

411 12TH AVENUE



Property Highlights

\$22.50/SF/NNN/Year 1

Available now

6,047 SF clinic space

Tenant improvement refurbishment allowance for qualified leases

Highly accessible 12th avenue arterial

Exterior signage available

Close to Harbor View, Pacific Medical, Swedish, and Seattle University

Covered reserved and street parking

TODD BATTISON

Kidder Mathews
206.296.9621
todd.battison@kidder.com

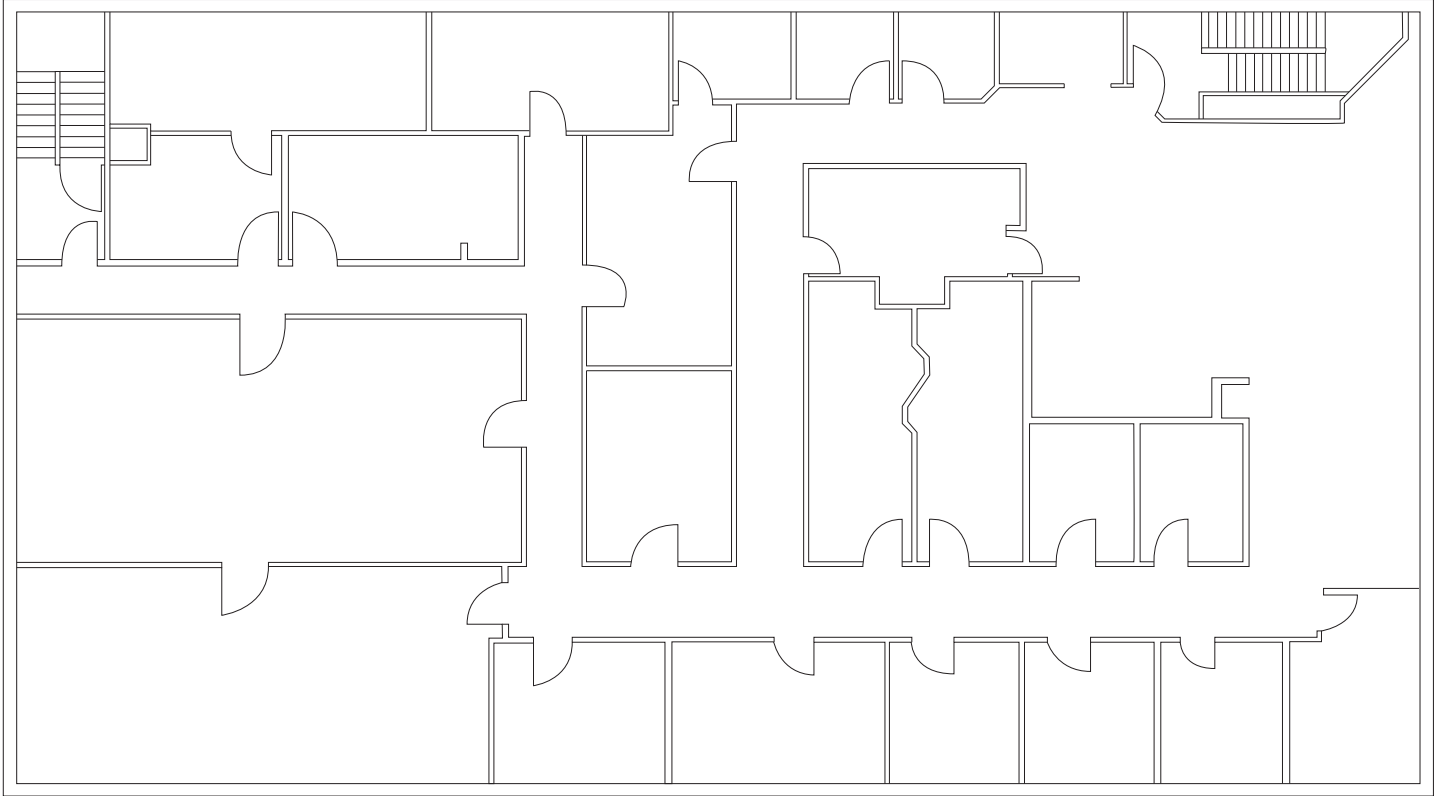
MITCH BATTISON

Paragon Real Estate Advisors
206.812.9137
mitch@paragonREA.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

SECOND FLOOR - 6,047 SF AVAILABLE



TODD BATTISON
Kidder Mathews
206.296.9621
todd.battison@kidder.com

MITCH BATTISON
Paragon Real Estate Advisors
206.812.9137
mitch@paragonREA.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

PARAGON
REAL ESTATE ADVISORS

km Kidder Mathews



[KIDDER.COM](https://www.kidder.com)

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

PARAGON
REAL ESTATE ADVISORS

km Kidder
Mathews