

OFFICE/RETAIL
LEASE



GATEWAY POINTE BUSINESS PARK

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LOW PRICES IN GIG HARBOR

767 SF - 5,240 SF Available

IDEAL USES:

- Cafe/Restaurant
- Office/Medical
- Showroom
- Fitness Center/Recreation Uses
- Education/Training
- Boutique Store/Salon

FEATURES:

- On-Site Amenities: Exercise Facility and Daycare
- High Visibility to 70,000+ Cars/Day on Highway 16
- View of Narrows Bridge & Olympic Mountains
- 4 Stalls / 1,000 SF Parking Ratio
- Vaulted Ceilings with Skylights
- Heating and Air Conditioning Throughout

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SUITE DETAILS

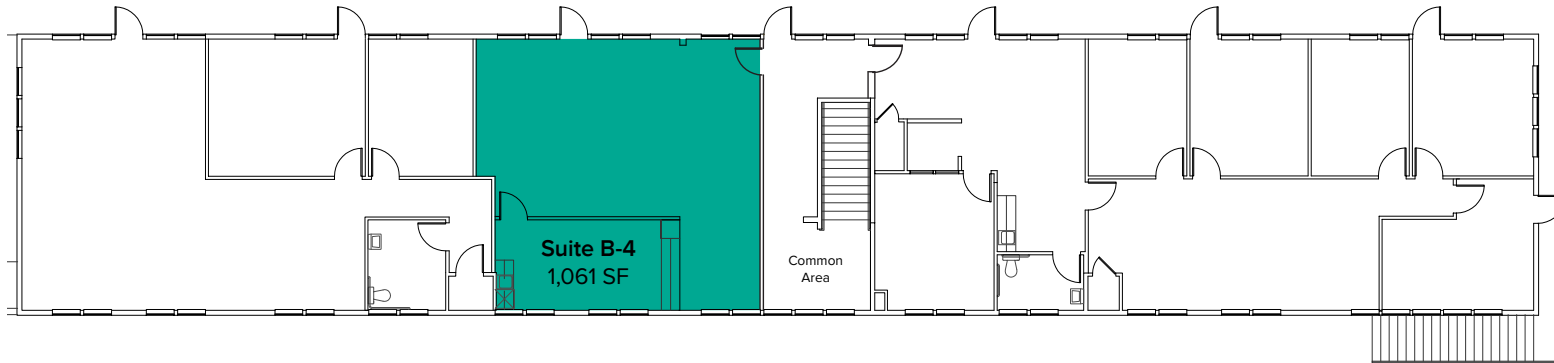
| Suite | Square Feet | Rent |
|--------|-------------|---------------|
| B-4 | 1,061 SF | \$1,768/Month |
| C-7 | 767 SF | \$1,406/Month |
| C-9 | 776 SF | \$1,423/Month |
| D1-2 | 2,303 SF | \$3,838/Month |
| D-4 | 1,624 SF | \$2,707/Month |
| D5-6 | 1,313 SF | \$2,188/Month |
| D10-12 | 2,861 SF | \$4,172/Month |
| E-1 | 1,544 SF | \$2,573/Month |
| E5-6 | 1,544 SF | \$2,778/Month |
| H4-6 | 2,940 SF | \$4,900/Month |



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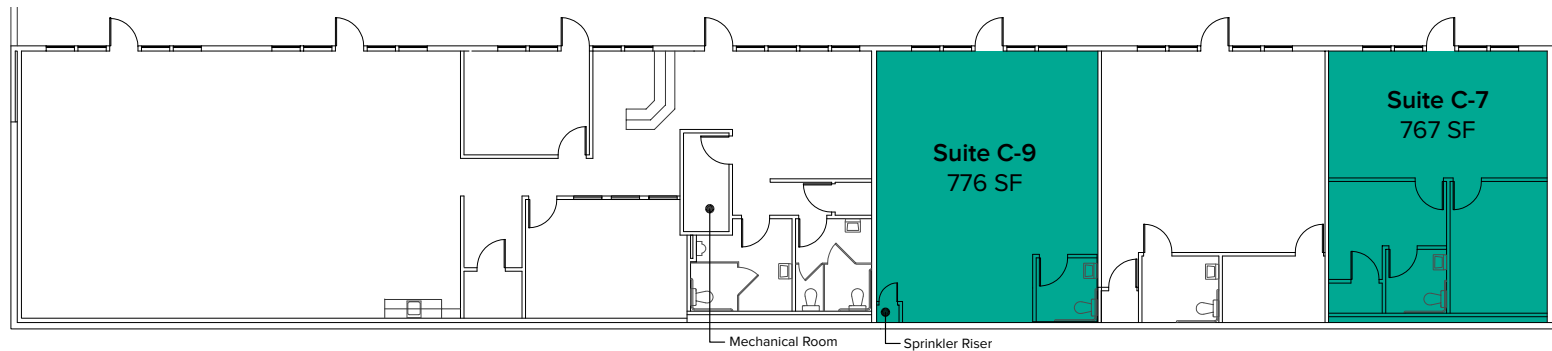
FLOOR PLAN

| Suite | Square Feet | Rent | Notes |
|-------|-------------|---------------|--|
| B-4 | 1,061 SF | \$1,768/Month | Second floor office space includes open work area and break room with kitchenette. Available Now. |



| Suite | Square Feet | Rent | Notes |
|-------|-------------|---------------|--|
| C-7 | 767 SF | \$1,406/Month | First floor retail/office space with 1 private office, 1 restroom, and open work area. Available now. |

