



# For Sale

10333 Lake City Way NE, Seattle, WA 98125

*Retail and warehouse sale investment opportunity, I-502 compliant*

## PROPERTY HIGHLIGHTS

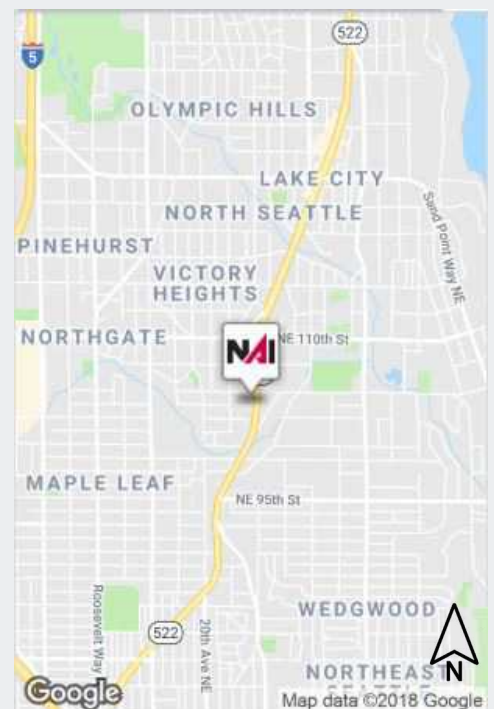
- + 7,332 total square feet
- + 1,950 SF occupied by i502 Retail Tenant.
- + 5,382 SF occupied by Tier 2 producer/processor
- + Heavy 3 phase power throughout
- + Long term leases secured
- + HVAC, Ventilation and lighting in place
- + Asking Price: \$2,550,000 (**9.75% cap rate**)
- + Call for additional information

### KENT CHANNING

Partner  
+1 425 586 5628  
kchanning@nai-psp.com

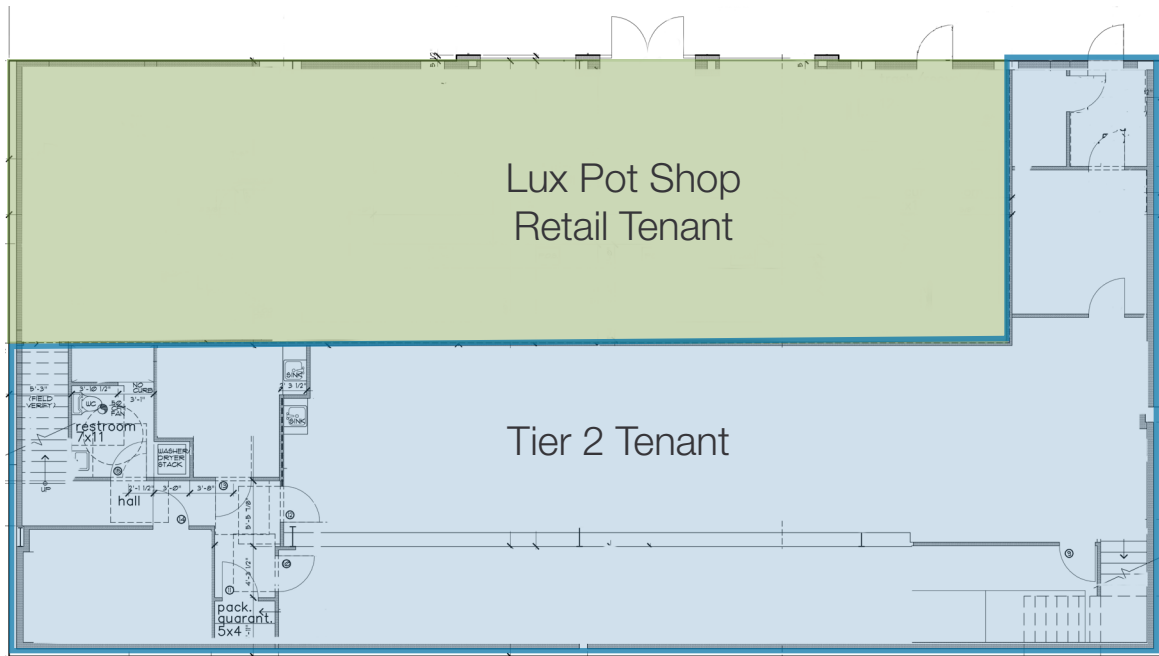


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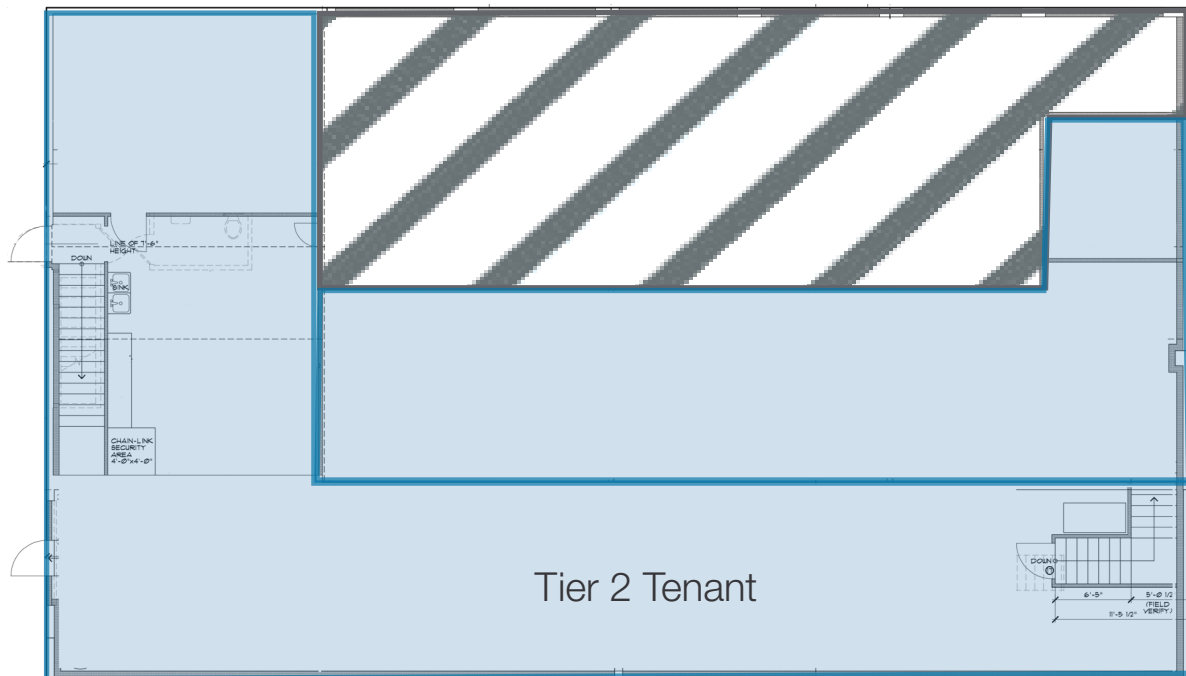


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# Floor Plan



First Floor Plan



Second Floor Plan

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