

OFFICE/MEDICAL
SPACES



LYNNWOOD CORPORATE CENTER

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COMMON AREA REMODEL COMPLETE

1,667 SF - 13,087 SF Available

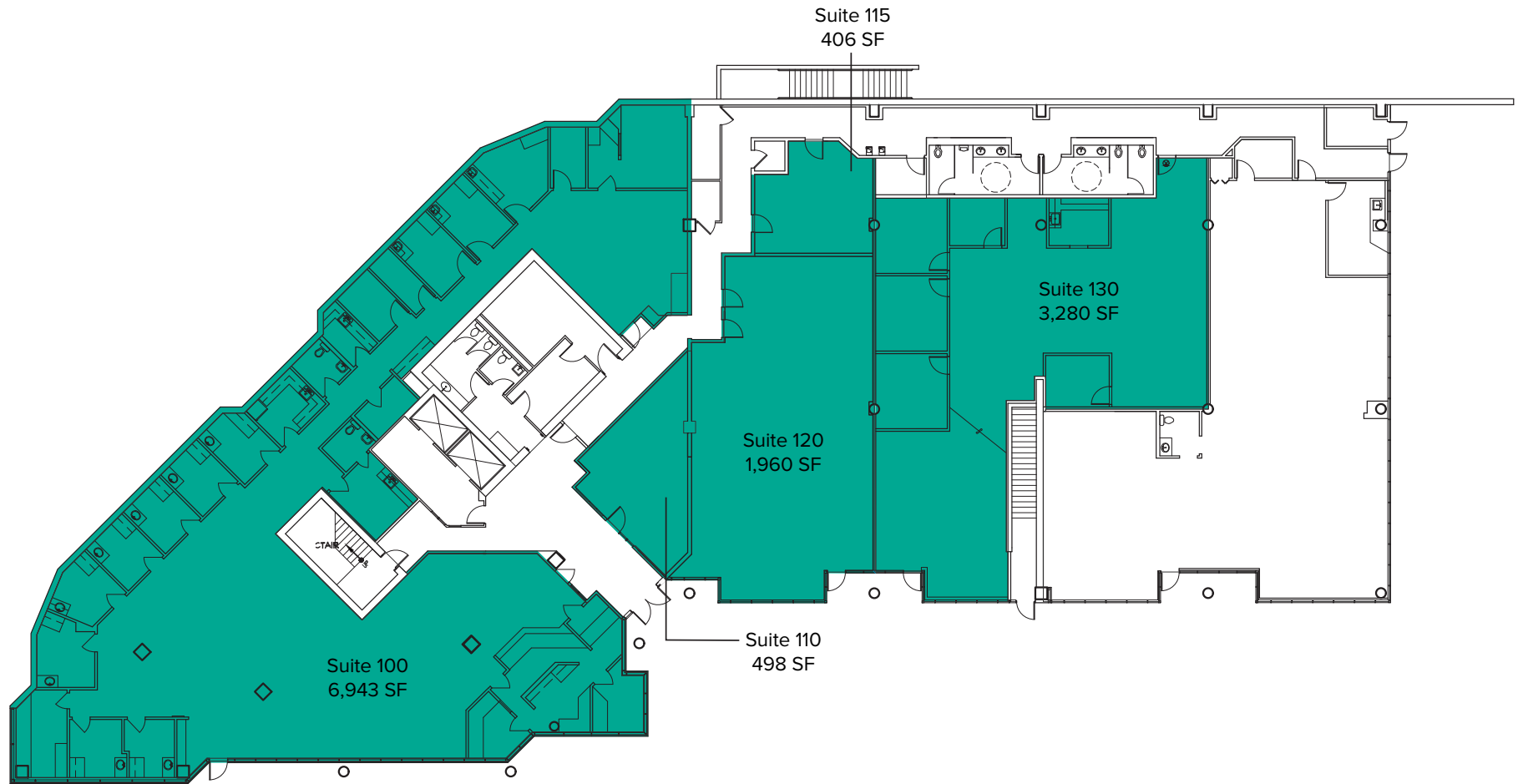
\$16.50 - \$19.50/SF NNN

BUILDING FEATURES:

- Extensive Window line
- Tenant Improvement Allowance Available
- Professional Tenant Mix
- Outstanding Access to I-5 & I-405
- Less than 1 Mile from Lynnwood Transit Center

FIRST FLOOR

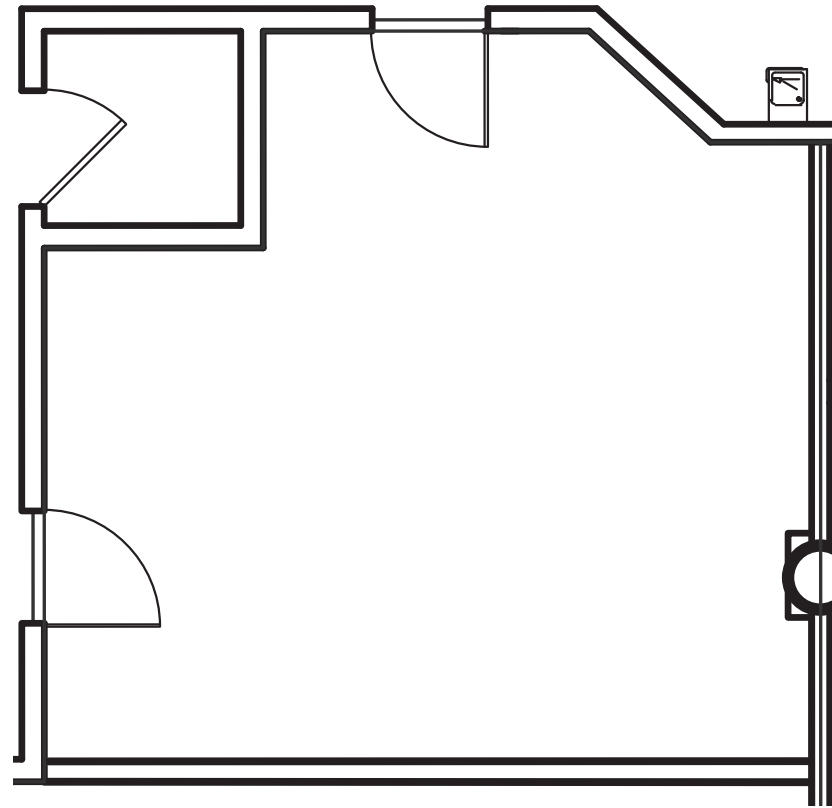
Suite	Square Feet	Notes
100	6,943 SF - 13,087 SF	Former clinic space with full medical build-out in place and plumbing throughout. Landlord also willing to convert to office. Direct entrance with building signage. Contiguous with Suite 110, 115, 120, & 130 for 13,087 SF total
130	3,280 SF - 13,087 SF	