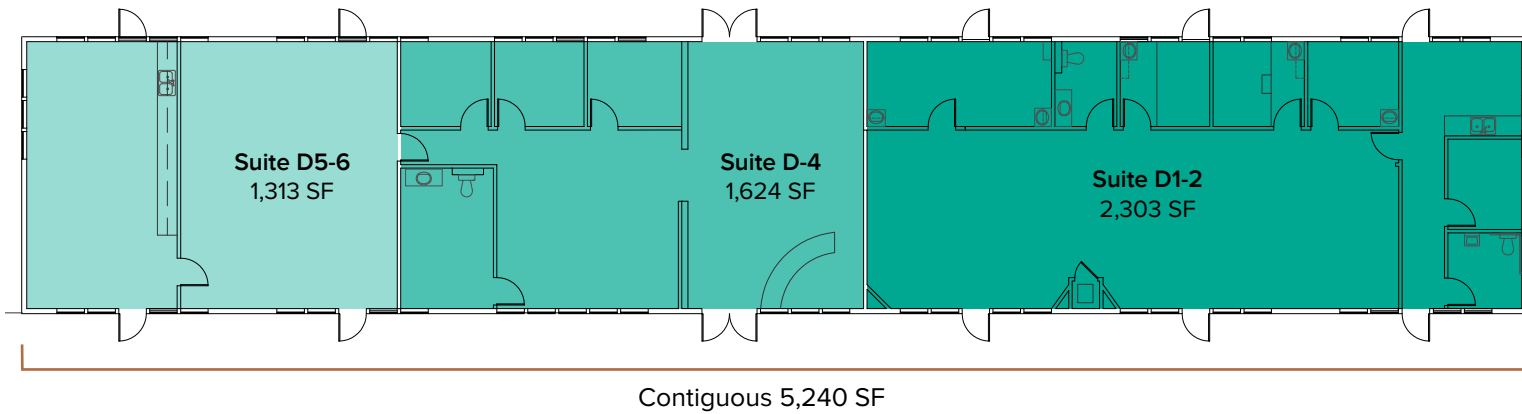
| | | | |
|-----|--------|---------------|---|
| C-9 | 776 SF | \$1,423/Month | First floor retail/office space with 1 restroom and open work area. Available now. |
|-----|--------|---------------|---|



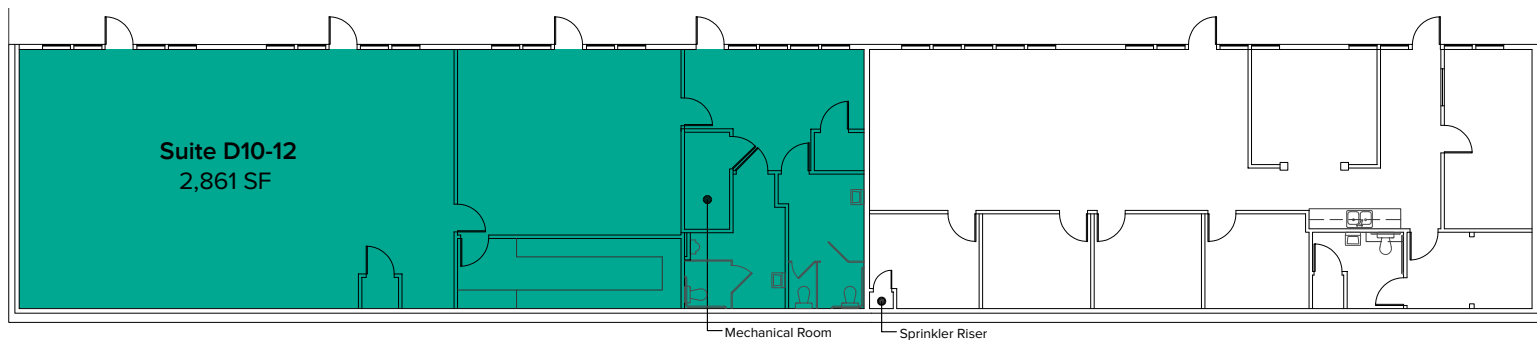
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FLOOR PLAN

| Suite | Square Feet | Rate | Notes |
|-------|---------------------|---------------|---|
| D1-2 | 2,303 SF - 5,240 SF | \$3,838/Month | Second floor office space with open work area, private offices, kitchenette, and 2 restrooms. Available now. |
| D-4 | 1,624 SF - 5,240 SF | \$2,707/Month | Second floor office space with reception, open work area, 3 private offices, and 1 restroom. Available now. |
| D5-6 | 1,313 SF - 5,240 SF | \$2,188/Month | Second floor office space with open work area and break room with kitchenette. Available now. |



