

**WAREHOUSE/OFFICE
SUBLEASE**



37,426 - 58,824 SF AVAILABLE

DELTA BUSINESS PARK

10411 Airport Road | Everett, WA

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HIGH VISIBILITY SUBLEASE WAREHOUSE AVAILABLE

OPTION 1: 58,825 SF (23,031 SF Ofc/Showroom)

OPTION 2: 37,426 SF (2,504 SF Ofc)

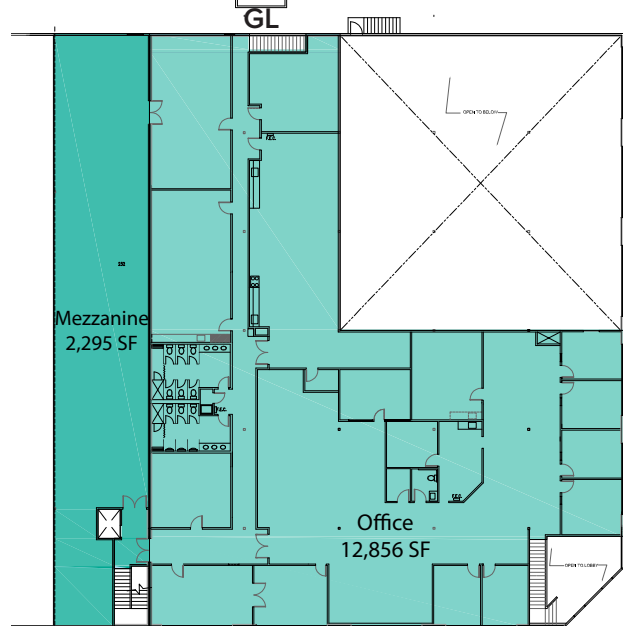
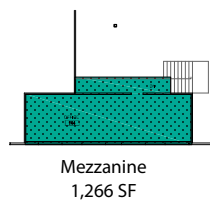
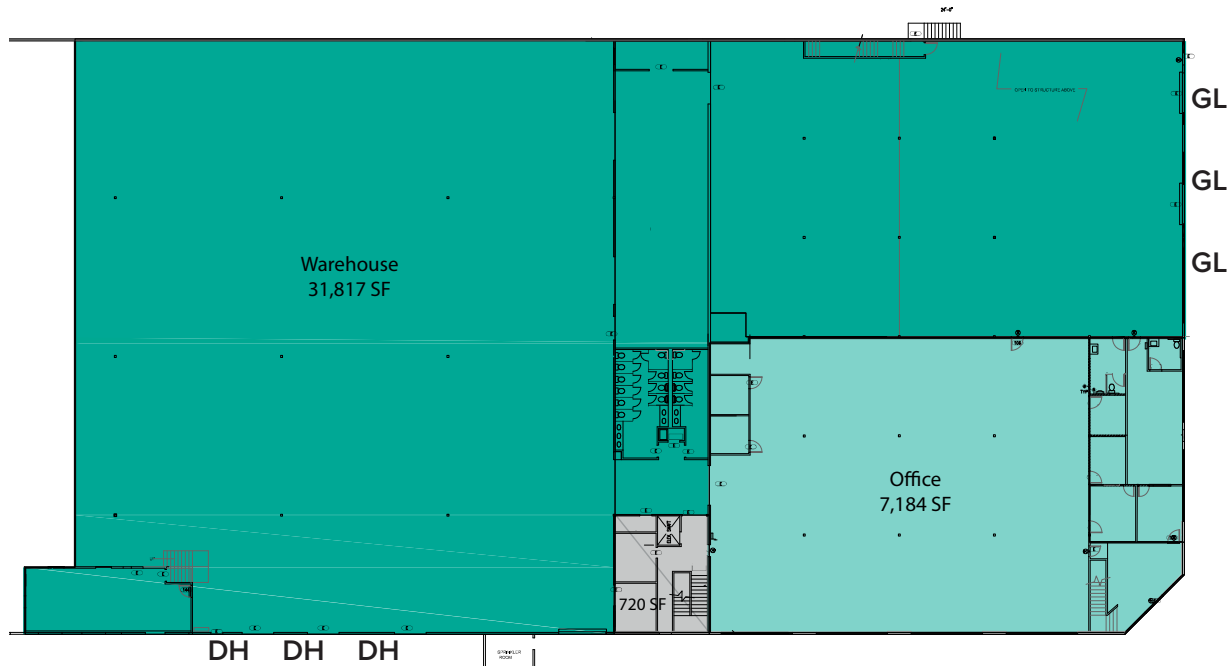
FEATURES:

- \$1.09/SF, NNN
- Sublease Through 9/30/30
- Longer term directly with landlord available
- Frontage on Airport Road
- 4 Grade-level doors
- 3 Dock-highs doors
- Heavy power
- 24' Clear Heights
- Sprinkled building



The information provided herein has been obtained from sources believed to be reliable, but no representation or warranty, express or implied, is made with respect to the accuracy or completeness of any such information. Each prospective buyer or tenant should independently investigate, evaluate and verify all information provided herein and any other matters deemed material. Please consult your attorney, tax advisor or other professional advisor. The terms of sale or lease set forth herein are subject to change or withdrawal at any time and without notice.

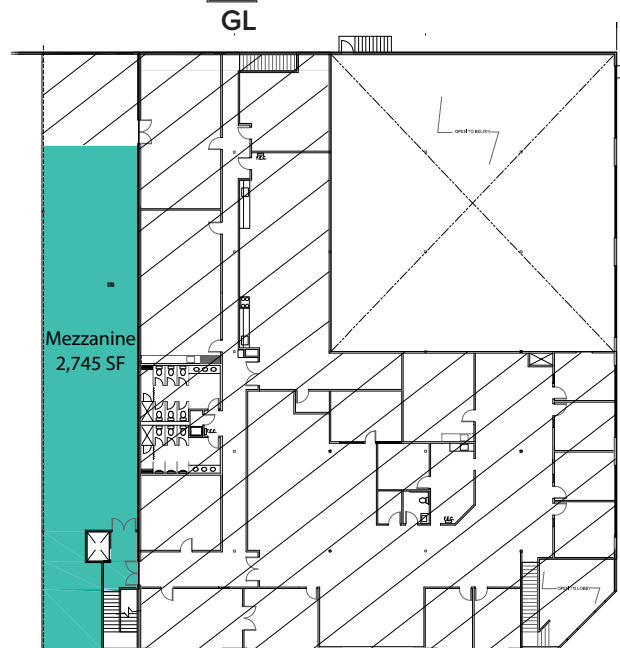
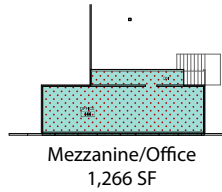
OPTION 1: TOTAL FLOOR PLAN



- 1st Floor Office
10,856 SF
- 2nd Floor Office
12,856 SF
- Mezzanine
3,295 SF

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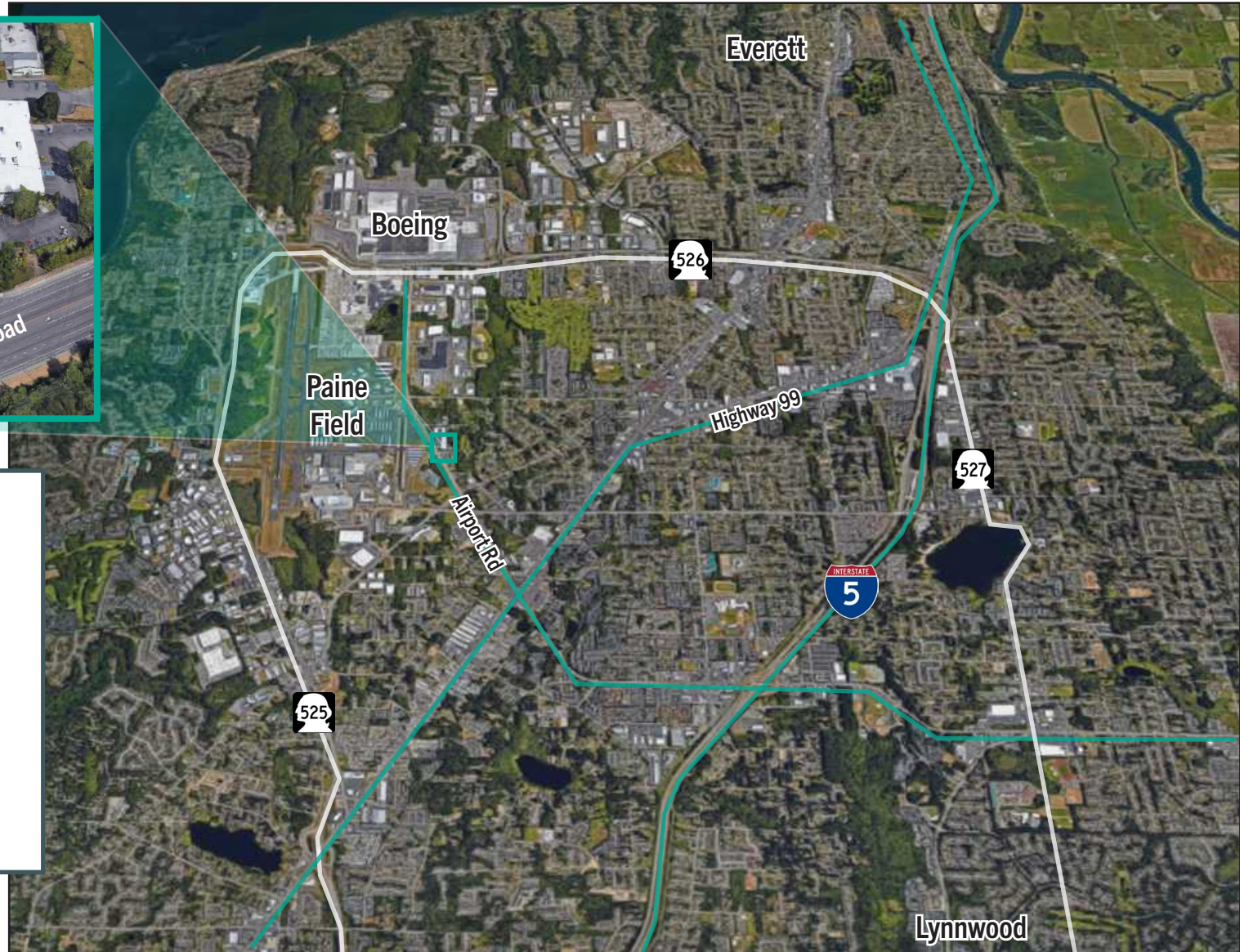
WAREHOUSE FLOOR PLAN



- 1st Floor Office
10,856 SF
- 2nd Floor Office
12,856 SF
- Mezzanine
3,295 SF

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LOCATION MAP



DRIVE TIMES

(10411 Airport Road):

From Hwy 526: 5 Minutes

From Boeing: 5 Minutes

From Lynnwood: 10 Minutes

From Bellevue: 24 Minutes

LOCATION MAP

