

# FOR SALE : OWNER/USER OPPORTUNITY

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## 20,220 SF

225 S LUCILE ST | SEATTLE, WA



**NEWMARK**

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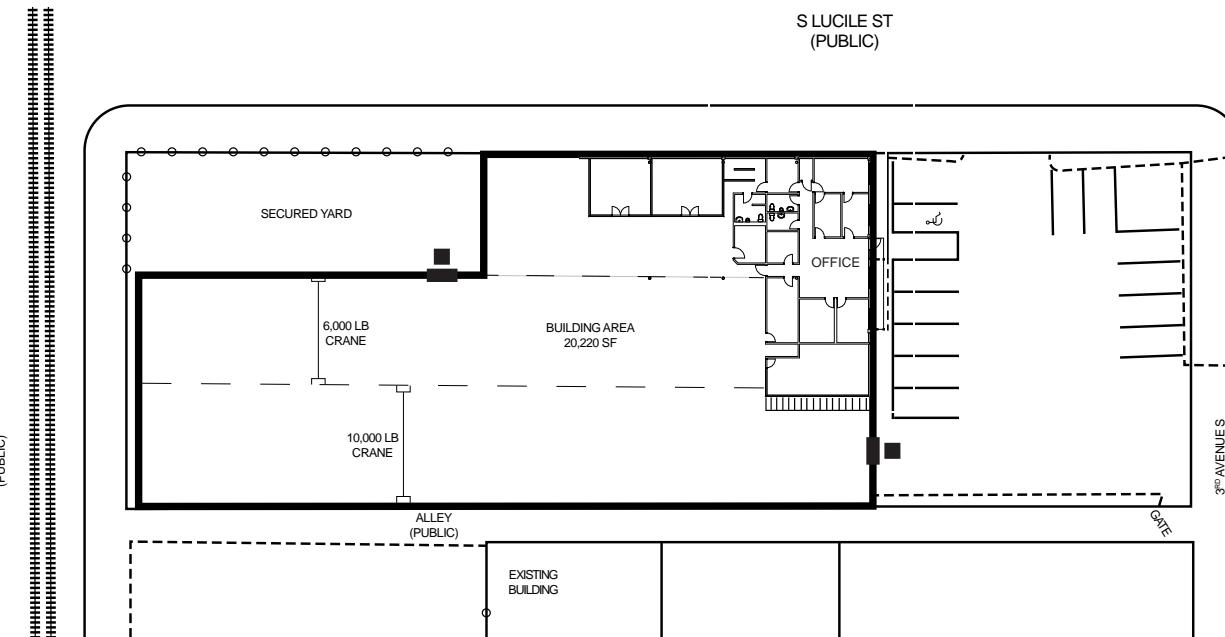
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### SITE PLAN



■ GRADE LEVEL

### BUILDING & PROPERTY DETAILS

#### TOTAL BUILDING SF

20,220 SF

#### OFFICE SF

+/- 5,800 SF (2,280 SF Mezzanine)

#### LAND AREA SF

30,000 SF

#### CLEAR HEIGHT

+/- 20'

