



For Sale | 5,798 SF | \$2,000,000

921  
**Aurora**  
AVENUE NORTH

**NEWMARK**

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# Property Summary

**Rare standalone office/flex opportunity in the heart of Lake Union submarket**

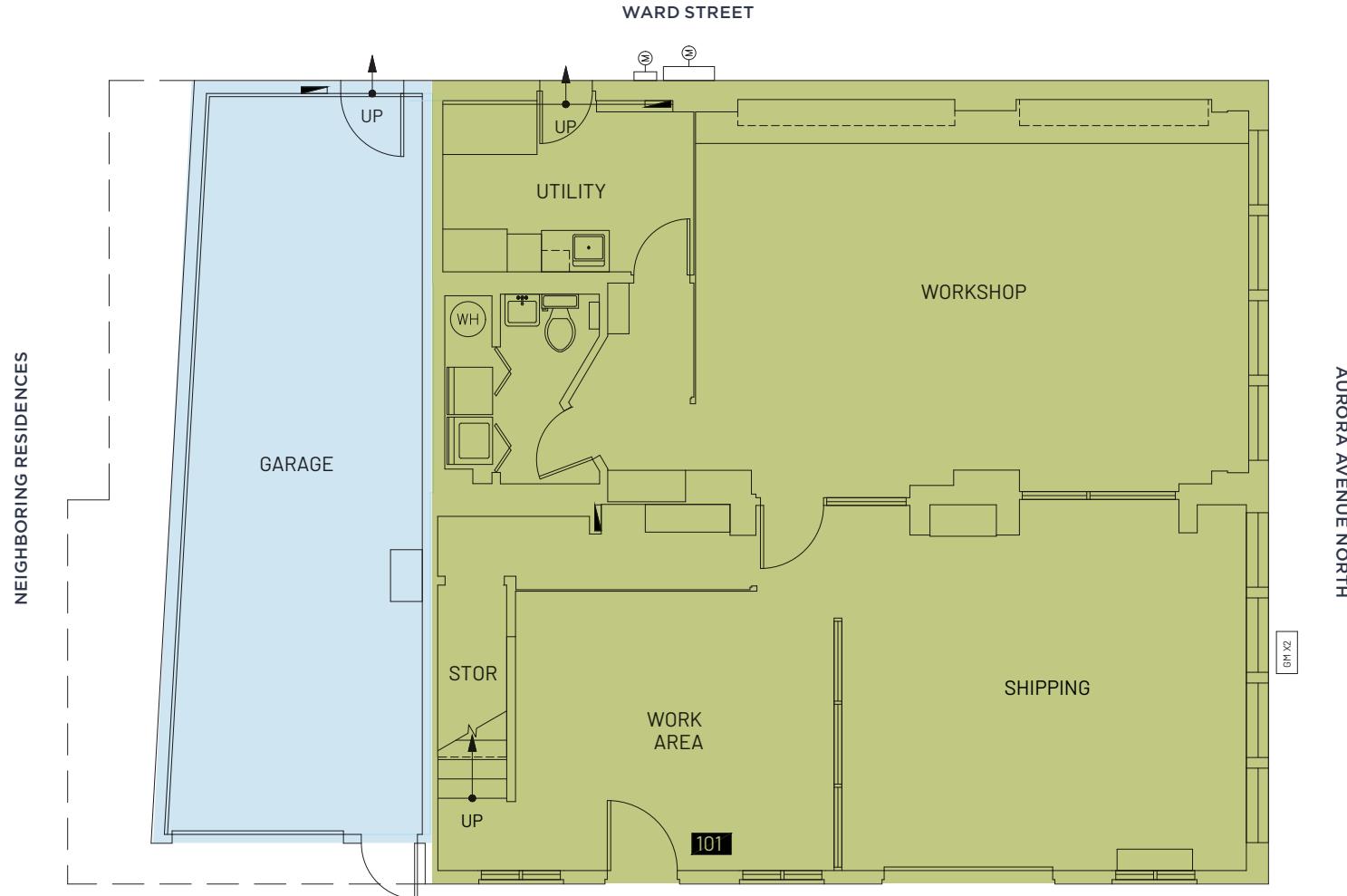
<b>Total SF</b>	5,798 SF
<b>North Building SF</b>	3,633 SF
<b>South Building SF</b>	2,165 SF
<b>Typical Floor</b>	2,660 SF
<b>Land Area</b>	0.18 Total AC (7,841 SF)
<b>Year Built</b>	2009
<b>Construction Type</b>	Wood Frame
<b>Zoning</b>	C1-65
<b>Heating System</b>	Hot Water
<b>Sprinklers</b>	No

- Recently updated office space with gym and storage
- Easy access to downtown or North via 99
- Off-street secure parking
- Owner/user opportunity



