

Nordic Building

547 OCCIDENTAL AVENUE S, SEATTLE, WA

Flexible Short Term
Storage/Warehouse



Nordic Building

FOR LEASE | 547 OCCIDENTAL AVENUE S, SEATTLE, WA



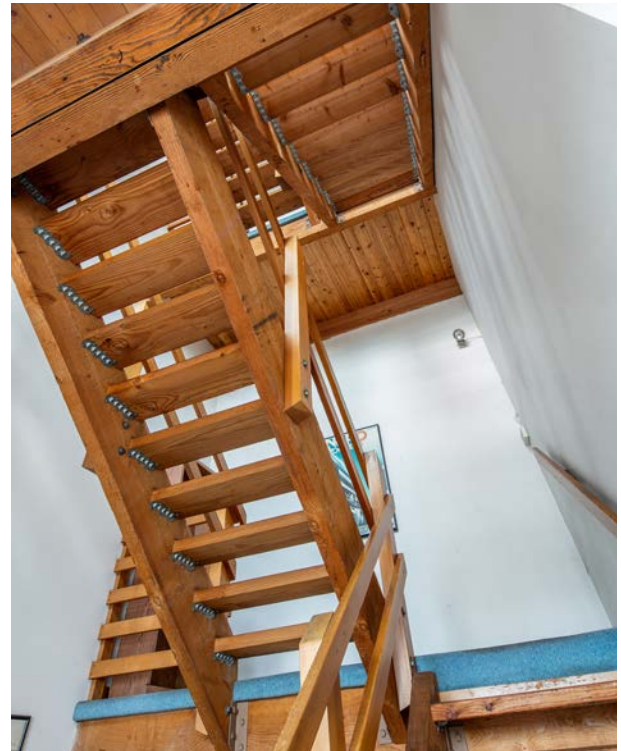
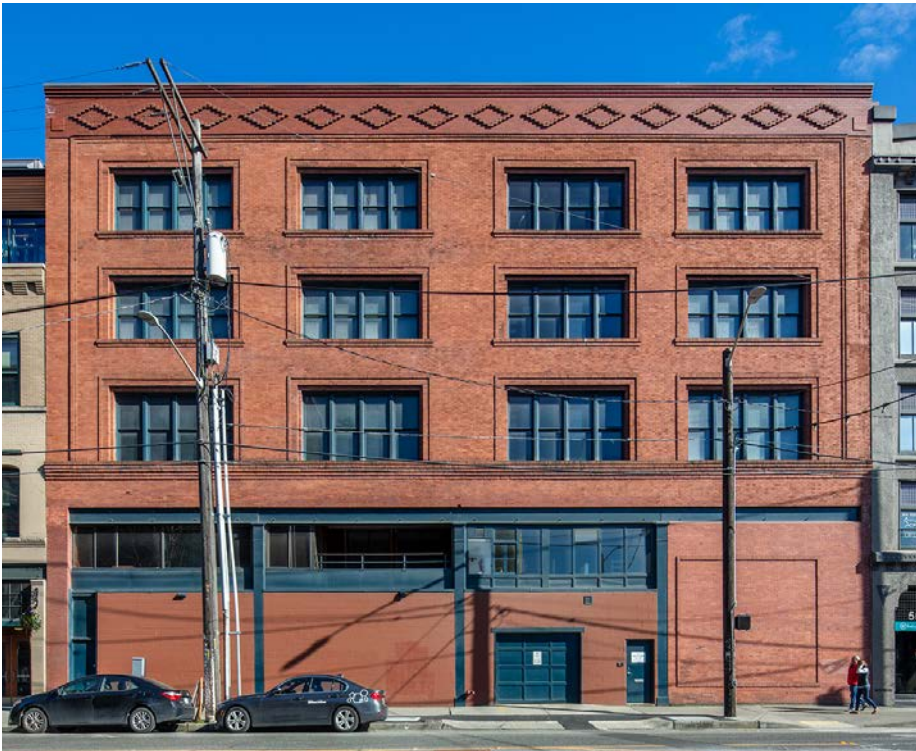
- Total Usable SF – 73,125 (divisible to 14,700 SF):
 - 14,700 SF floor plates
 - 5 floors including basement
 - 10,000 SF of 1st floor mezzanine
 - 3,125 SF of office & lunch/break area
 - 2,500 SF apartment
- Freight elevator access to all floors (including basement) - 5,000 lb capacity
- Truck court handles up to 53' trailer
- Divisible to 1st and/or 2nd Floor Only
- Contact Broker for Details on Rate and Space Breakdown
- Term: Up to 24 months

100
Transit Score

92
Walk Score

89
Bike Score

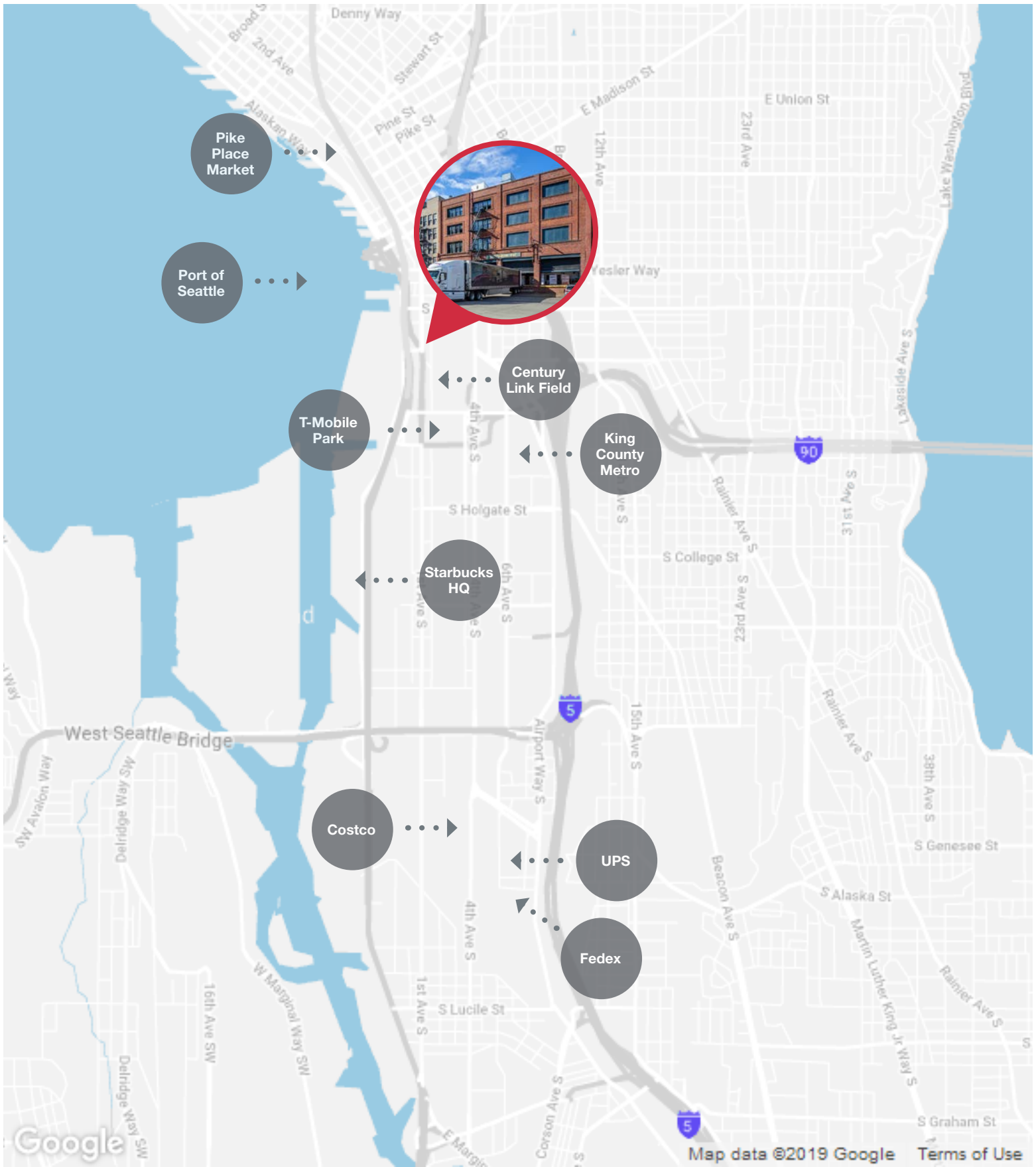
Property Overview



**Seattle offers a range of services
and entertainment and excellent
proximity to employment centers.**







SODO & Pioneer Square District



In an area that was once characterized by sawmills, metal shops, and meat packers, household names such as Costco, Home Depot, Starbucks, FedEx, and Amazon now have a heavy presence in SODO. It's also home to Seattle's most popular sports teams – the Seahawks, Sounders, and Mariners – that host home games at CenturyLink and T-Mobile Park. Even as these changes have occurred over the last century, the one constant in the area has been its creative, eclectic, and entrepreneurial spirit.

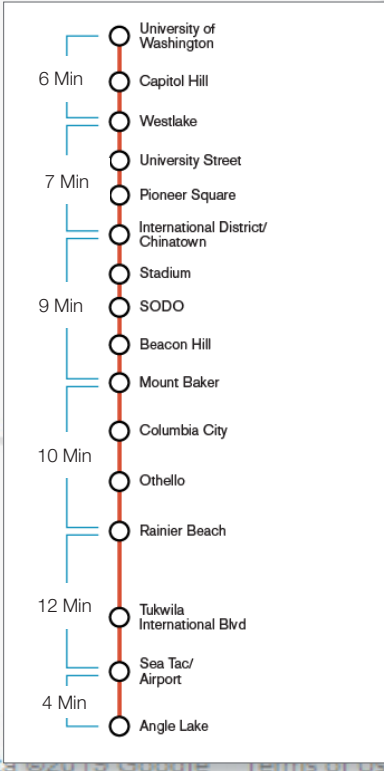
Access

The SODO and Pioneer Square neighborhoods enjoy a variety of access points to the major freeways in the area - I-5 and Hwy 99 (north/south) as well as I-90 (east/west) accessed via Spokane St, 4th Ave S, and Edgar Martinez Drive. It is also well serviced by the King County Metro bus system with routes on 1st Ave S, 4th Ave S, and Airport Way S. Link Light Rail is continuing to expand throughout the region including a Stadium station, right on the Central Link line which runs from Seattle-Tacoma International Airport to downtown Seattle and up to the University of Washington. Riders will be able to connect to Bellevue and Redmond via the East Link expansion in 2023.

The Northgate Link Extension is scheduled to open in 2021 providing an 8 min ride from U District to Westlake station.

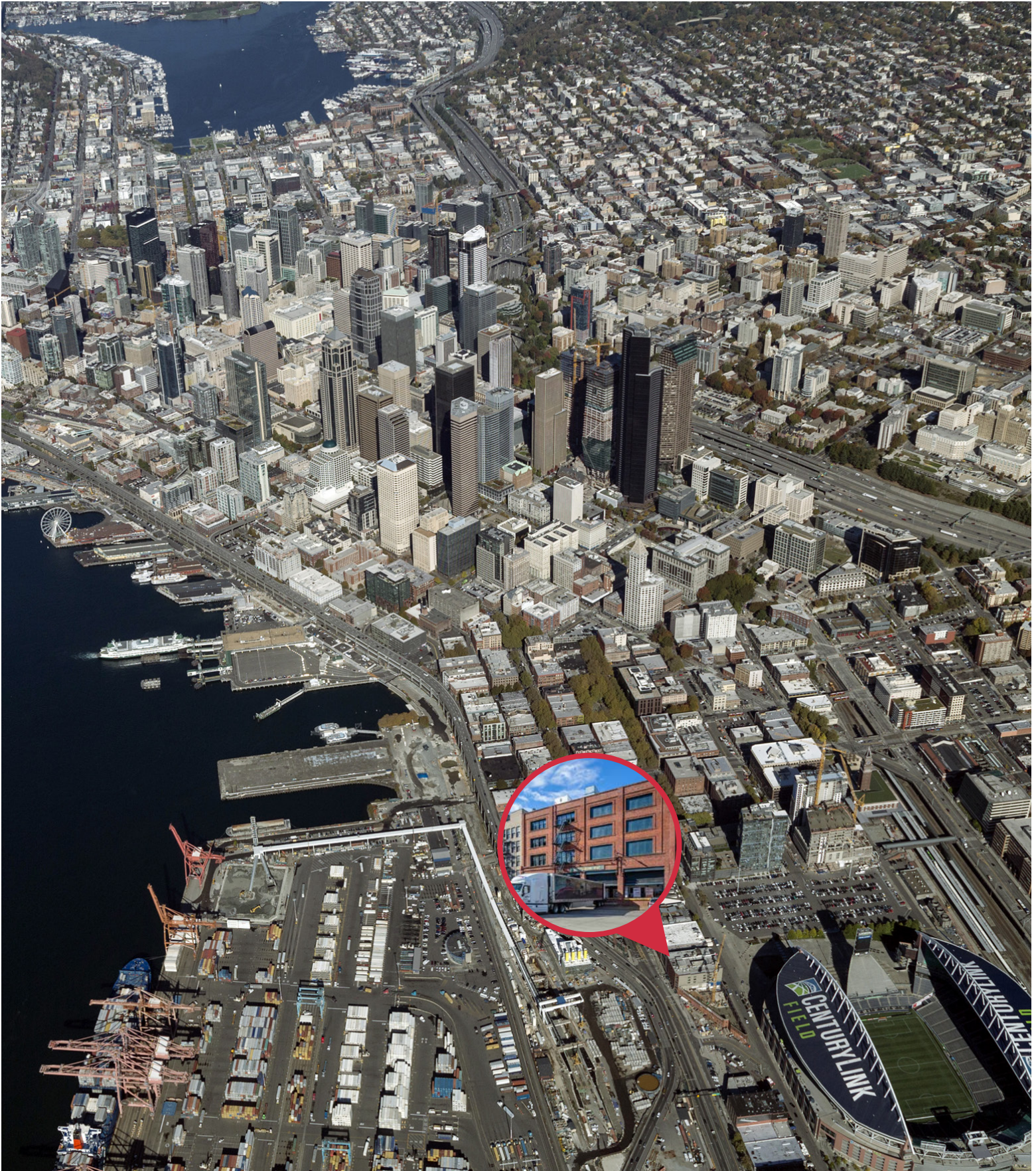
Future Link Extensions
Current Link Route

The East Link Expansion is scheduled to open in 2023 providing a 24 min trip from Westlake Station & downtown Bellevue.



Google

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NAI Puget Sound
Properties

