

WAREHOUSE/OFFICE FOR SUBLEASE

11609 49th Place W

MUKILTEO, WA 98275



PROPERTY OVERVIEW

- Option 1: 8,098 rsf total (394 rsf office / 7,704 rsf WH)
- Option 2: 13,200 rsf total (5,496 rsf office / 7,704 rsf WH)
- 1 grade level door
- 20' clear height
- Heavy power (1,000am 3-phase)
- Insulated
- Sprinklered

COMMENTS

- Easy access to both I-5 and I-405 corridors
- Mix of private offices and open floor plan
- Master lease term through November 30, 2032.
- Longer term available direct through landlord



CONTACT

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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.

FLOOR PLANS

OPTION 1

TOTAL SF:

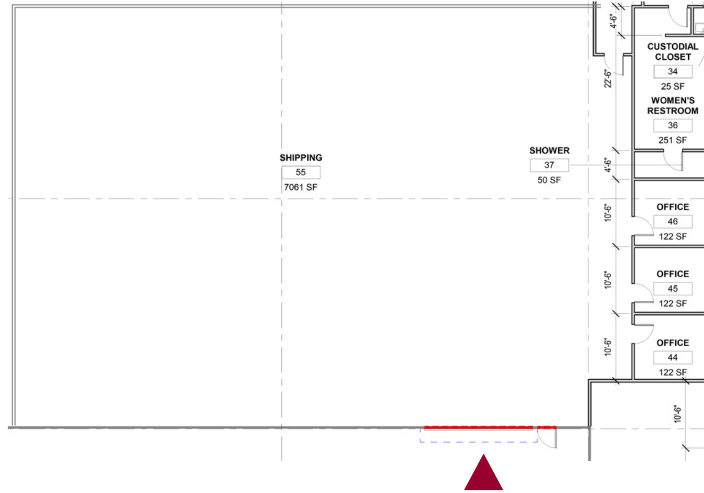
8,098 SF

OFFICE SF:

394 SF

WAREHOUSE SF:

7,704 SF



GRADE LEVEL DOOR

OPTION 2

TOTAL SF:

13,330 SF

OFFICE SF:

5,596 SF

WAREHOUSE SF:

7,704 SF



GRADE LEVEL DOOR

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AERIAL



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