

FOR LEASE

# GATEWAY CC

12834 INTERURBAN AVE S, BLDG 1  
TUKWILA, WA

1,988 SF total office/showroom

\$27.00/SF/Year, NNN asking rate

2026 est. NNN \$7.34/SF/Year (excludes separately  
metered utilities and janitorial services)

New exterior paint

Available June 1, 2027 (possibly sooner)

**BRIAN CLAPP**

206.248.7316 | [brian.clapp@kidder.com](mailto:brian.clapp@kidder.com)

**SPENCER CLAPP**

206.248.7427 | [spencer.clapp@kidder.com](mailto:spencer.clapp@kidder.com)



**KIDDER.COM**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



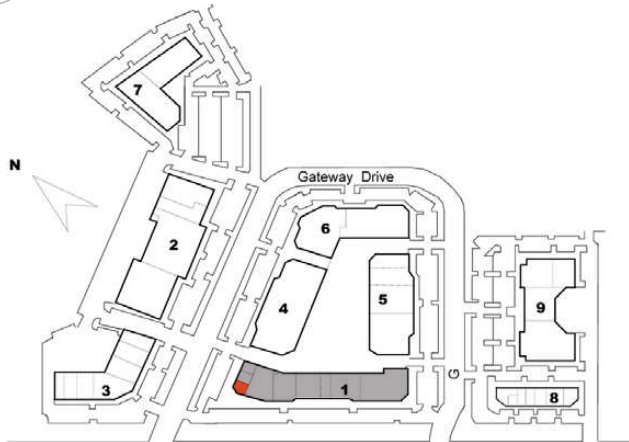
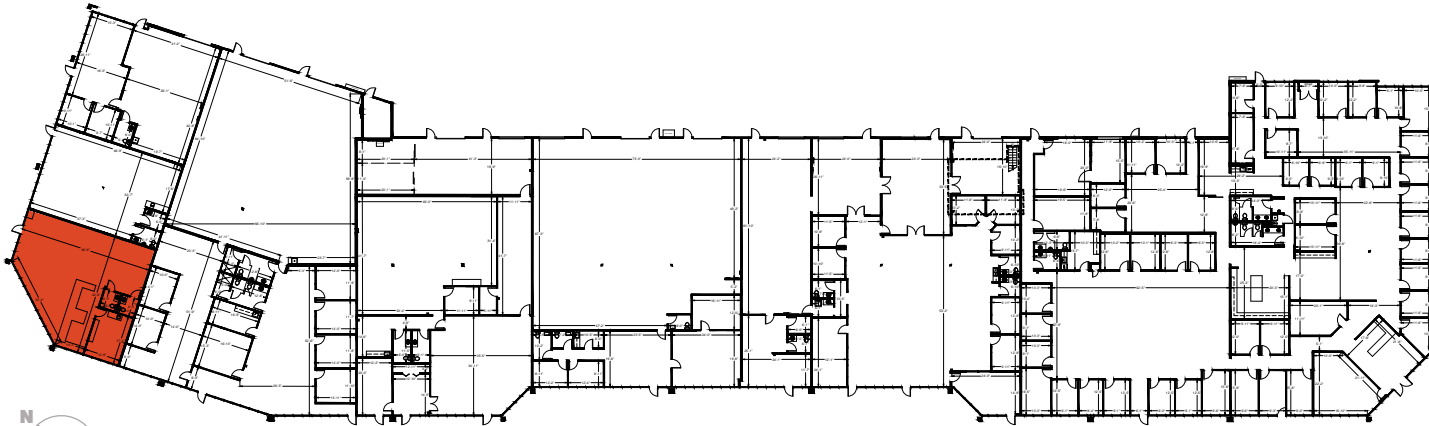
# FLOOR & SITE PLANS

1,988 SF

AVAILABLE

6/1/2027

(OR SOONER) AVAILABLE



[KIDDER.COM](http://KIDDER.COM)

