

For Sale

823 SW 148th St

BURIEN, WA



KYLE STERLING

425 586 5608

ksterling@nai-psp.com

NICK BIERLY

425 586 5631

nbierly@nai-psp.com

**NAI** Puget Sound  
Properties



# Investment Summary

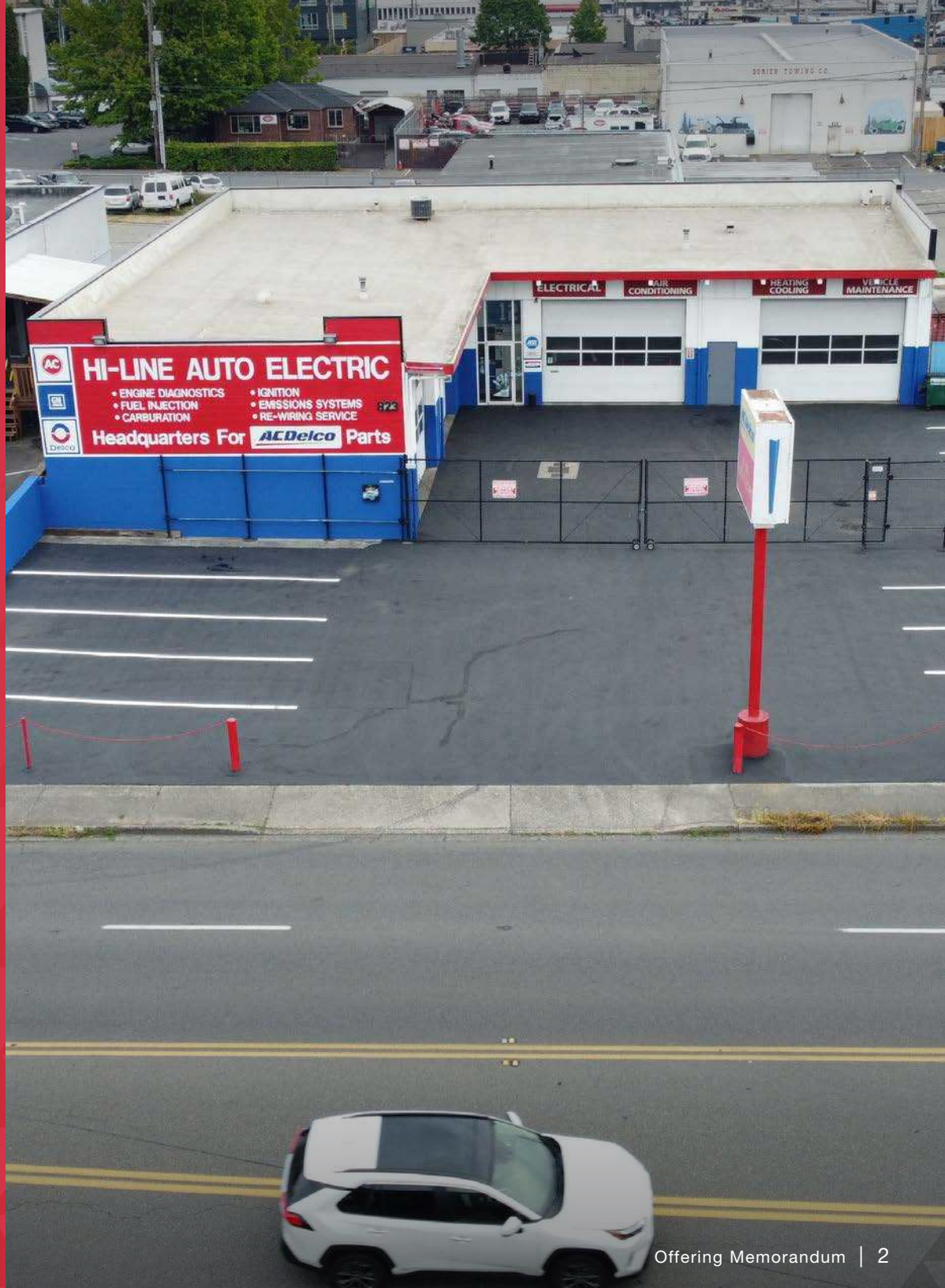
NAI Puget Sound Properties is pleased to present a single-tenant automotive building in Burien, WA, occupied by Hi-Line Auto Electric. The 5,312 square-foot standalone building features 4 roll-up doors, 8 service bays, a front office/lobby area + upstairs office space, and ample on-site parking with a fenced lot.

With Hi-Line Auto Electric operating at the location, this property presents an excellent opportunity for an owner-user buyer. **The business is also available for sale and must be purchased with the real estate.** Please contact the listing agent for further details.



1,800,000

ADDRESS	823 SW 148th St Burien, WA 98166
LOT SIZE	14,910 SF
BUILDING SIZE	5,312 SF
WAREHOUSE/SHOP AREA	4,160 SF
UPSTAIRS OFFICE AREA	1,152 SF
ZONING	DC (Downtown Commercial)
YEAR BUILT/YEAR REN- OVATED	1977/2000







# Investment Highlights

## + AUTOMOTIVE SERVICE BUILDING

Opportunity to own and operate an automotive service repair facility with ample parking, located in the heart of Burien.

## + LONG TERM HI-LINE AUTO ELECTRIC LOCATION

Hi-Line Auto Electric has been operating at this location for several decades, speaking to the stability of business operations at this location.

## + OWNER-USER OPPORTUNITY

The property is suitable for an owner-user looking to occupy a well-located automotive facility. The business and associated equipment can also be purchased pursuant to the transaction for an additional value.

## + FANTASTIC LOCATION

Situated on SW 148th Street, the property benefits from excellent visibility, convenient access to SR-509, SR-518, I-5, and 405, along with close proximity to a variety of commercial and residential properties.

## + HI-LINE AUTO ELECTRIC BUSINESS

This business is also available for sale and must be purchased with the real estate. Please contact listing agents for further details.



# Nearby Amenities

SEATAC AIRPORT

**THE MAVERICK**  
229 Units

**KINECT @ BURIE**  
239 Units

**BURIE TOWN SQUARE**  
400 Units

**BURIE TRANSIT CENTER**

**Walgreens**



SW 148TH ST

AMBAUM BLVD SW



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EXCLUSIVELY LISTED BY:

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