



FOR LEASE

19019-19029 36th Avenue W
Lynnwood, Washington

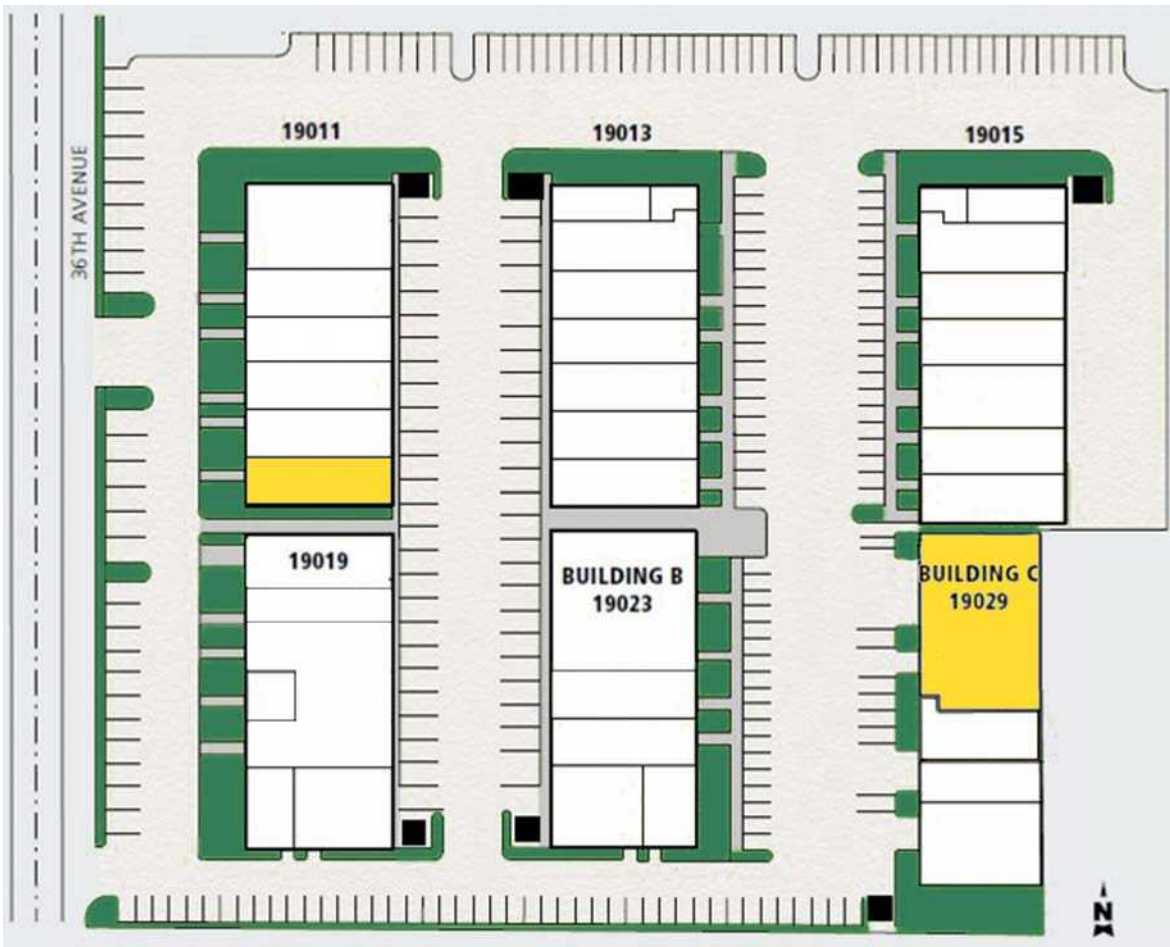
COLONY PARK BUSINESS CENTER

Kyle Nordby



First Western Properties, Inc. | 425.822.5522
11621 97th Lane NE, Kirkland, WA 98034 | fwp-inc.com

SUMMARY



AVAILABLE:

BLDG. C: 8,000 SF

BLDC. D: 1,850 SF

RATES: \$17.00 PSF, NNN

- NNN: \$4.00 PSF
- Zone: ACC
- Parking: 222 Stalls
- Near Alderwood Mall & Convenient to All Services
- Professional Appearance
- HVAC Throughout



