



WESTLAKE
ASSOCIATES, INC.

**2327 W COMMODORE WAY
SEATTLE, WA 98199**

CONTACT INFORMATION:

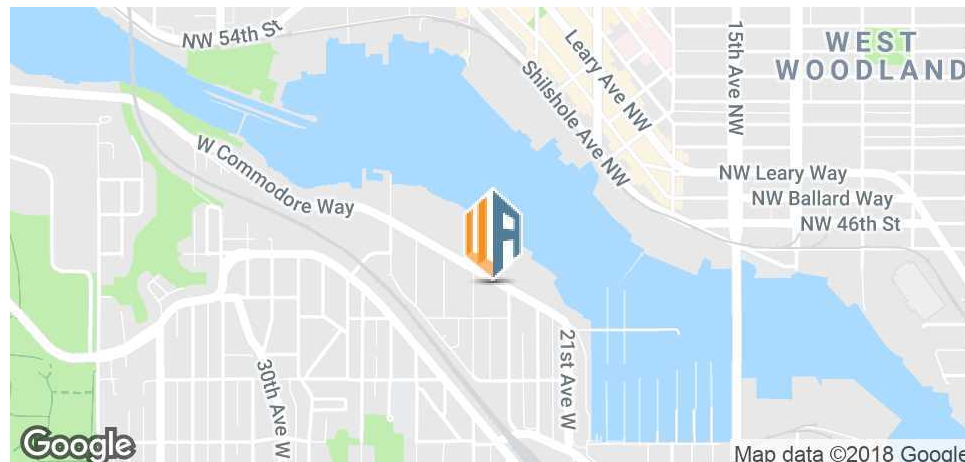
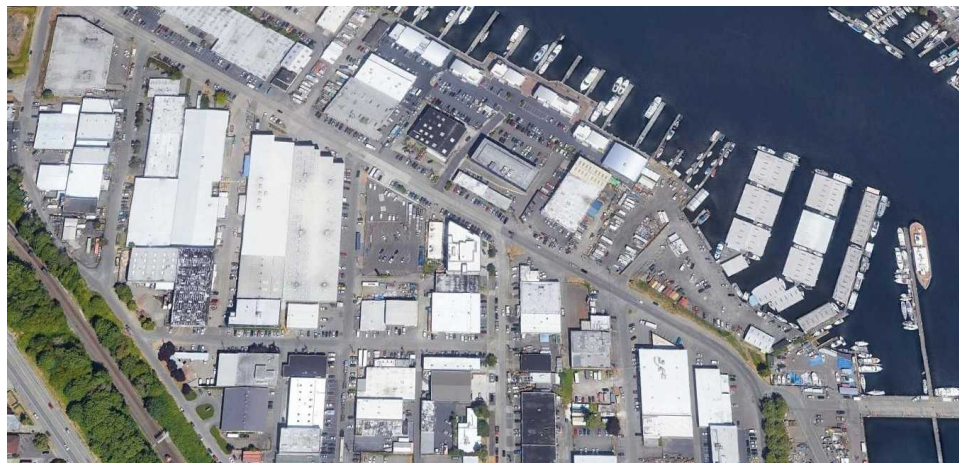
MACE ERICKSON
MANAGING BROKER

206.505.9418
mace@westlakeassociates.com



Seattle, WA 98199

2327 W Commodore Way



OFFERING SUMMARY

Sale Price: \$849,000

Lot Size: 8,534 SF

Year Built: 1979

Building Size: 3,332

Zoning: IG2 U/65

Market: Interbay / Magnolia

Price / SF: \$254.80

PROPERTY OVERVIEW

The offices have two bathrooms and 10 large individual rooms in a 3,332 SF building, easily adapted to any industrial or office use, perfect for an owner user. The building is set up with extensive electrical supply (two 240V circuits and five 120V circuits), a security system & camera setup, and additionally has development potential with a completed clean Phase 1 Environmental. Initial plans have been developed for a 3 story office building - call listing agent for more details.

LOCATION OVERVIEW

Located on Commodore Way by the Fisherman's Terminal, hemmed in by Salmon Bay a block to the north and Magnolia to the south. This office/industrial area has been quickly developing with new office complexes and destination businesses such as Vertical World, CrossFit, and open-air breweries.

PROPERTY HIGHLIGHTS

- Conveniently located - 10 minutes from SLU
- Developing area
- 8534 SF lot for future development
- Clean Phase 1 Environmental

FOR MORE INFORMATION:

MACE ERICKSON

206.505.9418

mace@westlakeassociates.com

1200 Westlake Ave N, Suite 310
Seattle, WA 98109

206.505.9400



WESTLAKE
ASSOCIATES, INC.

www.westlakeassociates.com

Seattle, WA 98199

2327 W Commodore Way



FOR MORE INFORMATION:

MACE ERICKSON

206.505.9418

mace@westlakeassociates.com

1200 Westlake Ave N, Suite 310
Seattle, WA 98109

206.505.9400



WESTLAKE
ASSOCIATES, INC.

www.westlakeassociates.com

Seattle, WA 98199

2327 W Commodore Way

SALE PRICE**\$849,000****LOCATION INFORMATION**

Street Address	2327 W Commodore Way
City, State, Zip	Seattle, WA 98199
County/Township	King
Market	Interbay / Magnolia
Cross Streets	W Commodore Way & 23rd Ave W