SUITE 115

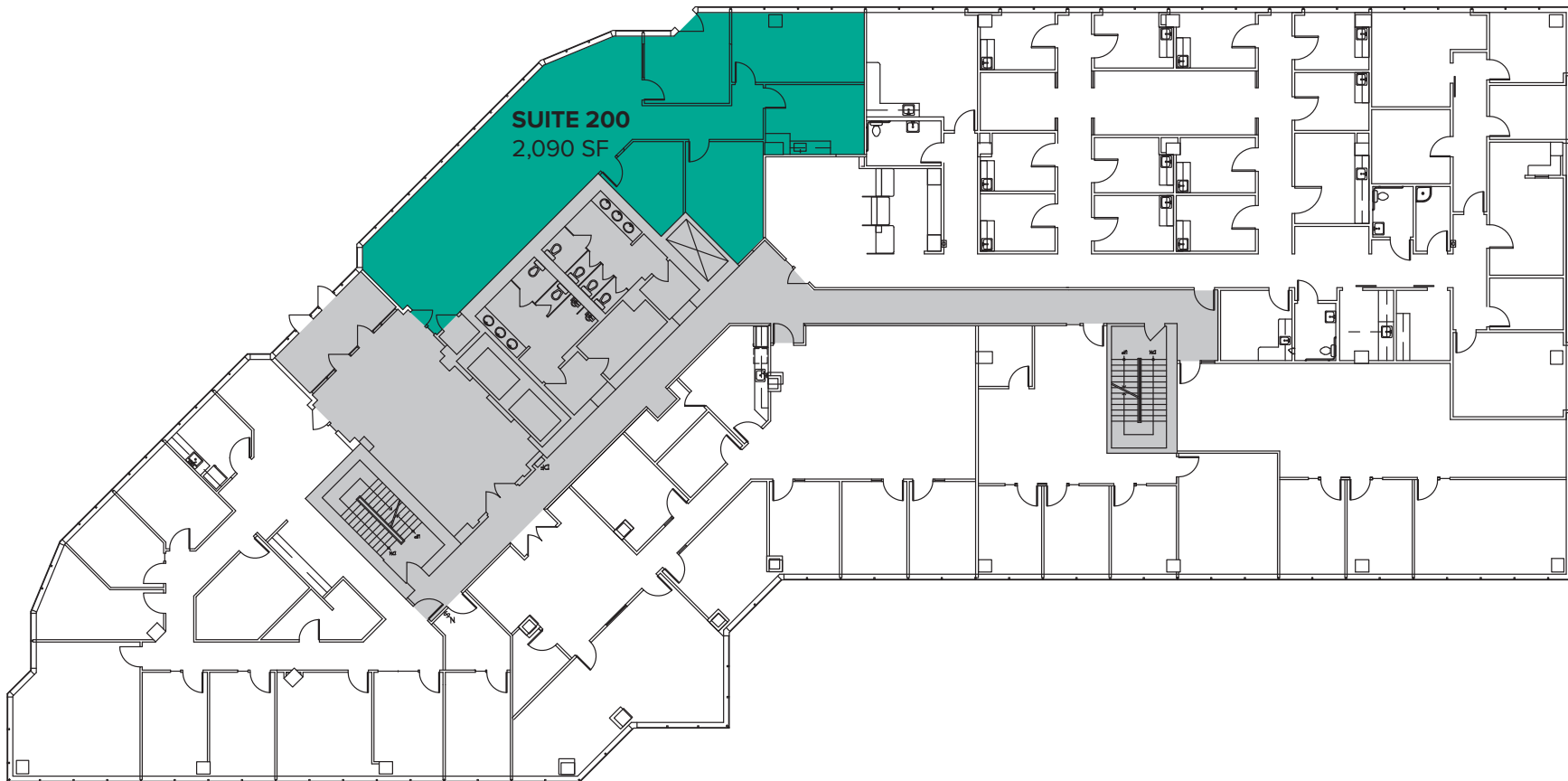
DETAILS:

- 406 SF
- Ground Level Storage Space
- Contiguous with Suite 120 for 2,366 SF Total
- \$507/Month, Gross
- **Available Now**