Population



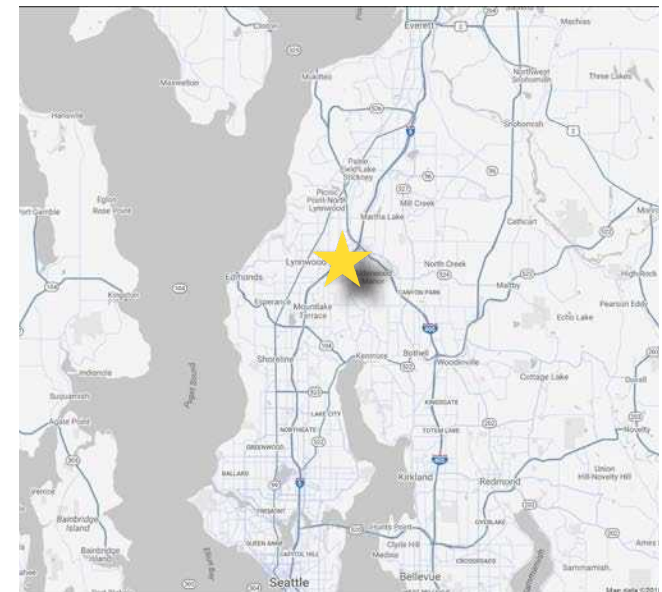
Average HH Income



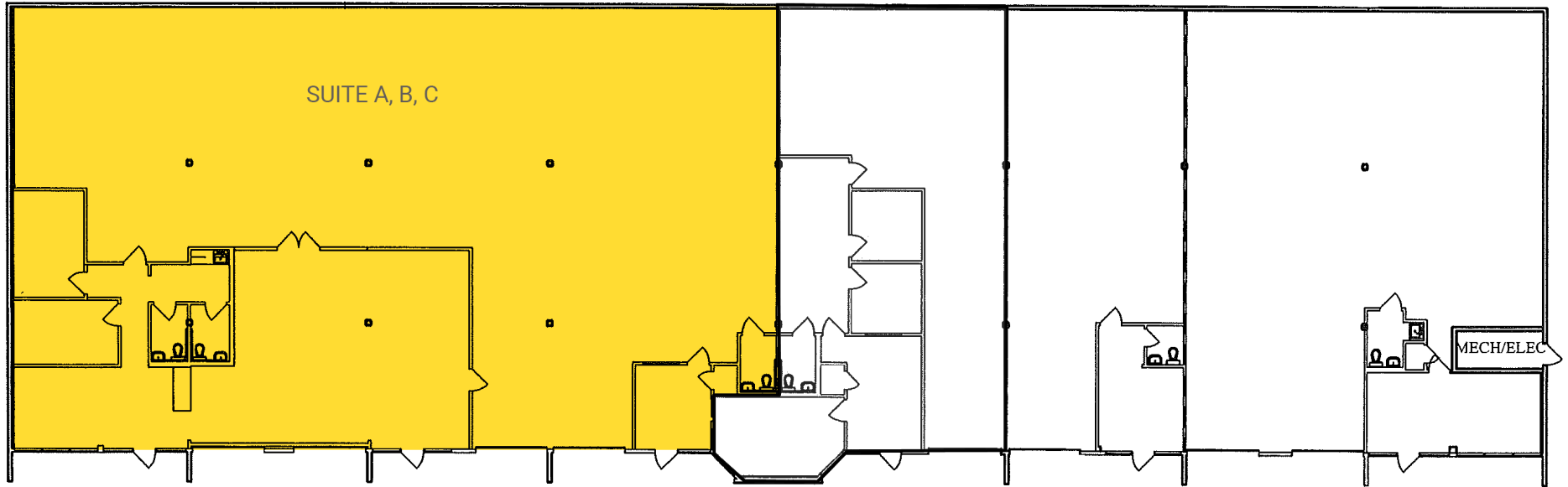
Daytime Population

Regis - 2026

	Population	Average HH Income	Daytime Population
Mile 1	18,708	\$123,286	13,727
Mile 3	152,700	\$144,830	44,051
Mile 5	366,097	\$160,581	107,794

