

SMALL BAY WAREHOUSE FOR LEASE

# HARBOR POINTE BUSINESS PARK

12407 MUKILTEO SPEEDWAY, LYNNWOOD, WA 98087

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



## SUITE 155

AVAILABLE	5,040 SF
OFFICE AREA	700 SF
LOADING	1 Grade Door
CLEAR HEIGHT	24' Clear Height
POWER	100 AMPS 480v Power

## ADDITIONAL NOTES

Fully sprinklered building with air conditioned office area

## PROPERTY INFORMATION

- » Call Brokers for Rates
- » Date Available: March 1, 2026

## PROPERTY HIGHLIGHTS

- » Local Ownership
- » Excellent location off Mukilteo Speedway with neighboring amenities and visibility and monument signage

## CONTACT

**CHRIS PETERSON, SIOR, CCIM**

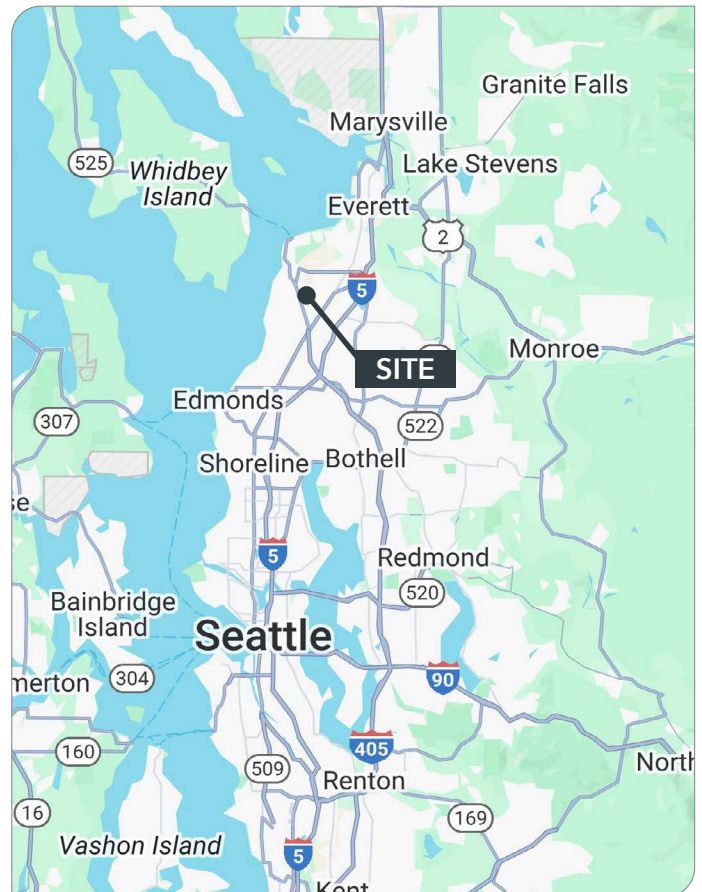
cpeterson@lee-associates.com

C 425.417.7983

**RYAN ALENIKOFF**

raleinikoff@lee-associates.com

C 206.445.4912

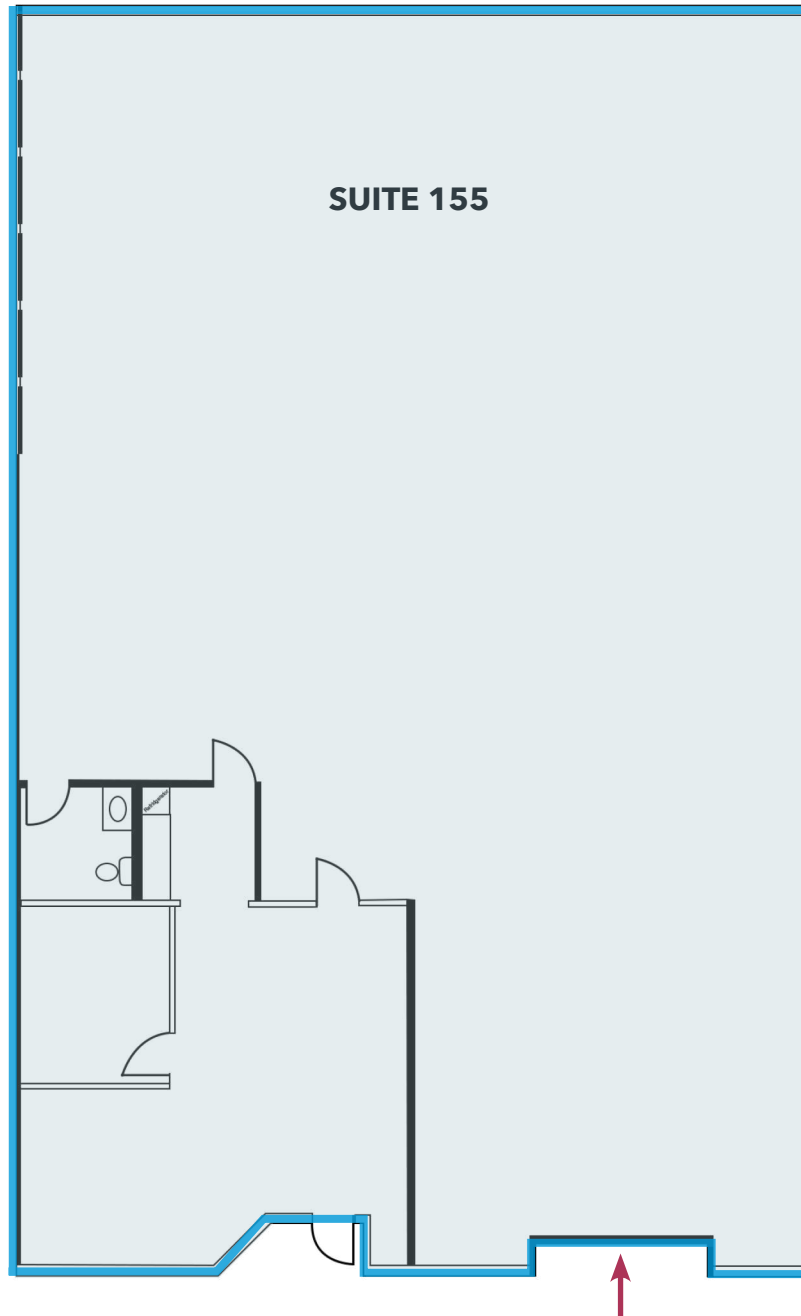


All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

# SMALL BAY WAREHOUSE

12407 MUKILTEO SPEEDWAY, LYNNWOOD, WA 98087

## FLOOR PLAN



Grade Level Door

## CONTACT

**Chris Peterson, SIOR, CCIM**  
cpeterson@lee-associates.com  
C 425.417.7983

**Ryan Aleinikoff**  
raleinikoff@lee-associates.com  
C 206.445.4912

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

# SMALL BAY WAREHOUSE

12407 MUKILTEO SPEEDWAY, LYNNWOOD, WA 98087

## FLOOR PLAN

**NEWLY RENOVATED OFFICE SPACE**



## CONTACT

**Chris Peterson, SIOR, CCIM**  
cpeterson@lee-associates.com  
C 425.417.7983

**Ryan Aleinikoff**  
raleinikoff@lee-associates.com  
C 206.445.4912

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.