

# INTERURBAN CENTER



FOR SALE

*Price Reduction: \$3,295,000*

*Office, Flex, Specialty Owner/User Opportunity in Tukwila*

14601 INTERURBAN AVE S | TUKWILA, WA

*10,500 SF*

BUILDING AREA

*\$3.295M*

SALE PRICE



*Rare opportunity for a turnkey school, daycare, or office flex building*

Approximately 10,500 SF building area

Currently leased by one Tenant until August 31, 2027

Base rent is approximately \$14,000.00/month  
Rent will increase to \$14,437.50 September 1, 2026

Open reception area, 15 private offices/classrooms with room to reconfigure, open area for workstations, full kitchen, restrooms with 2 showers, rear roll-up door for storage, outdoor playground on site

Approximately 32 parking spaces adjacent to building

Built in 1987, remodeled recently

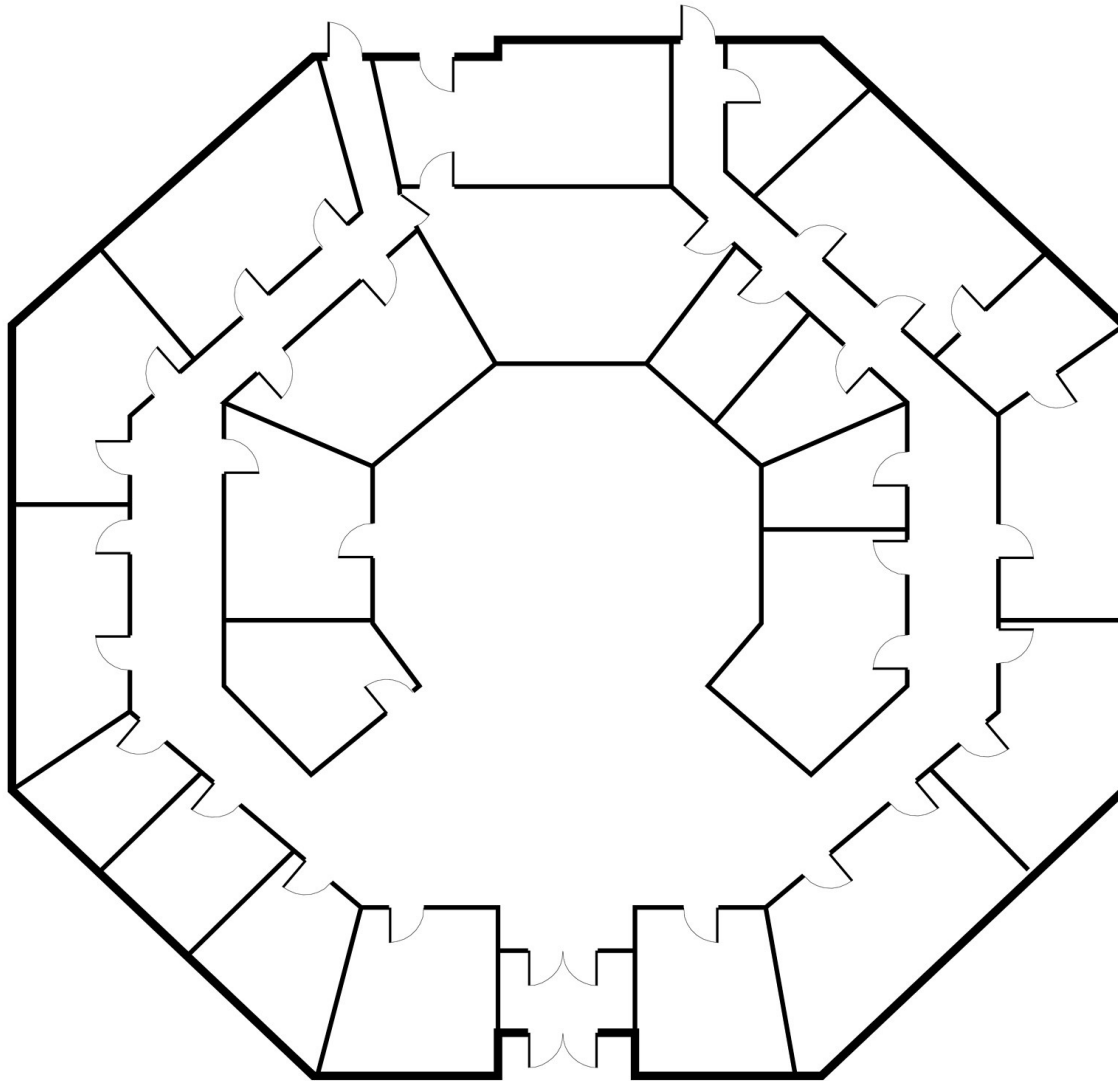
44,969 SF of land

Regional Commercial Mixed zoning (RCM City of Tukwila)

\$3,295,000.00 asking price



# FLOOR PLAN



*10,500 SF*

TOTAL BUILDING SIZE

*\$3.295M*

ASKING PRICE

Space leased by one Tenant until August 31, 2027 with no Renewal Options.



CONVENIENT  
LOCATION ON  
INTERURBAN AVE  
IN TUKWILA



GREAT VISIBILITY



10,500 SF  
AVAILABLE  
TO OCCUPY  
09/01/2027



ADAPTIVE BUILD-  
OUT FOR OFFICE/  
FLEX, SCHOOL/  
DAYCARE, ETC.



14601 INTERURBAN AVE S

# HIGHLY- ACCESSIBLE LOCATION

Located in the heart of Tukwila on  
Interurban Avenue South

Highly visible frontage with street appeal  
and exterior signage available

Many flexible options for user, including  
office, flex, daycare, or school

*2 MIN*  
TO I-5

*2 MIN*  
TO I-405





*Exclusively listed by*

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