

# Colony Park III

19000 33rd Avenue West  
Lynnwood, WA 98036



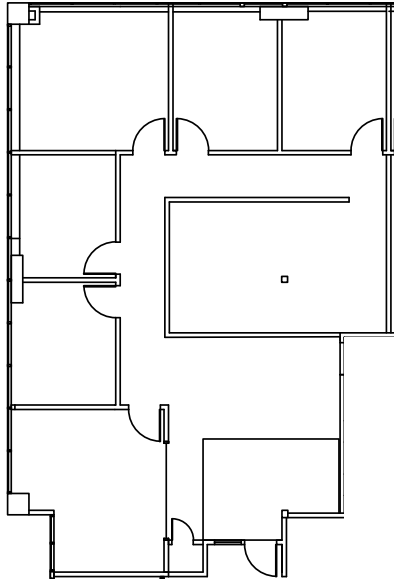
## Available Space

- + Suite 100: ±1,957 RSF (Available 9/1/2026)
- + Suite 130: ±7,100 RSF (Available 7/1/2026)
- + Suite 200: ±3,689 RSF
- + Suite 220: ±1,724 RSF

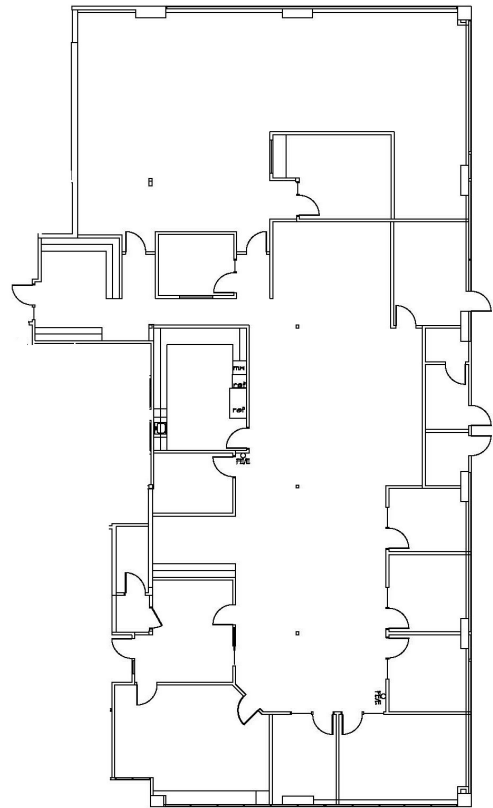
## Property Features

- + Lease Rate: \$20.00/RSF/Year, Net of Operating Expenses
- + Two-story office building with recent common area upgrades
- + Area amenities including restaurants, financial institutions and Alderwood Shopping Mall
- + Excellent access to I-5 and I-405
- + Abundant parking ratio of 4.0 stalls per 1,000 square feet
- + Local and responsive property management and ownership

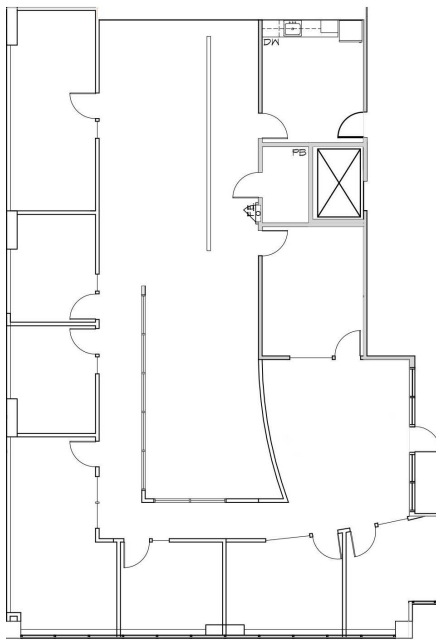
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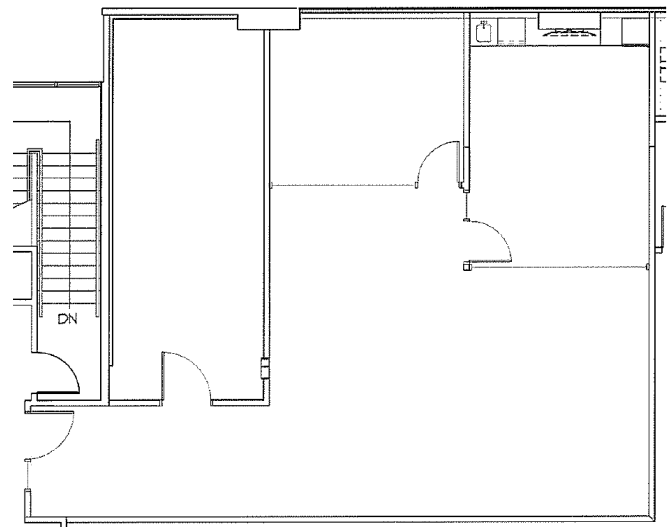
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**SUITE 220: ±1,724 RSF**

## Contact Us

**Erik Larson**

Senior Vice President  
+1 425 462 6954  
erik.larson@cbre.com

**Ric Brandt**

Senior Vice President  
+1 425 462 6901  
ric.brandt@cbre.com

**John Bauer**

Senior Vice President  
+1 425 462 6906  
john.bauer@cbre.com

**CBRE, Inc.**

929 108th Ave NE  
Suite 700  
Bellevue, WA 98004

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