SEATTLE EXCHANGE @ SOUTHCENTER

NEWLY RENOVATED

601-699 STRANDER BOULEVARD | TUKWILA | WASHINGTON | 98188

FOR MORE INFORMATION:

SEAN DURKIN, SIOR, MSRE, CCIM
425.830.2647
sdurkin@lee-associates.com

JOHN BRUSSA
425.891.1424
jbrussa@lee-associates.com

SCOTT HILL
510.393.6661
shill@lee-associates.com

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

bkm

PROPERTY FEATURES

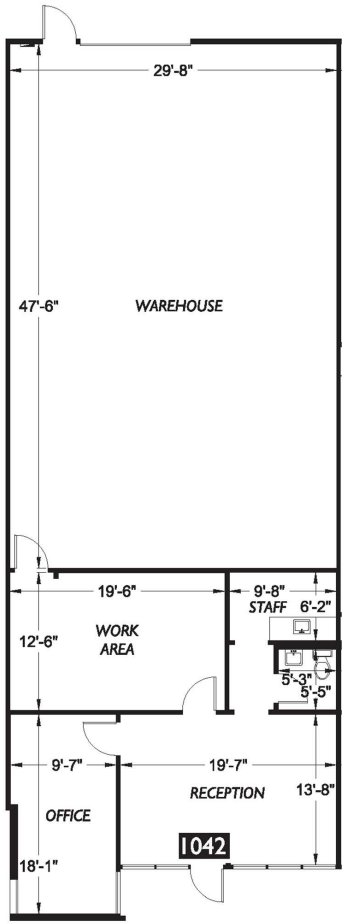
- Newly renovated turnkey suites available for immediate occupancy
- Flexible configuration options: 200 - 10,000 SF
- All roll-up doors are approximately 10'x10'
- Rare dock high spaces under 10,000 SF
- Flex, warehouse and pure office suites available
- Flexible lease structures available
- On-site management for quick response
- Zoned TUC (City of Tukwila)
- Close to Westfield Southcenter Mall and Costco

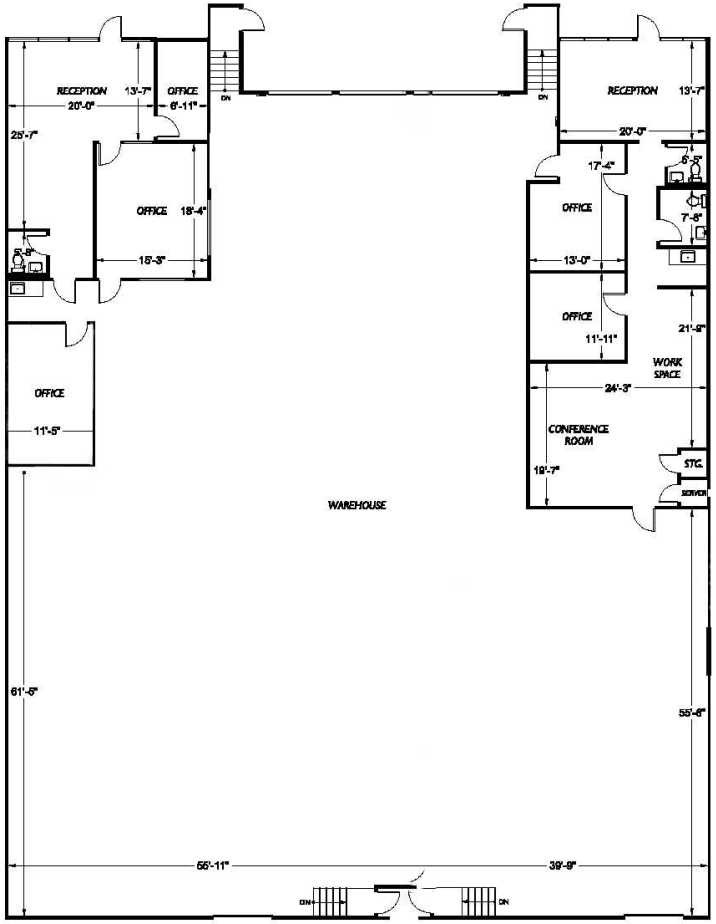
PROPERTY WEBSITE

The information contained herein is believed to be accurate but is not warranted as to its accuracy and may change or be updated without notice. Seller or landlord makes no representation as to the environmental condition of the property and recommends purchaser's or tenant's independent investigation.

