120	5,735 RSF	Office
D 200	1,681 RSF	Office
D 207	2,606 RSF	Office
D 208	1,414 RSF	Office
D 210	1,700 RSF	Office
D 215	1,771 RSF	Office
D 225	1,003 RSF	Office
D 101 - D 225	1,414 SF - 10,175 RSF	Office
E 100	5,555 RSF	Office



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OFFICE



RETAIL



FLEX/INDUSTRIAL



BREAK AREA



OFFICE

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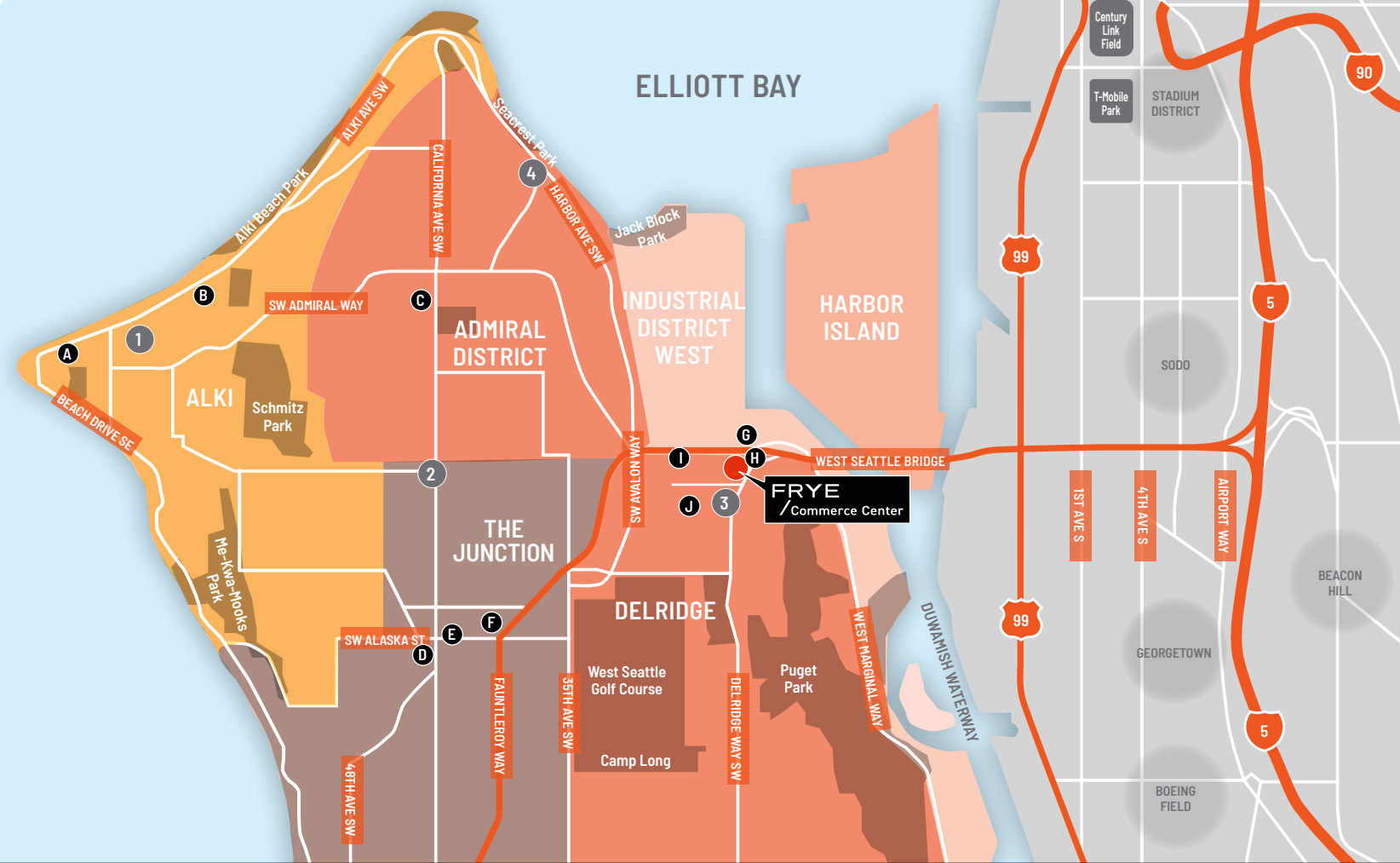
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## 2414 SW ANDOVER ST, SEATTLE, WA 98106



- ALKI**
    - Alki Kayak Tours
    - A** Alki Point Lighthouse
    - Alki Spud Fish & Chips
    - Ampersand Cafe
    - Blue Moon Burgers
    - B** Cactus Restaurant
    - Christo's
    - Driftwood
    - El Chupacabra
    - Harry's Beach House
    - Il Nido
    - La Rustica
    - Marination Ma Kai
    - Pepperdock Restaurant
    - Salty's on Alki
    - Seacrest Ferry Dock
    - Sunfish
    - Top Pot Doughnuts
    - Wheel Fun Rentals
    - West Seattle Brewing Co.
  - THE JUNCTION**
    - Azuma Sushi
    - D** Bakery Nouveau
    - The Beer Junction
    - Chipotle
    - Easy Street Records
    - Elliott Bay Brewery
    - Husky Ice Cream
    - Ma'ono
    - Mashiko Sushi Bar
    - The Matador Restaurant & Bar
    - Pagliacci Pizza
    - QFC
    - Safeway
    - Shadowland Eatery
    - E** Starbucks
    - Talarico's Pizzeria & Lounge
    - F** Trader Joe's
    - West Seattle Bowl
    - W.S. Family YMCA
  - ADMIRAL DISTRICT**
    - C** Admiral Theater
    - Admiral Pub
    - Bartell Drugs
    - Circa Restaurant
    - Grillbird
    - Luna Park Cafe
    - McDonald's
    - Metropolitan Market
    - Mioposto Pizzeria
    - Mission Cantina
    - Mudbay
    - Prost!
    - Safeway/Gas
  - DELDRIDGE**
    - G** Chelan Cafe
    - Delridge Community Center
    - Delridge Deli Mart\*
    - Home Depot
    - H** Ounces Taproom
    - Skylark Cafe & Club
    - Subway\*
    - Sound Physical Therapy\*
    - Walgreens
    - The Westy
    - I** West Seattle Health Club
    - Westwood Village Shopping Center
    - J** Youngstown Flats
- \*Onsite amenities

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