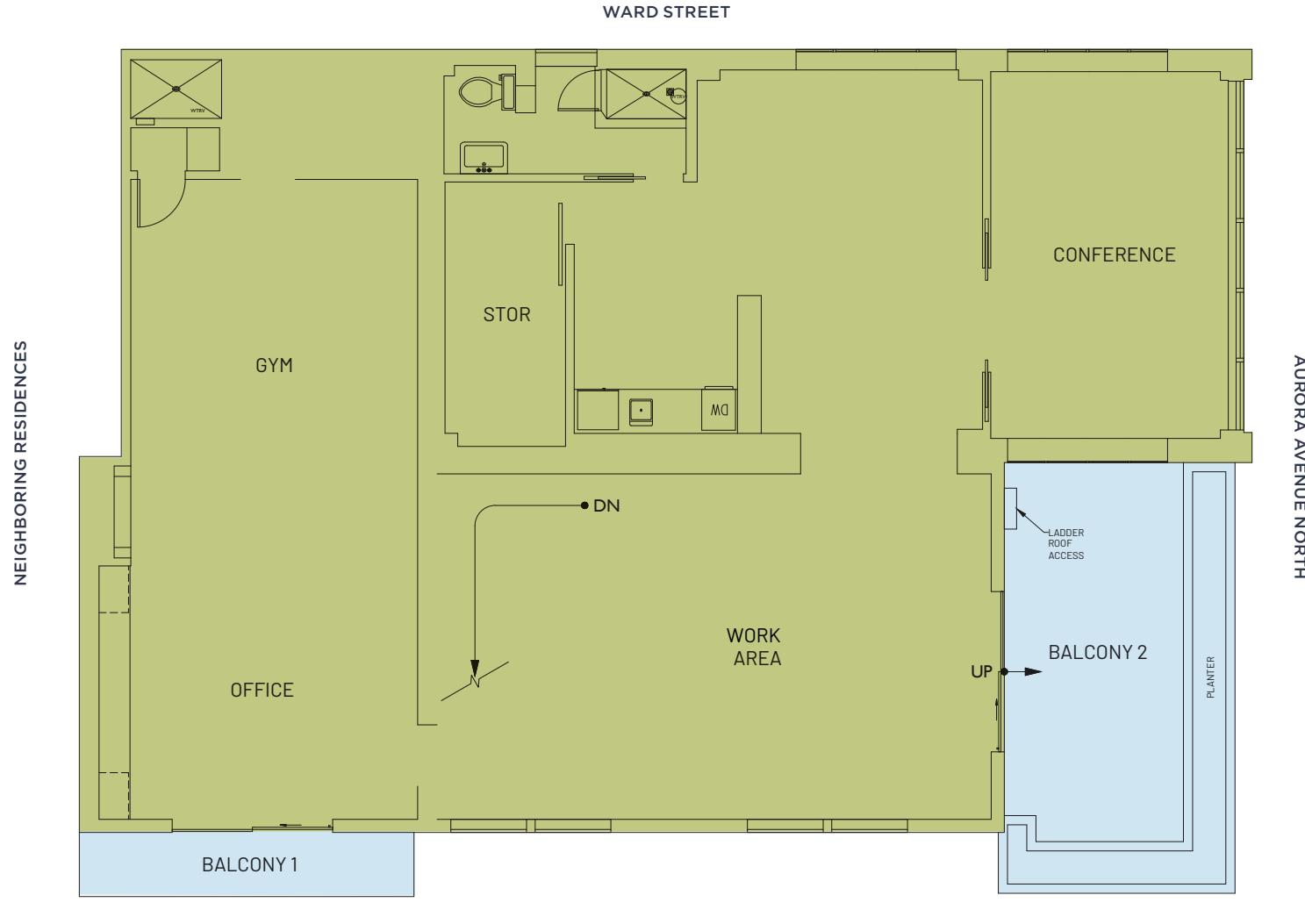
# North Building

First Floor: 1,835 Total SF | Suite 101: 1,422 SF | Garage: 413 SF



# North Building

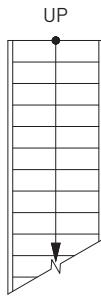
Second Floor | Suite 102: 1,798 SF



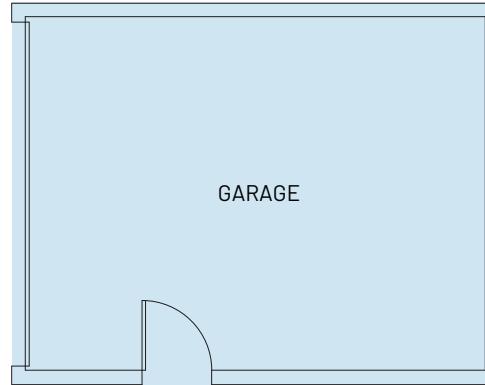