BUILDING INFORMATION

Building Size	3,332 SF
Building Class	C
Number Of Floors	1
Year Built	1979
Load Factor	Yes

PROPERTY DETAILS

Property Type	Office
Property Subtype	Office Building
Zoning	IG2 U/65
Lot Size	8,534 SF
APN#	277060-6575

FOR MORE INFORMATION:

MACE ERICKSON

206.505.9418

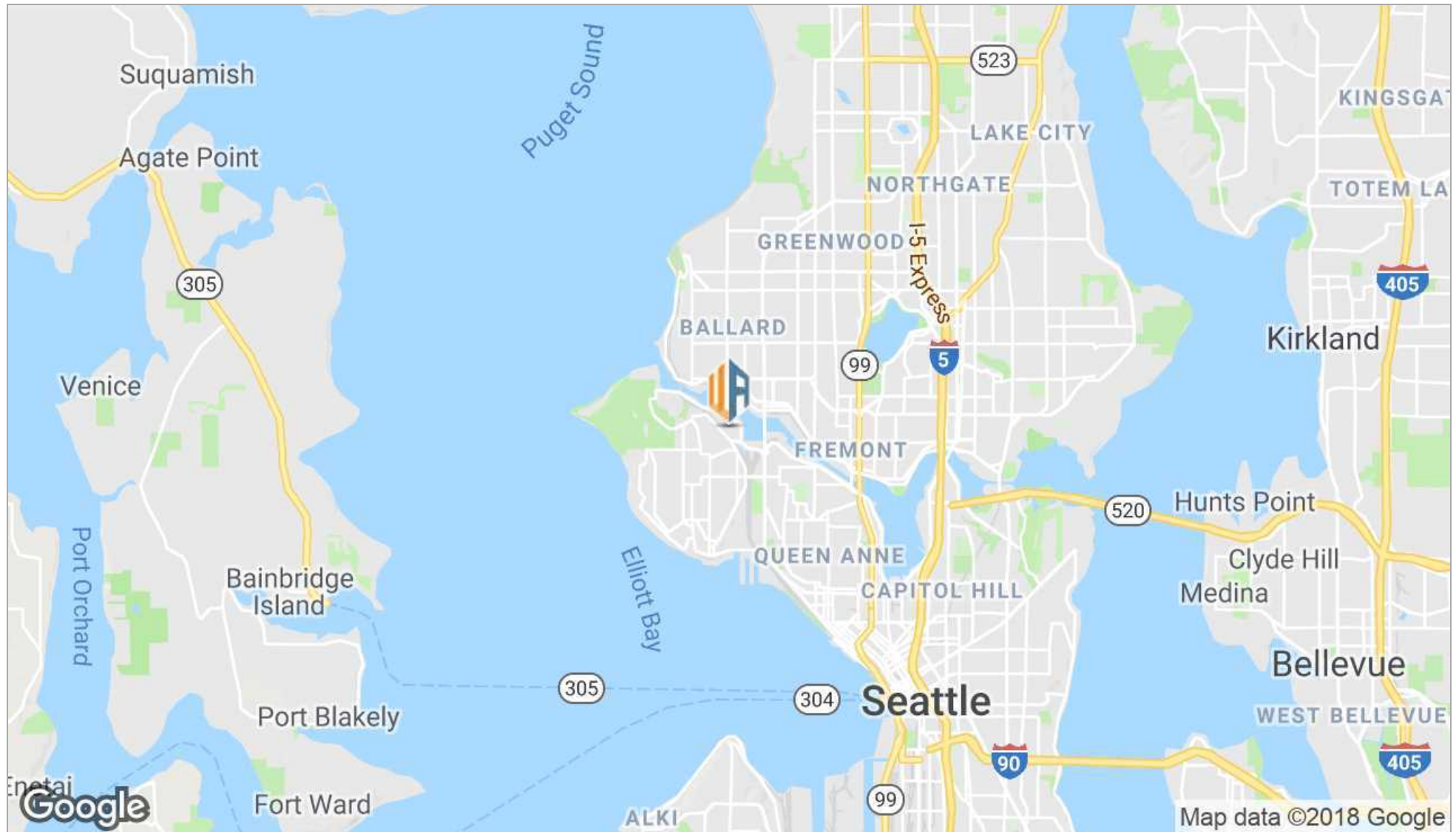
mace@westlakeassociates.com1200 Westlake Ave N, Suite 310
Seattle, WA 98109

206.505.9400

**WESTLAKE**
ASSOCIATES, INC.www.westlakeassociates.com

Seattle, WA 98199

2327 W Commodore Way



FOR MORE INFORMATION:

MACE ERICKSON

206.505.9418

mace@westlakeassociates.com

1200 Westlake Ave N, Suite 310
Seattle, WA 98109

206.505.9400



WESTLAKE
ASSOCIATES, INC.

www.westlakeassociates.com

Proposed Office Development



FOR MORE INFORMATION:

MACE ERICKSON

206.505.9418

mace@westlakeassociates.com

1200 Westlake Ave N, Suite 310
Seattle, WA 98109

206.505.9400



WESTLAKE
ASSOCIATES, INC.

www.westlakeassociates.com