For Sublease

891 RSF - 3,942 RSF
Between Two Suites

Talor Okada
Executive Vice President
+1 425 453 3127
talor.okada@colliers.com

Jack Dennis
Associate
+1 206 353 3912
jack.dennis@colliers.com

Rich Sander
Associate Vice President
+1 425 453 4547
rich.sander@colliers.com

Jack Heed
Associate
+1 425 412 0409
jack.heed@colliers.com

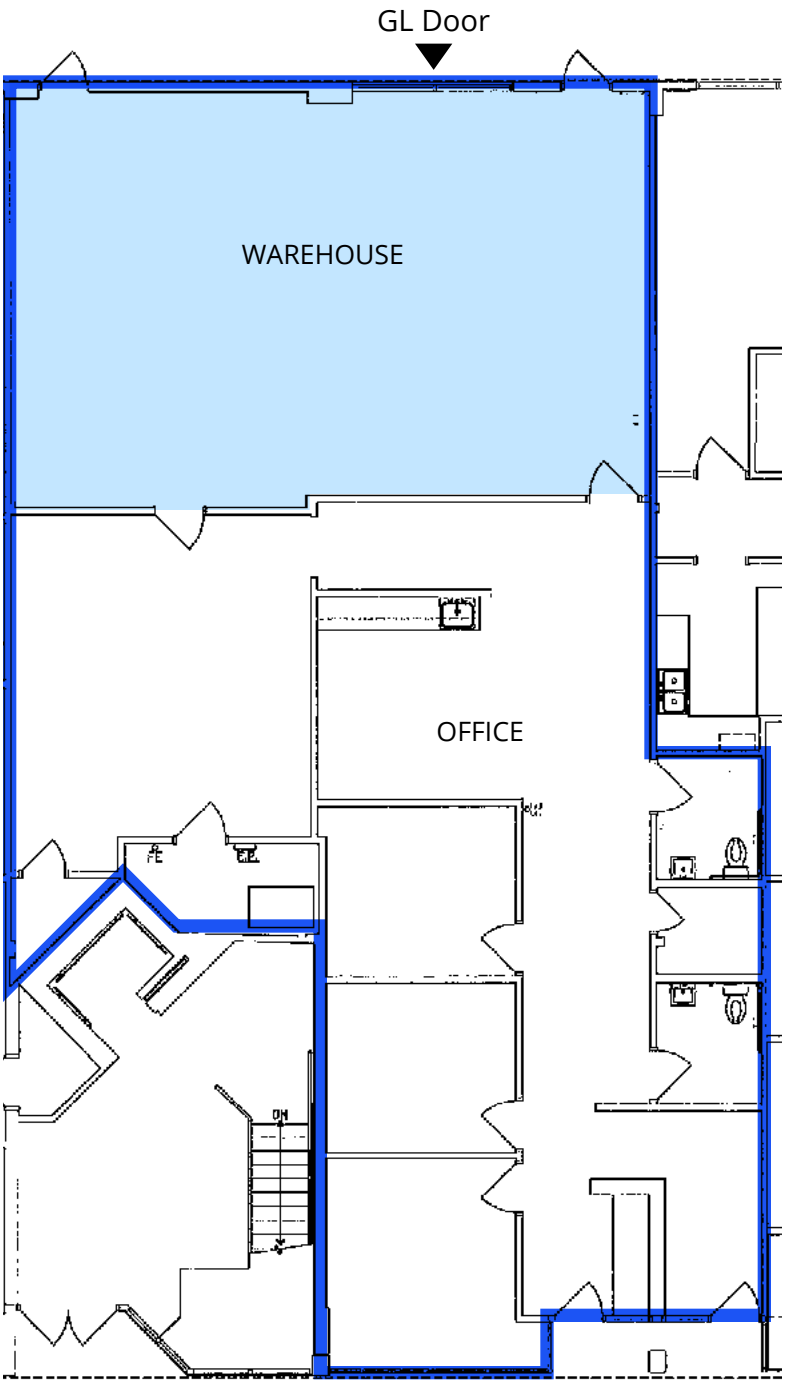
High Image Lynnwood Office & Warehouse for Sublease