SEATTLE EXCHANGE @ SOUTHCENTER

SAMPLE FLEX/WAREHOUSE LAYOUTS - 1,000 - 12,000 SF UNITS AVAILABLE





SAMPLE LIST OF AVAILABILITIES

SUITE	TOTAL SF	OFFICE SF
Bldg 25 - 885	1,506	399
Bldg 33 - 1075/1083	12,000	2,910
Bldg 34 - 1042	2,407	954

SELECT FLEX/WAREHOUSE SPACES AVAILABLE FOR A PROMOTIONAL LEASE RATE APPLIED TO YEAR 1 OF THE LEASE. PLEASE INQUIRE WITH THE LEASING TEAM FOR MORE INFORMATION!

FOR MORE INFORMATION

SEAN DURKIN, SIOR, MSRE, CCIM
425.830.2647
sdurkin@lee-associates.com

JOHN BRUSSA
425.891.1424
jbrussa@lee-associates.com

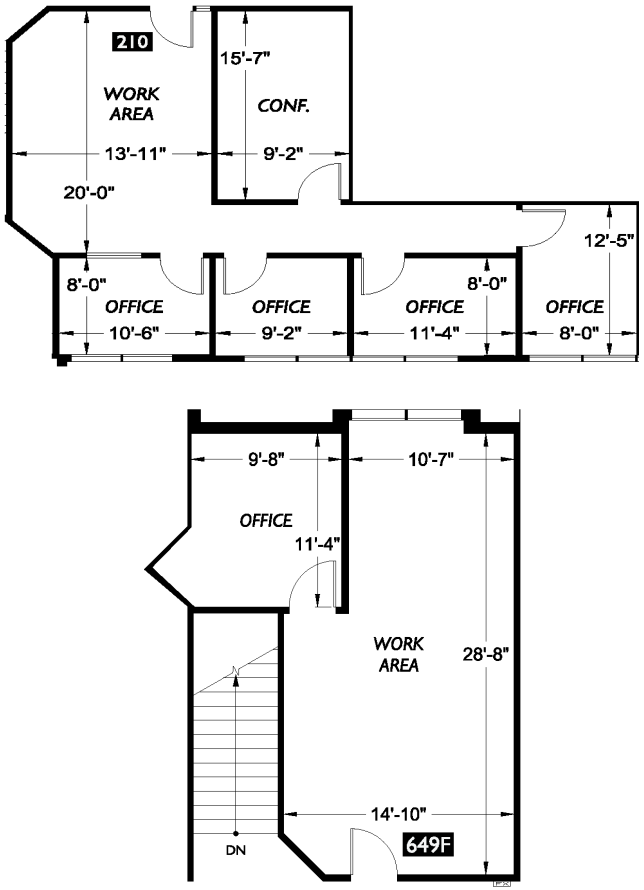
SCOTT HILL
510.393.6661
shill@lee-associates.com

