

FOR SALE/LEASE > WAREHOUSE SPACE



Seaway Industrial Building

6707 HARDESON ROAD, EVERETT, WA 98203

Available for
9/1/2012 occupancy



Available Space

- > 68,100 SF total
 - 6,000 SF mezzanine office
 - 2,000 SF ground floor office
 - 4,000 SF ground floor assembly area
 - 56,100 SF warehouse

Rate

- > \$1.25/SF office, NNN | \$0.60/SF warehouse, NNN
- > \$0.75/SF assembly, NNN

Purchase Price

- > \$5,500,000

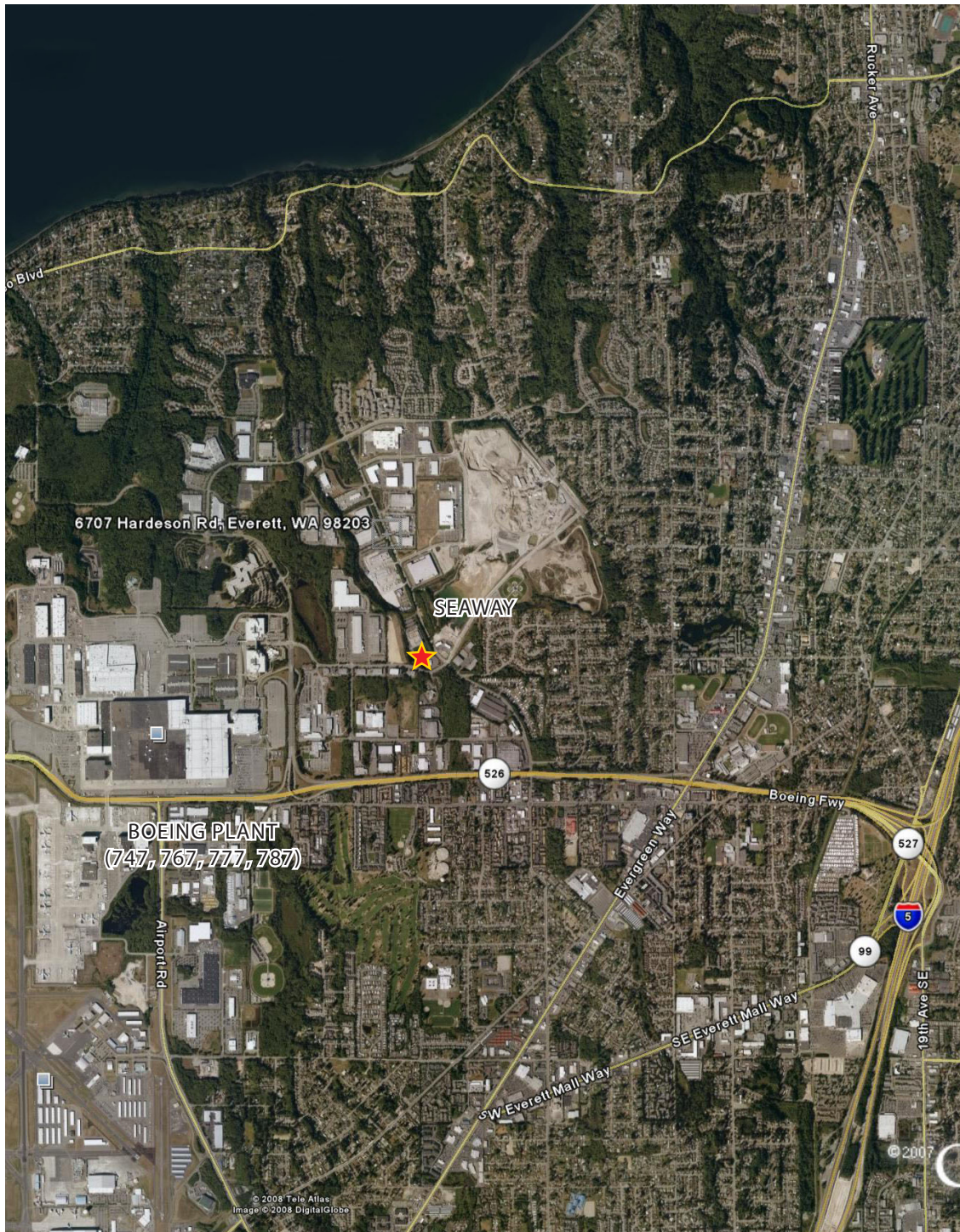
Features

- > Built in 2000
- > 24' Clear height
- > Zoned M-1 Industrial
- > Average column spacing: 35' x 60'
- > High density sprinkler system (.495 gpm/2,000 SF)
- > 14 Dock-high doors
- > R-21 Rigid insulation on roof deck
- > 3-Ply Class 'B' built up roofing
- > 1,000 AMP, 480 Volt, 3-phase building service
- > Two-grade level doors
- > On main bus route
- > On 4.04 acres
- > Two miles to Boeing 747, 767, 777 & 787 plant

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