# South Building

First Floor: 1,147 Total SF | Suite 102: 845 SF | Garage: 302 SF

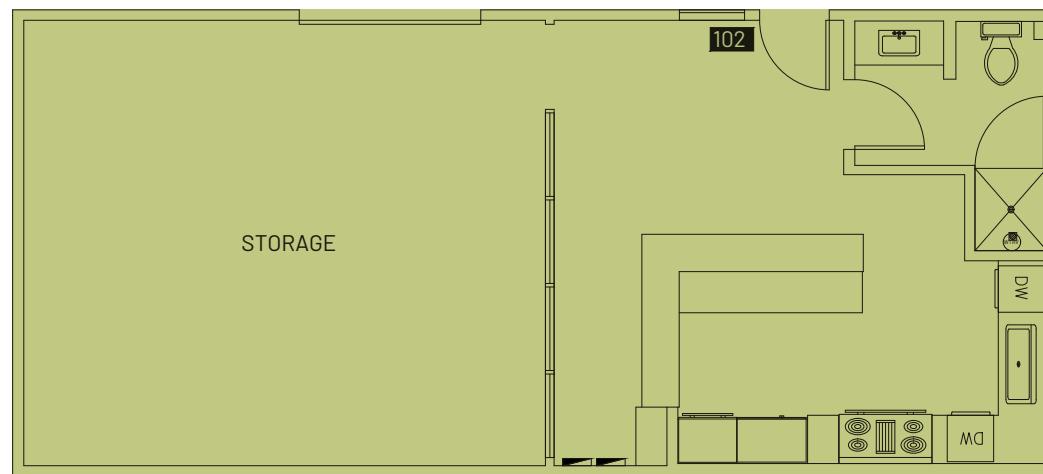
NEIGHBORING RESIDENCES



WARD STREET

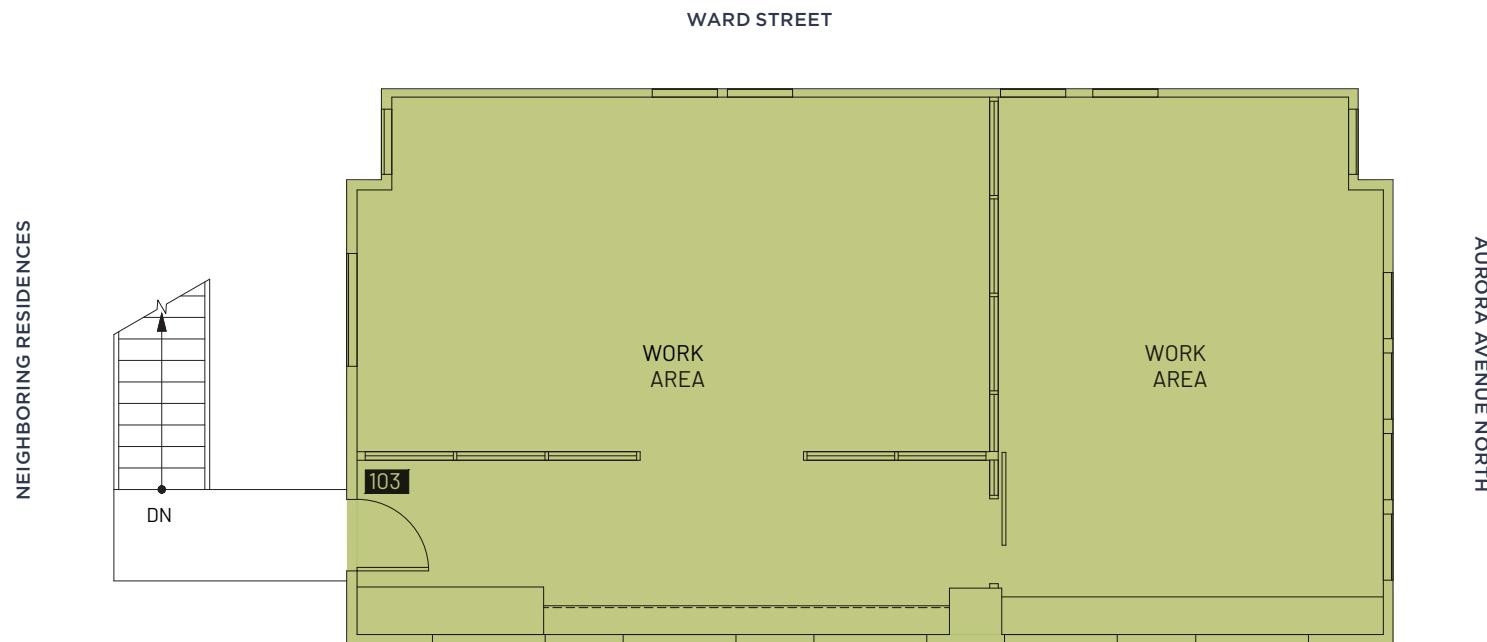


AURORA AVENUE NORTH



# South Building

Second Floor | Suite 202: 1,018 SF



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