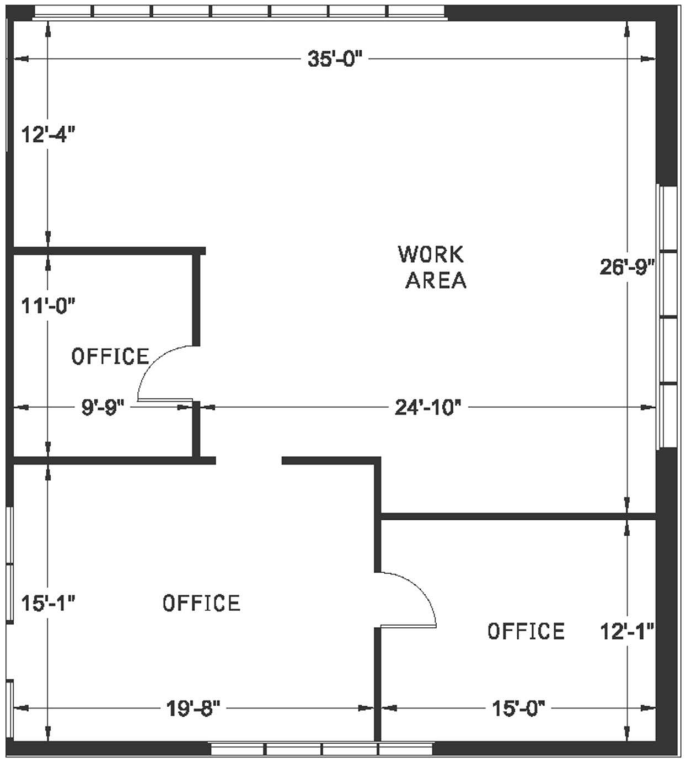
SEATTLE EXCHANGE @ SOUTHCENTER
601-699 STRANDER BOULEVARD
TUKWILA, WA 98188

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

SEATTLE EXCHANGE @ SOUTHCENTER

SAMPLE OFFICE LAYOUTS - 500 - 2,000 SF UNITS AVAILABLE





SAMPLE LIST OF AVAILABILITIES

SUITE	TOTAL SF	OFFICE SF
Bldg 8 - 231	587	587
Bldg 21 - 845	1,747	1,747
Bldg 24 - 932/210	1,161	1,161

ALL SECOND FLOOR OFFICES ARE CURRENTLY ELIGIBLE FOR AN INTRODUCTORY PROMOTIONAL LEASE RATE APPLIED TO THE FIRST 12 MONTHS OF THE LEASE TERM PROVIDED A 36 MONTH LEASE IS SIGNED!

FOR MORE INFORMATION

SEAN DURKIN, SIOR, MSRE, CCIM
425.830.2647
sdurkin@lee-associates.com

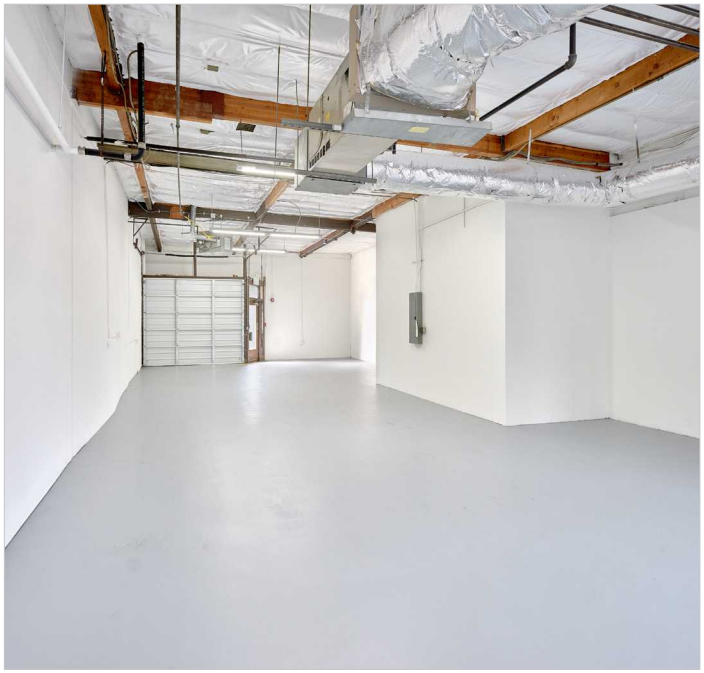
JOHN BRUSSA
425.891.1424
jbrussa@lee-associates.com

SCOTT HILL
510.393.6661
shill@lee-associates.com

SEATTLE EXCHANGE @ SOUTHCENTER
601-699 STRANDER BOULEVARD
TUKWILA, WA 98188

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

SEATTLE EXCHANGE @ SOUTHCENTER



FOR MORE INFORMATION

SEAN DURKIN, SIOR, MSRE, CCIM
425.830.2647
sdurkin@lee-associates.com

JOHN BRUSSA
425.891.1424
jbrussa@lee-associates.com

SCOTT HILL
510.393.6661
shill@lee-associates.com

LEE & ASSOCIATES
170 120th Avenue NE, Suite 203
Bellevue, WA 98005
www.lee-nw.com

SEATTLE EXCHANGE @ SOUTHCENTER
601-699 STRANDER BOULEVARD
TUKWILA, WA 98188

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

SEATTLE EXCHANGE @ SOUTHCENTER

AMENITIES & IMPROVEMENTS

NEARBY AMENITIES

NEARBY AMENITIES

Costco
Home Depot
REI
Courtyard by Mariott
Dick's Sporting Goods
Westfield Mall

FOR MORE INFORMATION

SEAN DURKIN, SIOR, MSRE, CCIM
425.830.2647
sdurkin@lee-associates.com

JOHN BRUSSA
425.891.1424
jbrussa@lee-associates.com

SCOTT HILL
510.393.6661
shill@lee-associates.com

SEATTLE EXCHANGE @ SOUTHCENTER
601-699 STRANDER BOULEVARD
TUKWILA, WA 98188

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES