

# FOR LEASE

Renovated  
Class-A Office in  
Federal Way

## The Centre at Federal Way

2505 S 320th Street, Federal Way, WA 98003

### PROPERTY HIGHLIGHTS

- + Extensive capital improvement project completed in 2018
- + Excellent location, with unmatched accessibility from I-5 and 1-1/2 blocks from the future Sound Transit Station
- + Prominent, 6-story, Class-A mid-rise with grand lobby and spectacular Mt. Rainier views
- + Countless retail amenities within walking distance

SUITE	SF	AVAILABLE
210	2,047 RSF	Now
300	6,704 RSF	Now
310	1,256 RSF	08/1/26
400	13,497 SF	10/1/26
500	13,418 SF	07/1/26
630	3,446 RSF	Now



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SUITES AVAILABLE

**6 Suites**

OFFICE SF

**1,256 - 26,915 SF**

PRICE/SF

**\$21.00/SF, NNN**

#### MIKE GEORGE

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#### TONY RONA

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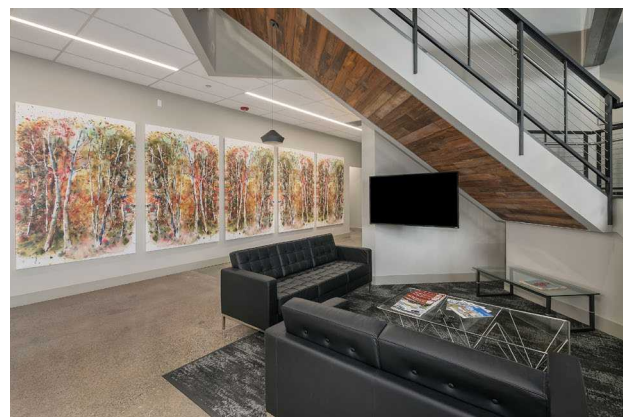
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The Centre at Federal Way is the ideal place to locate your company in Federal Way. Conveniently situated just off I-5, and within easy walking distance to the future Sound Transit Station, countless restaurants, and retail amenities, the Centre offers the best of both worlds for employees and clients alike.

## BUILDING FEATURES

- + New building entries, common areas and landscaping, completed in early 2018
- + 2-story, light-filled lobby featuring grand staircase to second floor
- + Several suites feature direct access to spacious outdoor decks
- + Plentiful parking – ratio of 4.0/1,000 SF
- + New bathrooms, common corridors, elevator lobbies and elevator interiors
- + High-speed internet service available from Comcast & CenturyLink
- + After-hours access via electronic key card
- + Rated “Very Walkable” on WalkScore.com



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# Nearby Retailers



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