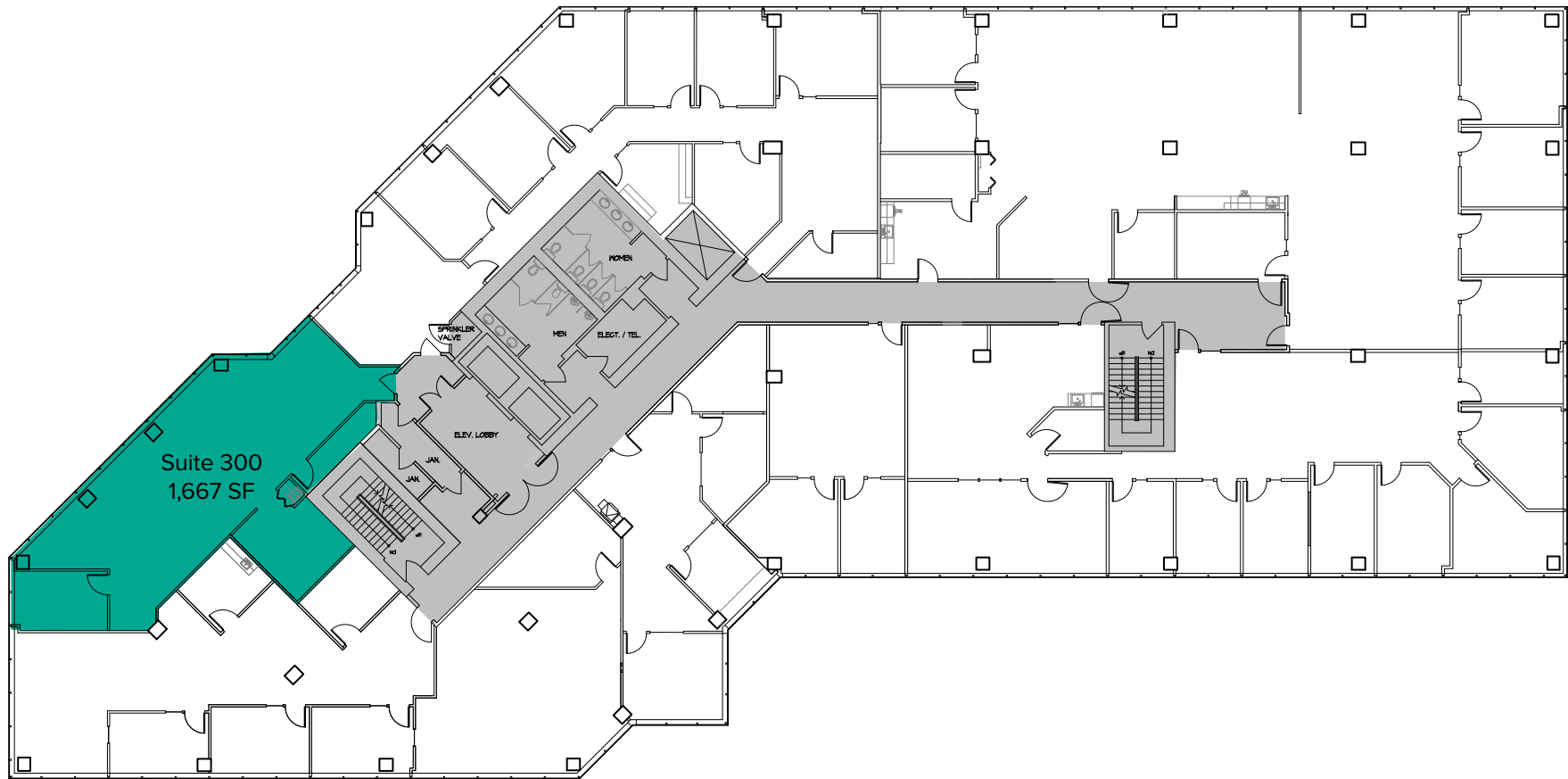
SECOND FLOOR

Suite	Square Feet	Notes
200	2,090 SF	3 POs, conference room, and kitchenette. Suite entrance through lobby. Available 7/1/19.