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



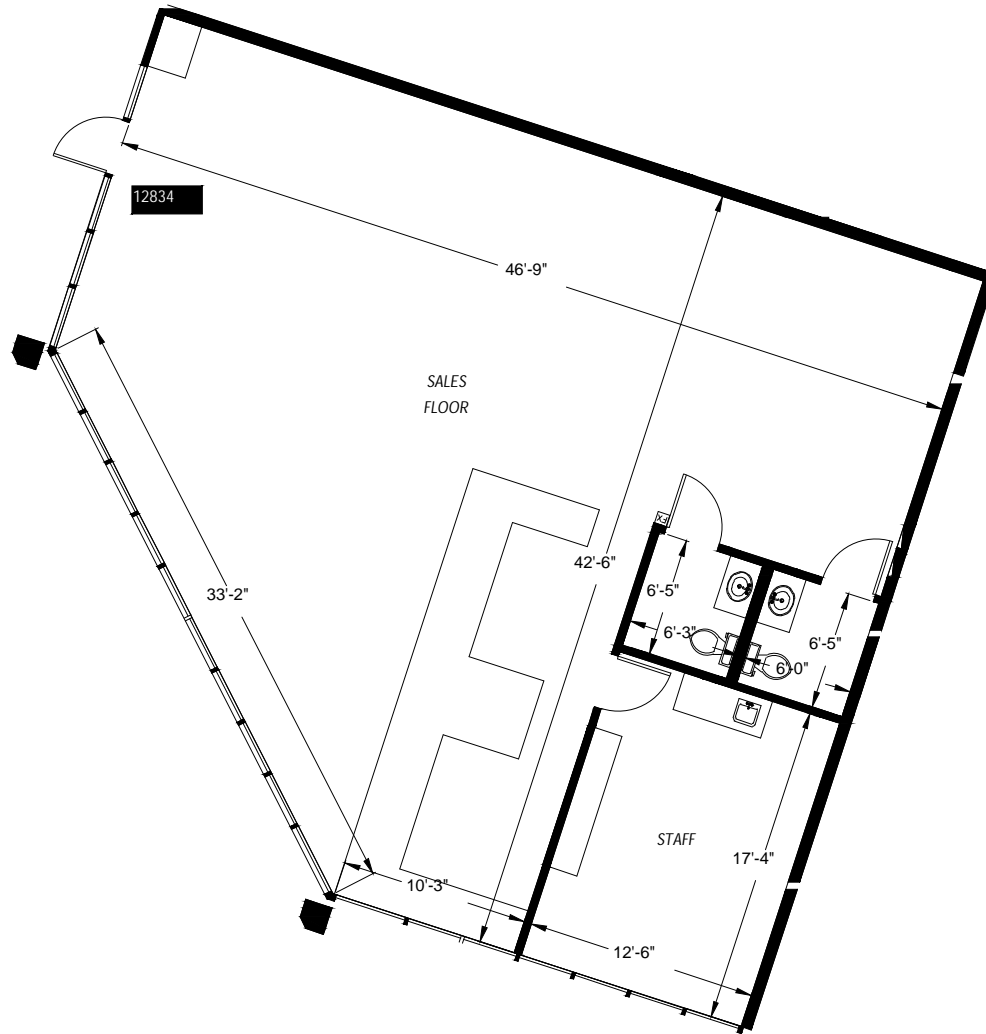
# PREMISES FLOORPLAN

1,988 SF

AVAILABLE

6/1/2027

(OR SOONER) AVAILABLE



KIDDER.COM

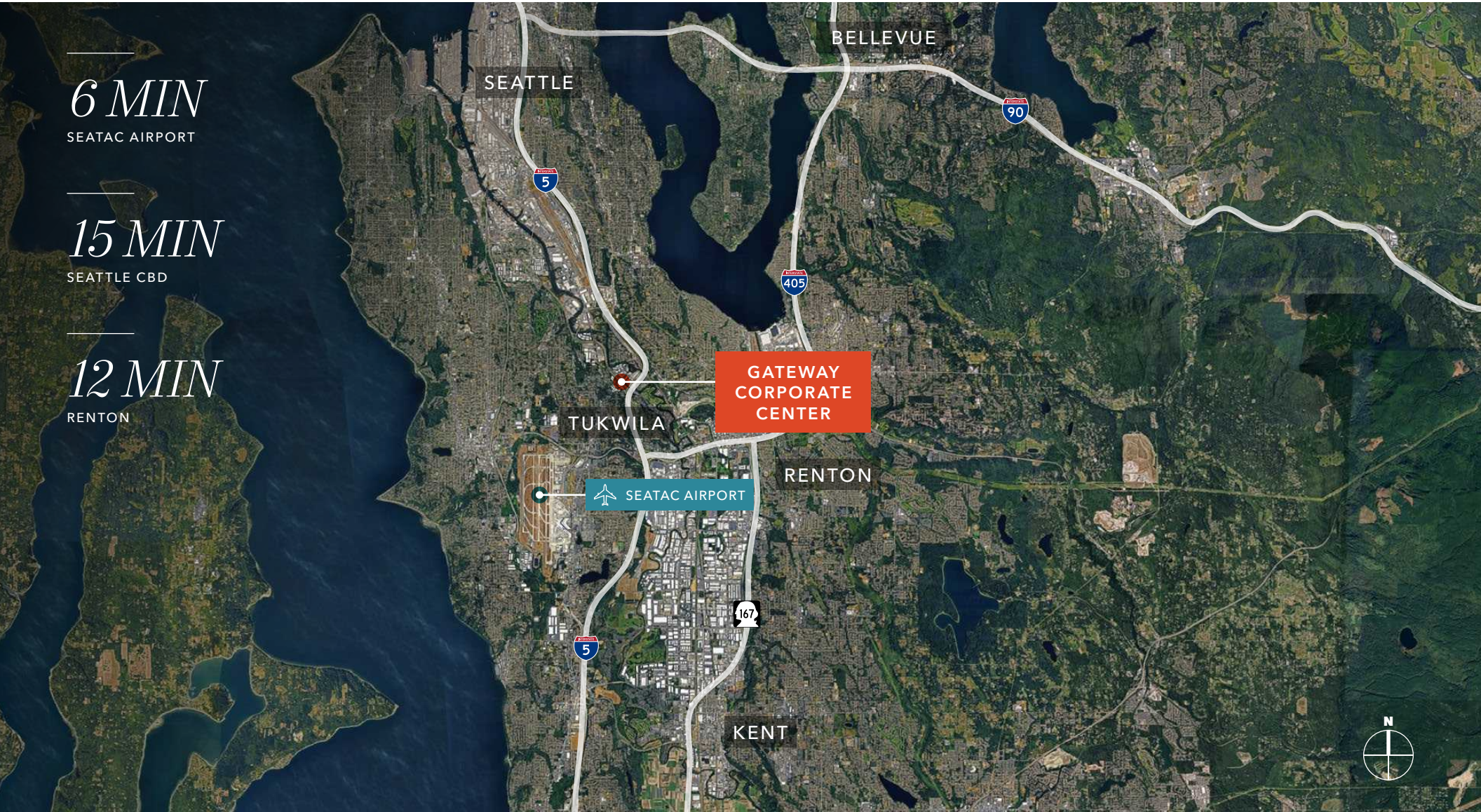
This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

# GATEWAY CORPORATE CENTER

*6 MIN*  
SEATAC AIRPORT

*15 MIN*  
SEATTLE CBD

*12 MIN*  
RENTON



[KIDDER.COM](http://KIDDER.COM)

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

