

**OFFICE &
OFFICE/ WAREHOUSE**

MARINE BUSINESS CENTER

801 NW 42nd St
Seattle, WA

**FOR
LEASE**

- Ste 206 - 3,286sf
(Office)
- Ste 215 - 5,644 sf
(3,160sf Office /
2,484sf
Warehouse)



MADISONBAYCOMMERCIAL

9 Lake Bellevue, Suite 120
Bellevue, WA 98005

TED WINSKILL

☎ 425.681.9006

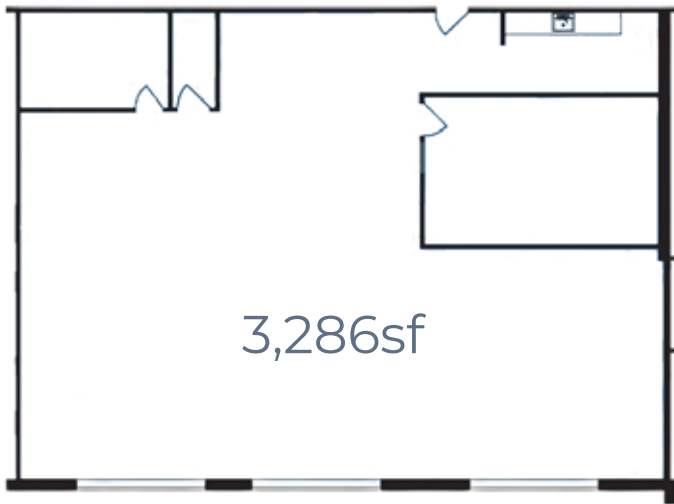
✉ twinskill@madisonbaycre.com

ERWIN PARK

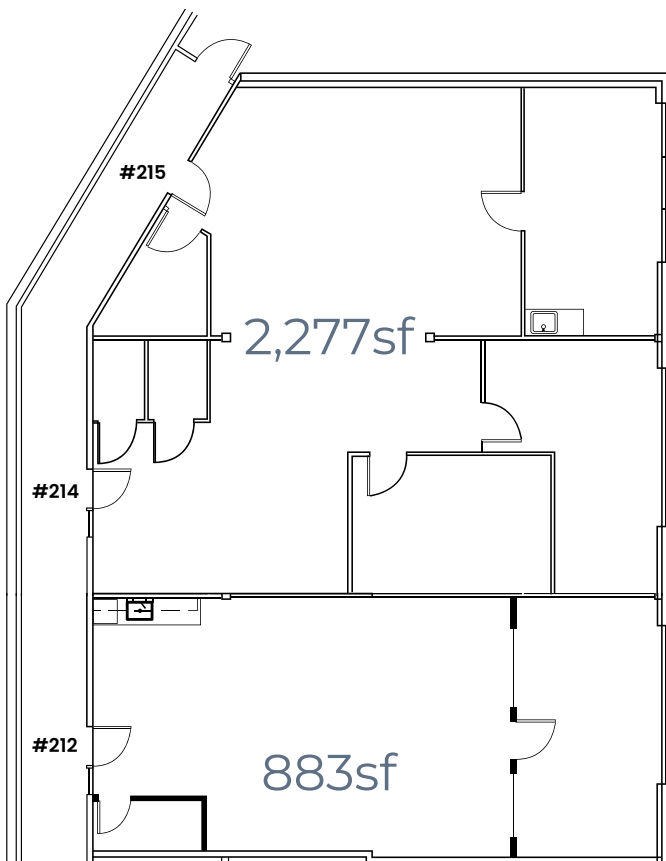
☎ 206.412.6036

✉ Epark@madisonbaycre.com

Suite 206

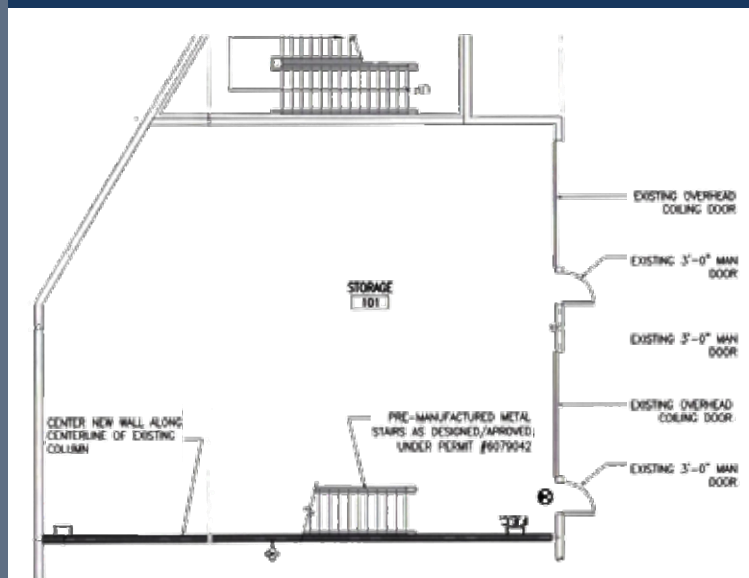


Suite 215 (Divisible)



Suite 215 OFFICE
(3,160sf total)

- Office Rate: \$25/sf/yr + NNN
- Industrial Rate: \$18/sf/yr
Estimated NNN: \$4.85/sf/yr
- Nearby multiple marine related industries
- Office Water views
- Office space has lots of light
- 21' warehouse ceiling height
- 2 grade level roll up doors in warehouse
- Easy access to both
- Ballard and Fremont neighborhoods



Suite 215 WAREHOUSE
(2,484sf total)