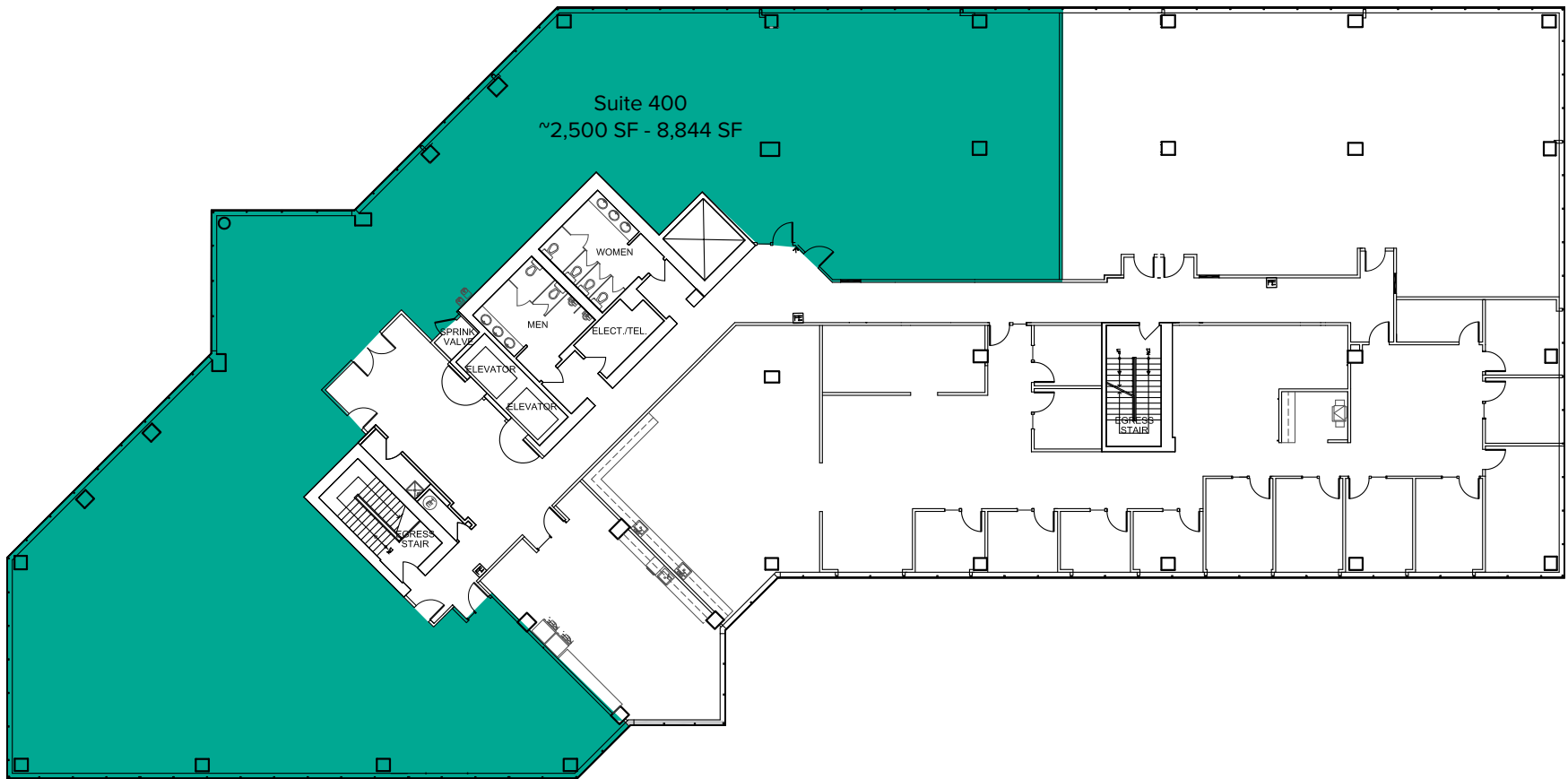
THIRD FLOOR

Suite	Square Feet	Notes
300	1,667 SF	Open floor plan suite directly off of elevator. 1 PO and kitchenette existing with additional tenant improvements available.



FOURTH FLOOR

Suite	Square Feet	Notes
400	~2,500 SF - 8,844 SF	Tenant Improvements and building signage available.



LOCATION MAP