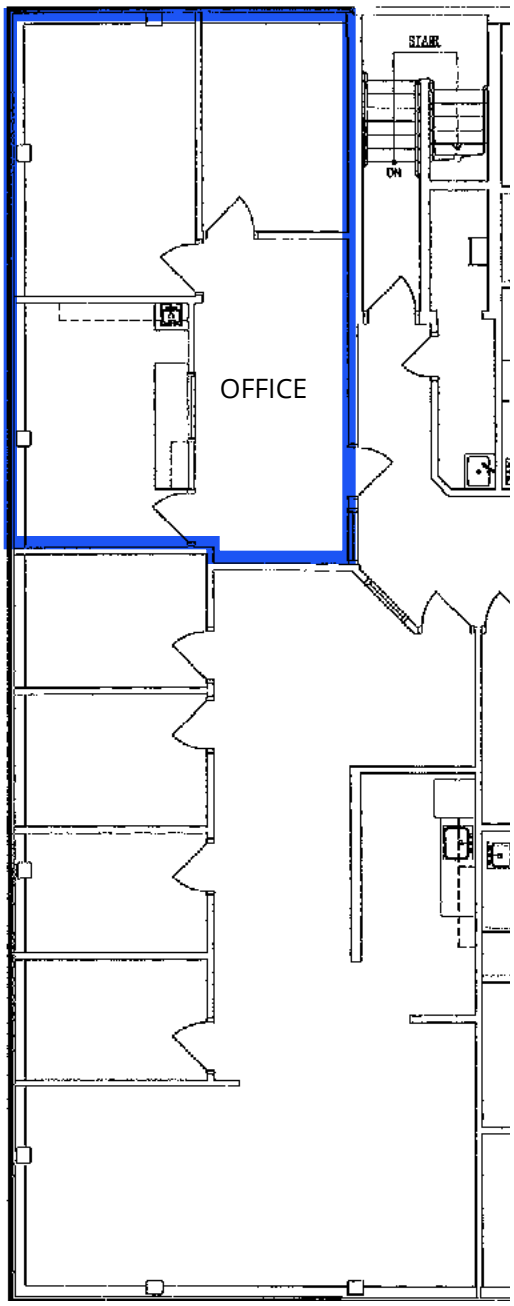
19109 36th Ave W, Lynnwood, WA 98036

- **Total Available: ±3,942 RSF**
- Suite 108: ±3,051 RSF total
  - » ±2,051 RSF office
  - » ±1,000 RSF warehouse
- Suite 204: ±891 RSF office total
- Move-in ready condition with high image finishes and highly functional layout
- One (1) grade level loading door (8'x10') and 11' clear height in warehouse
- Convenient Lynnwood location with numerous nearby amenities and only minutes from Alderwood Mall & I-5
- Reduced Monthly Asking Rate:
  - » Suite 108: $7,119.00 per month, full service
  - » Suite 204: $2,079.00 per month, full service
  - » Suites can be leased separately or together
- Sublease term through July 31, 2030 (Direct Deal Possible)

For Lease

19109 36th Ave W, Lynnwood, WA 98036





360°
MATTERPORT TOUR

Suite 108:

- ±2,051 RSF Office
- ±1,000 RSF Warehouse
- ±3,051 RSF Total

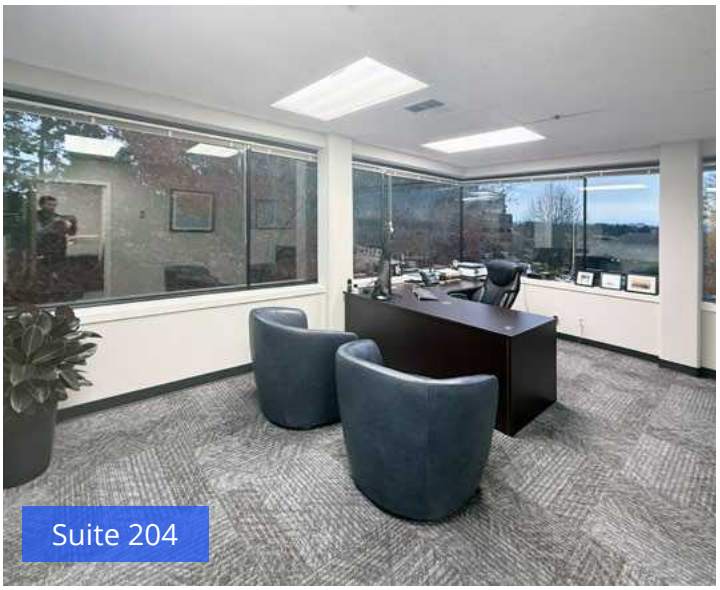
360°
MATTERPORT TOUR

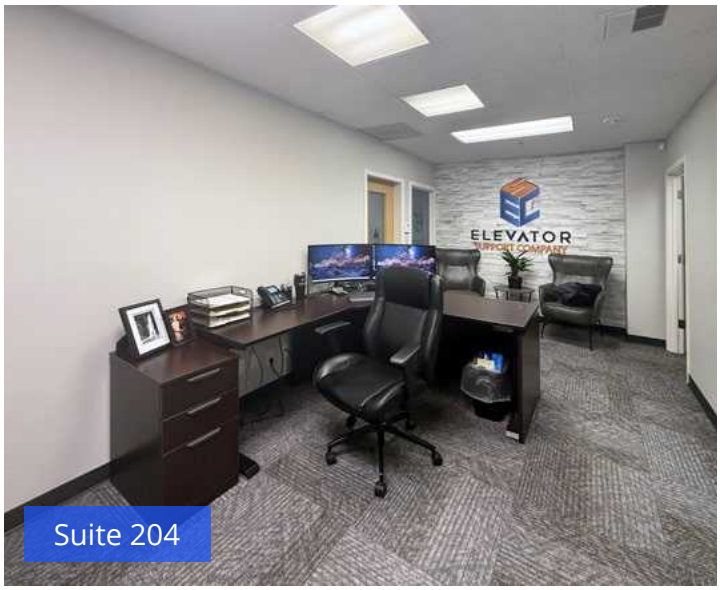
Suite 204:

- ±891 RSF Office Total

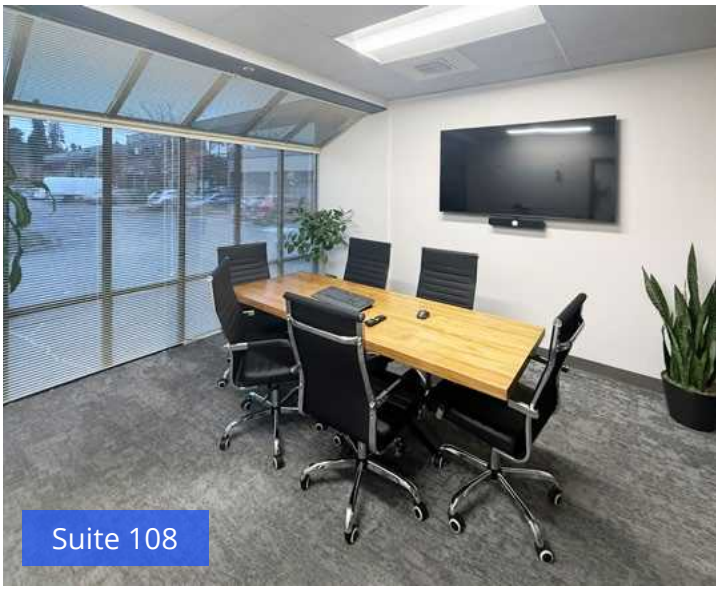
For Lease

19109 36th Ave W, Lynnwood, WA 98036


Suite 204

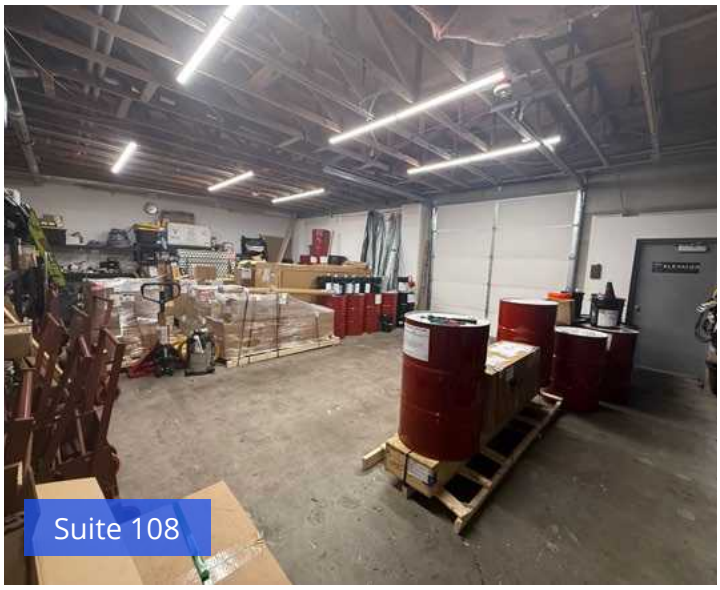


Suite 204


Suite 108

Suite 108

Suite 108


Suite 108

For Lease

19109 36th Ave W, Lynnwood, WA 98036

Talor Okada
Executive Vice President
+1 425 453 3127
talor.okada@colliers.com

Jack Dennis
Associate
+1 206 353 3912
jack.dennis@colliers.com

Rich Sander
Associate Vice President
+1 425 453 4547
rich.sander@colliers.com

Jack Heed
Associate
+1 425 412 0409
jack.heed@colliers.com

Colliers Bellevue
11225 SE 6th St, Suite 240
Bellevue, WA, 98004
colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2026 All rights reserved.