

# FOR SALE

## COYOTE CENTRAL – NORTH BUILDING

12325 Lake City Way NE, Seattle, WA 98125



**\$1,525,000**

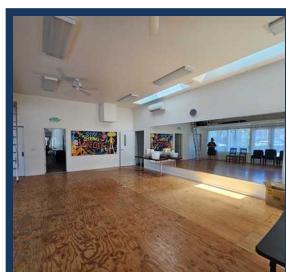
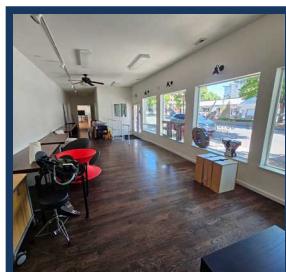
### Available Now

Land Area: 4,306 sf

Building Size: 4,095 sf

Zoning: NC3-P-75

- High-visibility location in a busy commercial corridor
- Extensive street frontage along Lake City Way and 30th
- Easy access to I-5
- Newly improved interior with:
  - Commercial kitchen
  - ADA compliant restrooms
- Flexible floor plan suitable for a wide range of users.



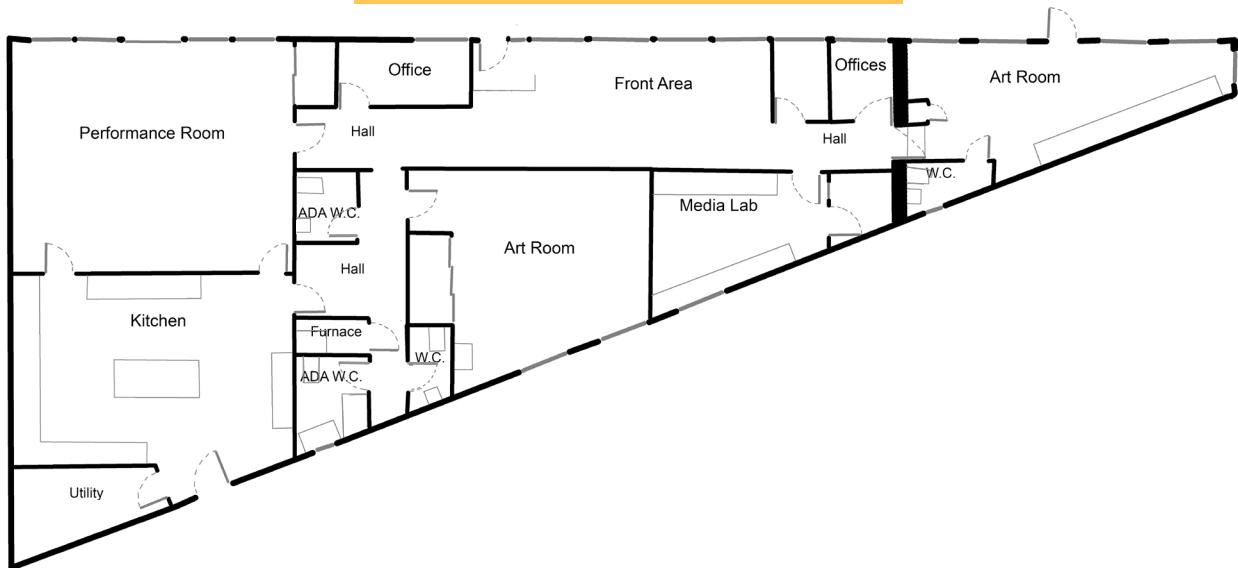
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# MADISON BAY

## COMMERCIAL REAL ESTATE

### Floor Plan



### Aerial Map



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