

1305 TACOMA AVE S

Downtown Office for Lease



LISTING INFORMATION

- ADDRESS:** 1305 Tacoma Avenue S, Tacoma
- LEASE RATE:** \$16.00-\$20.00 PSF, Full Service
- AVAILABLE SF:** 62,905 SF, Divisible to $\pm 2,000$ SF
1ST Floor: 29,622 SF
2ND Floor: 14,668 SF
3RD Floor: 18,615 SF
- COMMENTS:**
- 4/1,000 Tenant Parking
 - Easy Customer Parking
 - Signage & Storage Available
 - On-Site Security

LOCATION



COMMERCIAL REAL ESTATE SERVICES

950 Pacific Avenue, Suite 200 | Tacoma, WA 98402
253-383-8382 | lee-nw.com

1305

TACOMA AVE S

Downtown Office for Lease

John Bauder

jbauder@lee-associates.com
D 253.238.0043

Harrison Laird

hlaird@lee-associates.com
D 253.238.0044

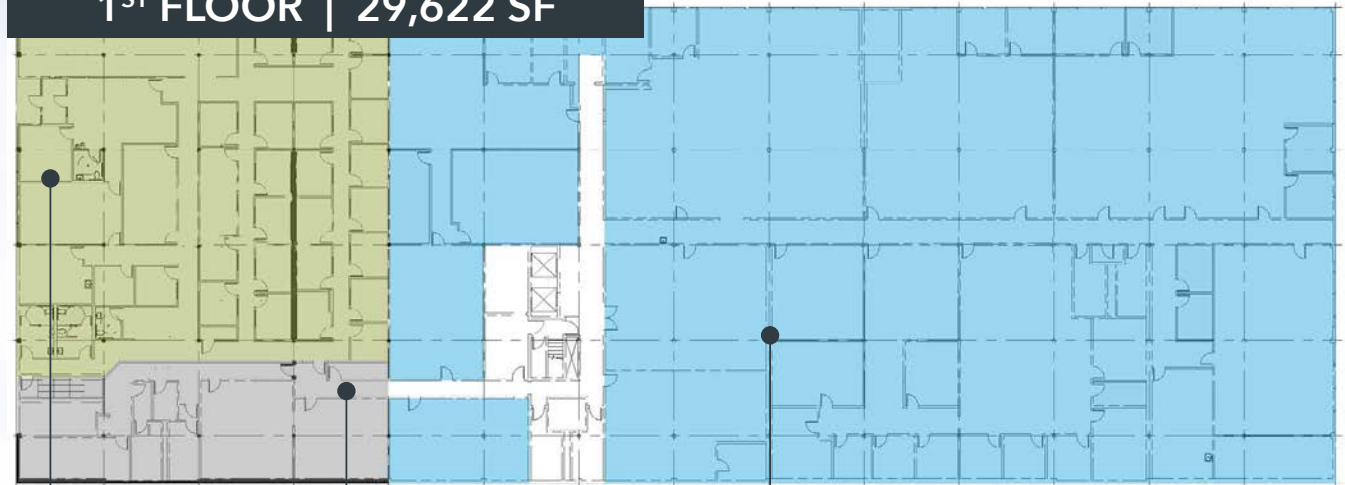
**LEE &
ASSOCIATES**

COMMERCIAL REAL ESTATE SERVICES

All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

AVAILABLE SPACE

1ST FLOOR | 29,622 SF



**Department of
Corrections Admin**
8,290 SF

BLDG Services & Amenities
2,947 SF

Vacant
29,622 SF



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AVAILABLE SPACE

2ND FLOOR | 14,668 SF



DSHS
4,500 SF

Vacant
14,668 SF

Dungarvin
18,296 SF



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AVAILABLE SPACE

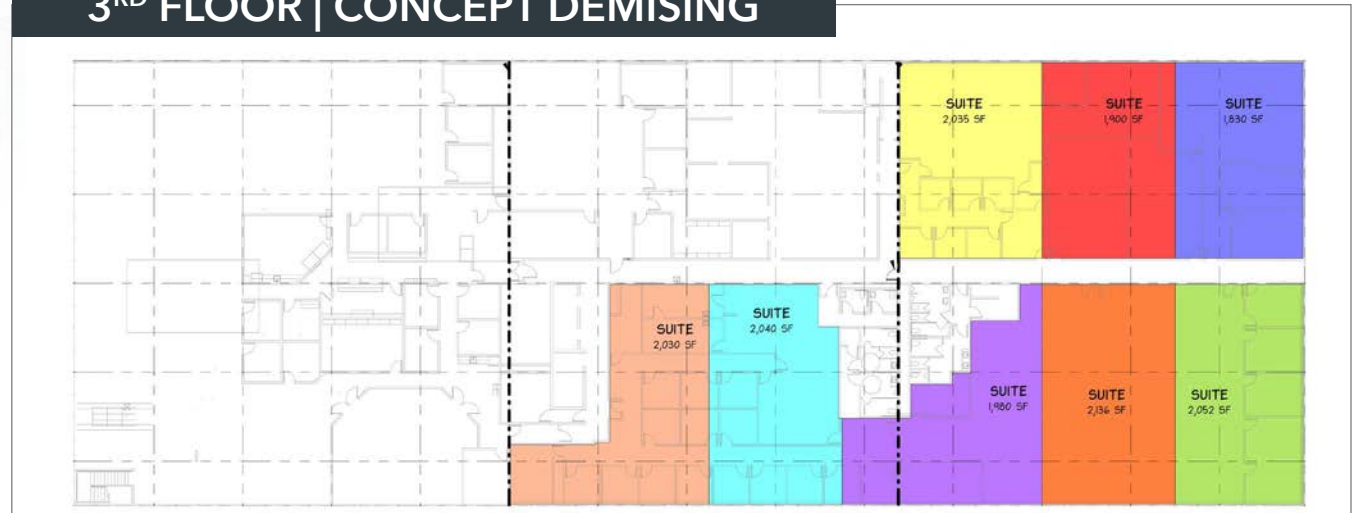
3RD FLOOR | 18,615 SF



DSHS
20,176 SF

Vacant
18,165 SF

3RD FLOOR | CONCEPT DEMISING



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ENJOY THE CONVENIENCE OF DOWNTOWN TACOMA

Discover high-quality office space located at 1305 Tacoma Ave S in downtown Tacoma. This prime location is in close proximity to the YMCA, Hotel Murano, and Tacoma Convention Center. With a plethora of coffee shops, restaurants, and museums nearby, tenants can immerse themselves in a vibrant community with abundant amenities. Additionally, the building offers convenient access to I-5, facilitating seamless connectivity to major transportation routes and the broader Tacoma Area.

