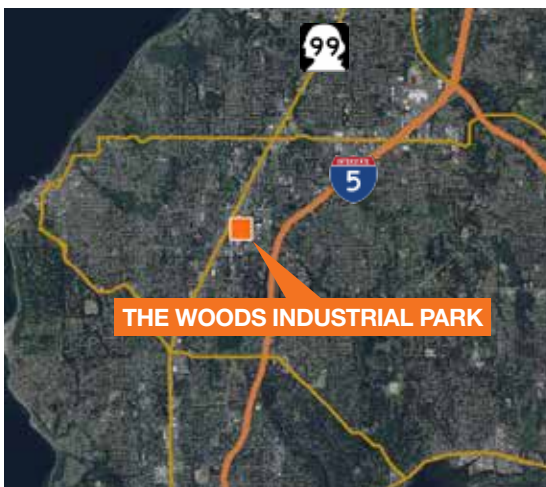




**100% Leased Investment Property**  
For Sale: \$5,495,000 - 6.4% Cap Rate



**33,172 SF (2 buildings)**

2.3 acres of 110,187 SF (33% building-to-land ratio)

6 GL loading doors / 2 DH loading door; ±14'-20' clear height

± 70 parking stalls

Zoned BTP - Business & Technical Park (Lynnwood)

Located in Lynnwood's strong industrial sub-market with easy access to Hwy-99, I-5 and I-405

## Contact

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# The Woods Industrial Park

## Site Plan



### Contact

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