

FOR SALE/LEASE

1110 W NICKERSON ST

SEATTLE, WA

*5.0% Leasing Commission to
Outside Broker Years 1-5*



Owner/User Building or Development Site for Lease or for Sale in Seattle, WA

9,406 SF total building area, building divisible by space type

4,896 SF retail showroom

4,404 SF warehouse

5,449 SF yard/parking/outdoor storage

10'-21.5' ceiling height

Drive-in loading

14,855 SF site, zoned C2-55 (M)

Site yields 62 apartment units

\$3,000,000 or \$10,000/month, NNN

5.0% leasing commission to outside broker years 1-5

\$3.0M

ASKING PRICE

\$10K

LEASE RATE, NNN

NOW

AVAILABLE

JEFF LOFTUS

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KEN HIRATA

206.296.9625

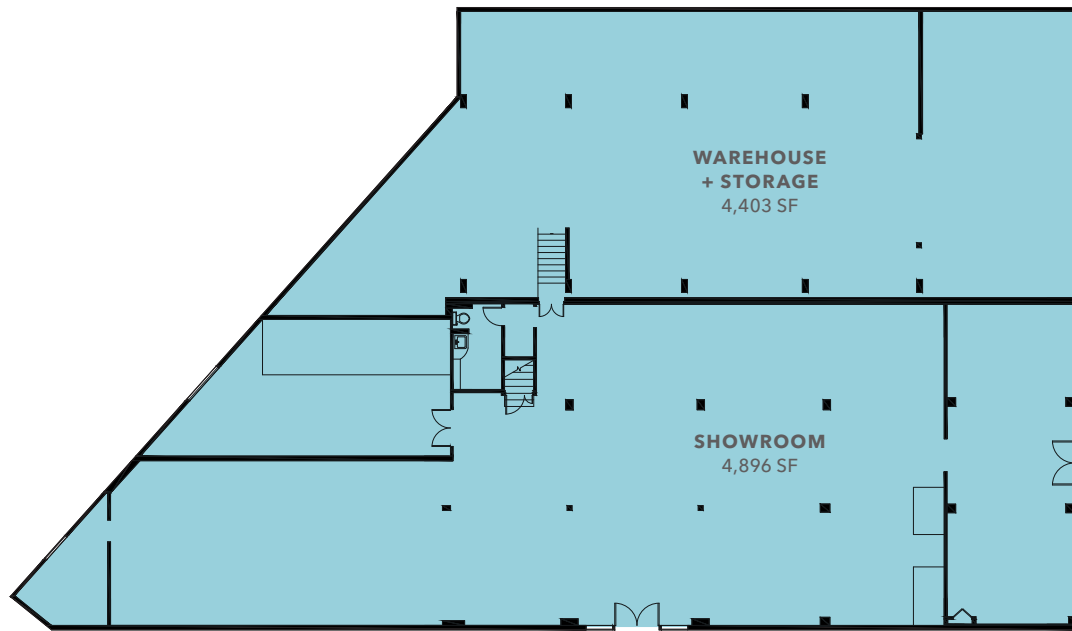
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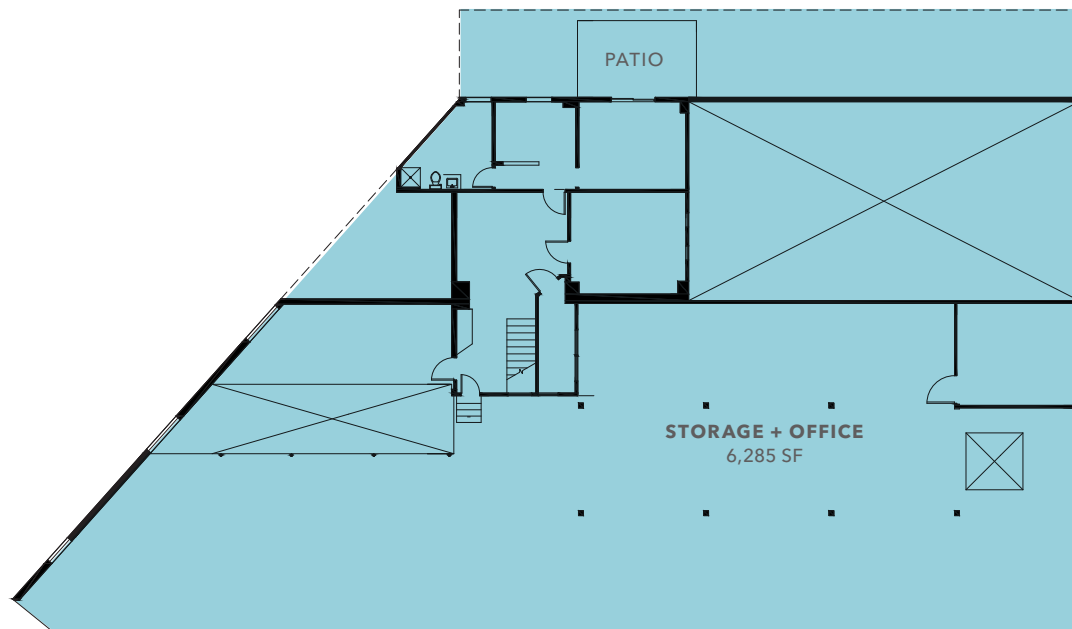
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**km Kidder
Mathews**

FIRST FLOOR PLAN



SECOND FLOOR PLAN



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14,855 SF

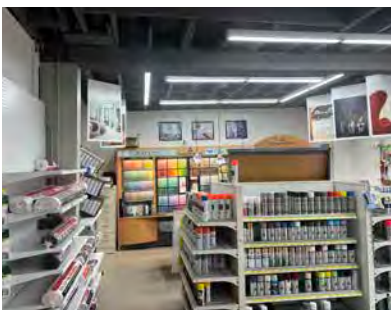
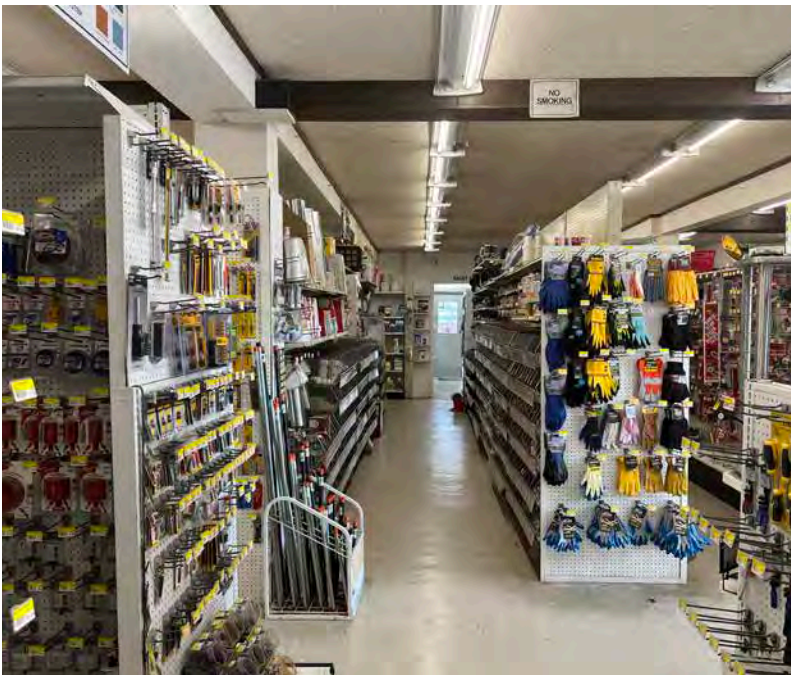
TOTAL LAND AVAILABLE

9,406 SF

TOTAL BUILDING SIZE

NOW

AVAILABLE



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62 UNIT APARTMENT DEVELOPMENT PLAN