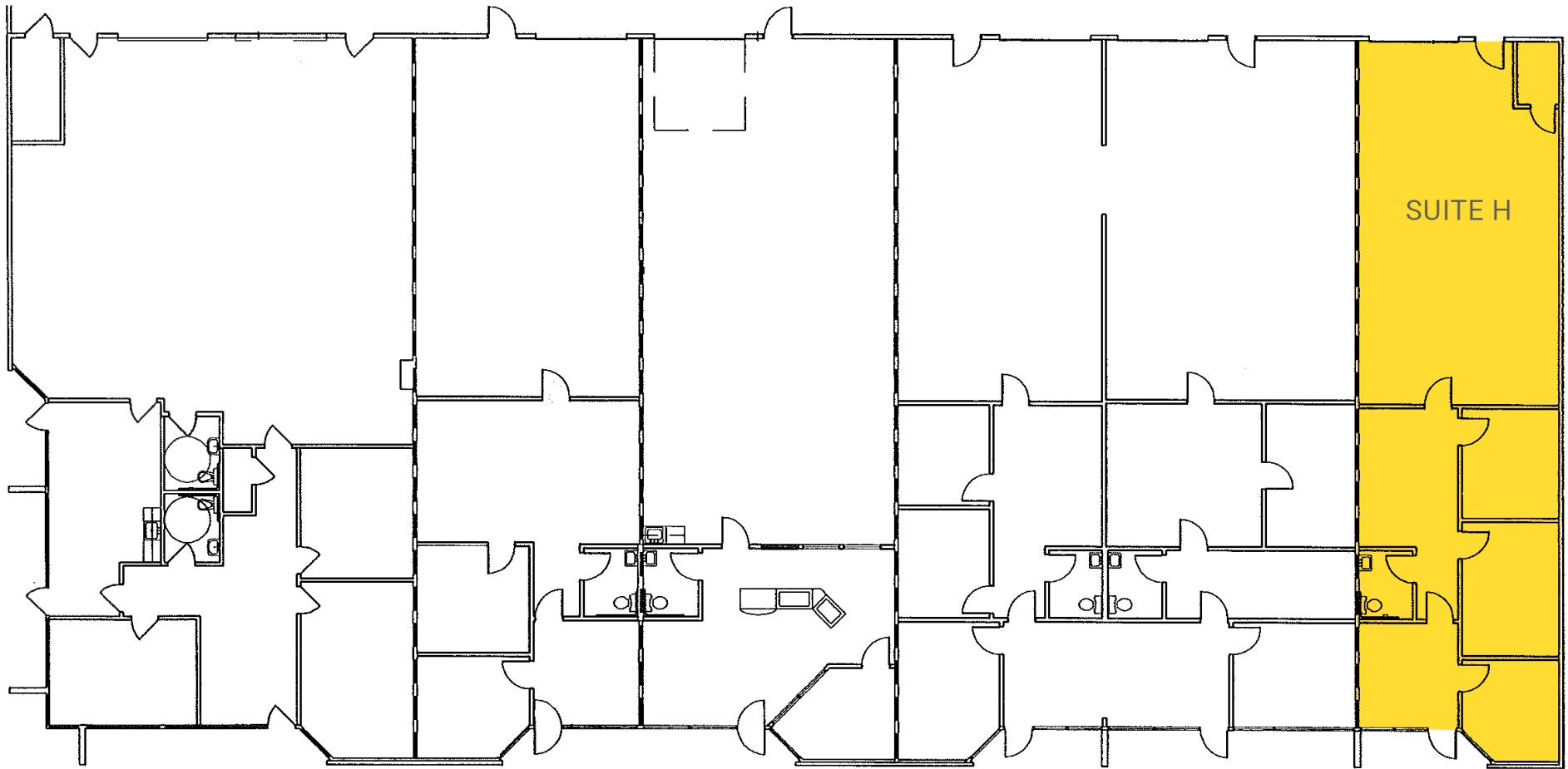


FLOOR PLAN



SUITE A-C	
Total	8,000 SF

FLOOR PLAN



SUITE H


SUITE H	
Office	911 SF
Warehouse	922 SF
Total	1,888 SF


KIRKLAND | TACOMA | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

19011

KYLE NORDBY

 425.890.8722

 kyle@fwp-inc.com



STUART-LEE

First Western Properties, Inc. | 425.822.5522
11621 97th Lane NE, Kirkland, WA 98034 | fwp-inc.com

© First Western Properties, Inc. DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.