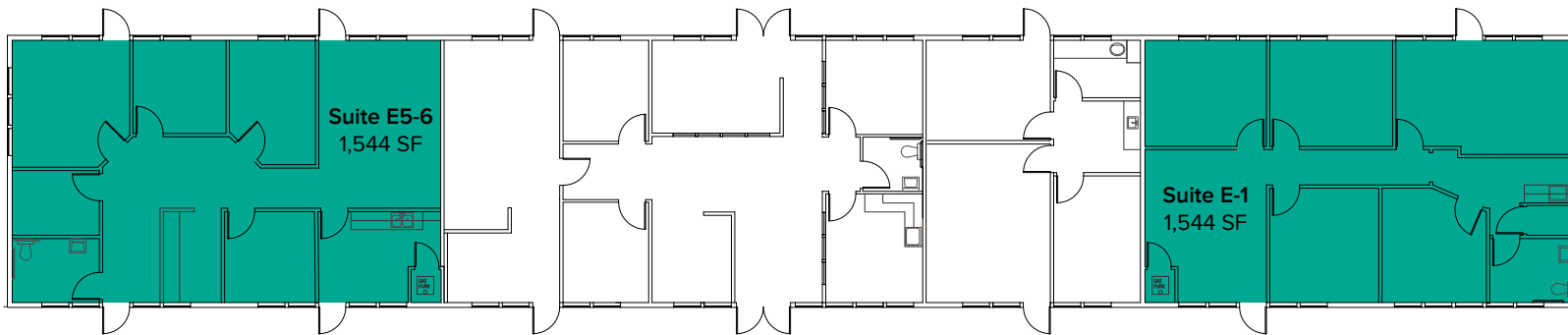
| Suite | Square Feet | Rate | Notes |
|--------|-------------|---------------|--|
| D10-12 | 2,861 SF | \$4,172/Month | First floor retail/office space with 2 restrooms and open work area. Available now. |



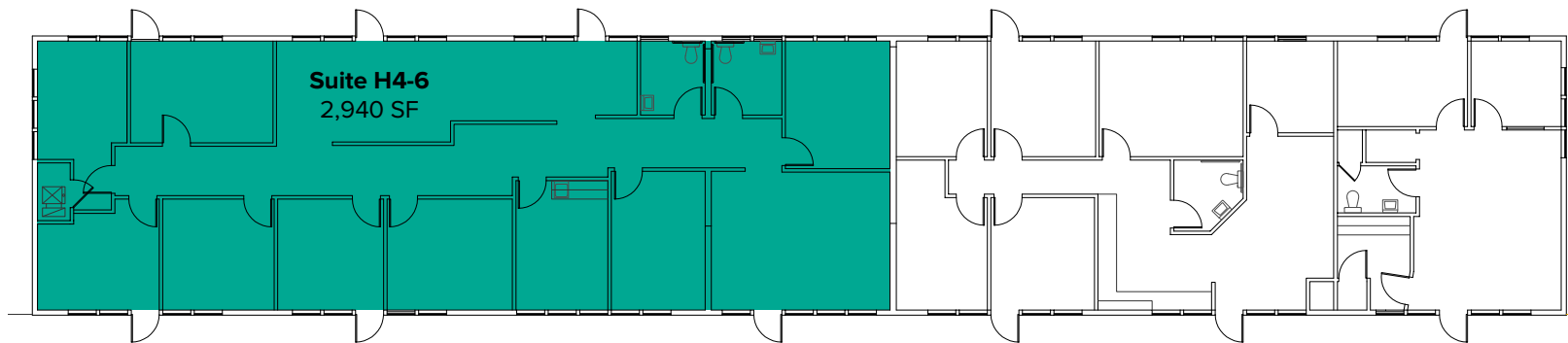
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FLOOR PLAN

| Suite | Square Feet | Rate | Notes |
|-------|-------------|---------------|--|
| E-1 | 1,544 SF | \$2,573/Month | Second floor office space with reception area, 4 private rooms, and 1 restroom. Available now. |
| E5-6 | 1,544 SF | \$2,778/Month | Second floor office space with reception area, 5 private rooms, break room with kitchenette, 1 restroom, and open work area. Available now. |



| Suite | Square Feet | Rate | Notes |
|-------|-------------|---------------|--|
| H4-6 | 2,940 SF | \$4,900/Month | Second floor retail/office space with reception area, private rooms, break room with kitchenette, 2 restrooms, and open work area. Available now. |



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LOCATION MAP



NEARBY AMENITIES:

- Safeway
- Kohl's
- Homegoods
- Starbucks
- Panera Bread
- Applebee's Grill & Bar
- QFC
- Lunchbox Laboratory
- Marshalls
- Michaels
- Galaxy Theater
- MultiCare Gig Harbor Medical Park

DRIVE TIME:

- Uptown Gig Harbor: 4 Minutes
- Downtown Gig Harbor: 8 Minutes
- Downtown Tacoma: 15 Minutes