#### LOADING

2 Grade Level Doors

#### ZONING

IG2 U/85, City of Seattle

#### YEAR BUILT

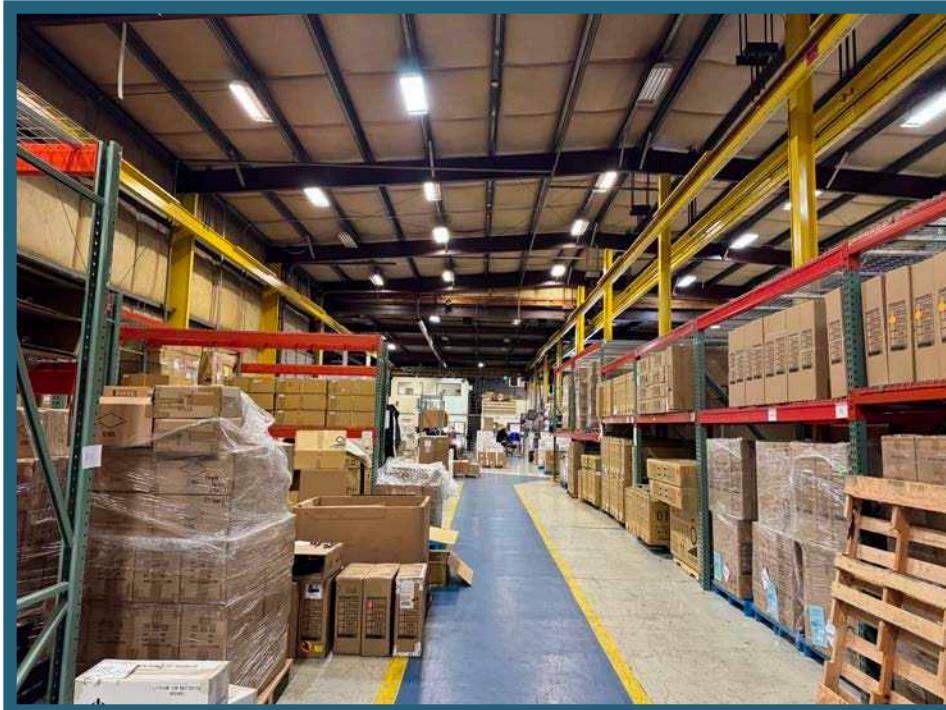
1973

#### PRICE

\$6,600,000

#### NOTES

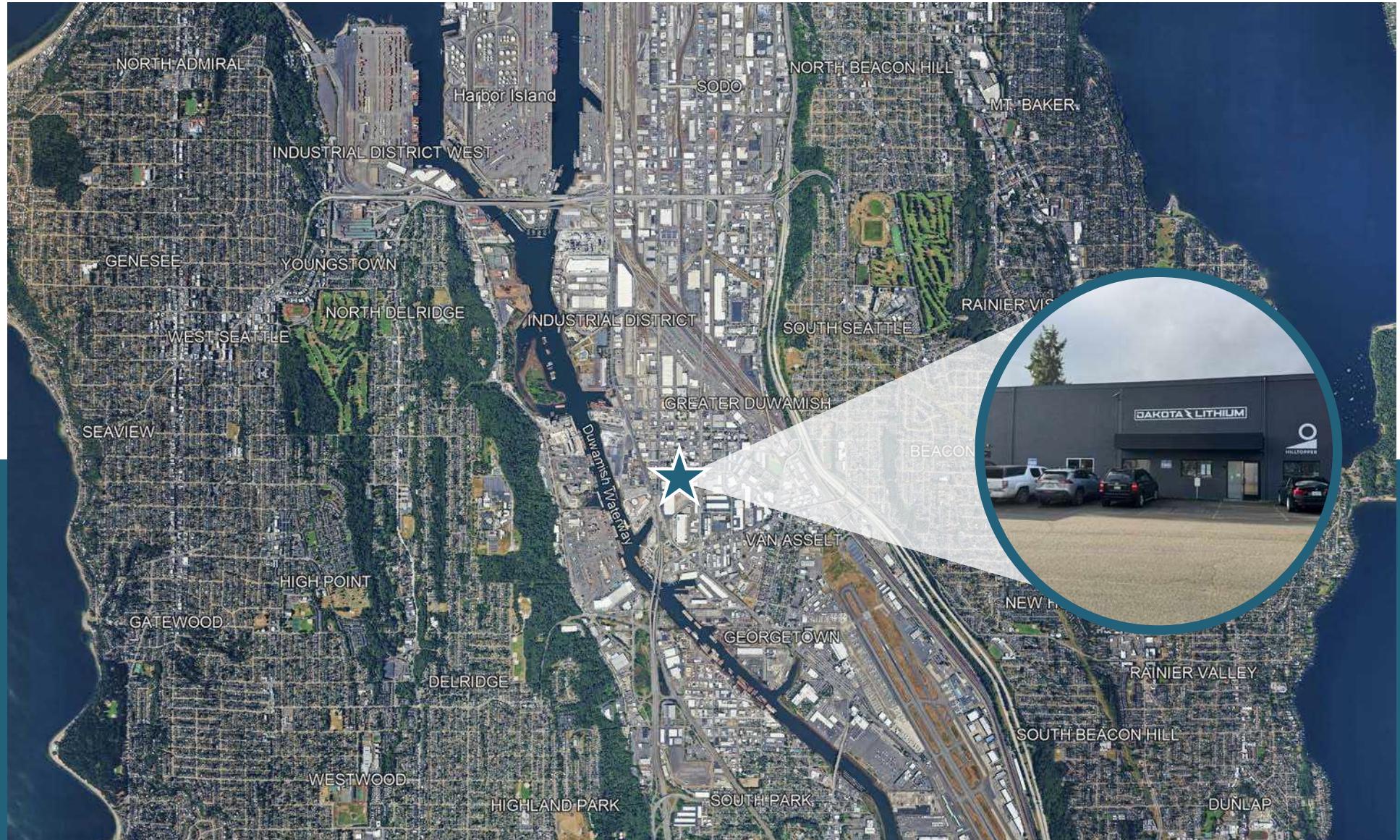
- Two Overhead Bridge Cranes
- Fenced and Secured Yard
- Dedicated Surface Level Parking



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