

FOR LEASE > OFFICE/WAREHOUSE SPACE



# North Campus Business Center

12125 HARBOUR REACH DRIVE, BUILDING C, MUKILTEO, WA



## Available Space (Divisible)

> 19,067 RSF Total (12,957 RSF Office)

Options to Divide:

- > Can demise 7,624 RSF Total  
(1,514 RSF Office and 6,110 RSF Warehouse)
- > Can demise 7,675 RSF Office on 2nd Floor
- > Can demise 11,392 RSF Total  
(5,282 RSF Office and 6,110 RSF Warehouse)
- > Can demise 11,443 RSF Office on 2nd Floor

## Features

- > Close proximity to Boeing
- > 24' Clear warehouse
- > Dock and grade-level loading
- > Excellent access to Eastside & Seattle

## Lease Rates

- > Warehouse: \$0.58/SF/month, NNN
- > Office: \$1.25/SF/month, NNN
- > NNN's: Estimated \$0.295



DEREK HEED  
425 453 3133  
BELLEVUE, WA  
derek.heed@colliers.com

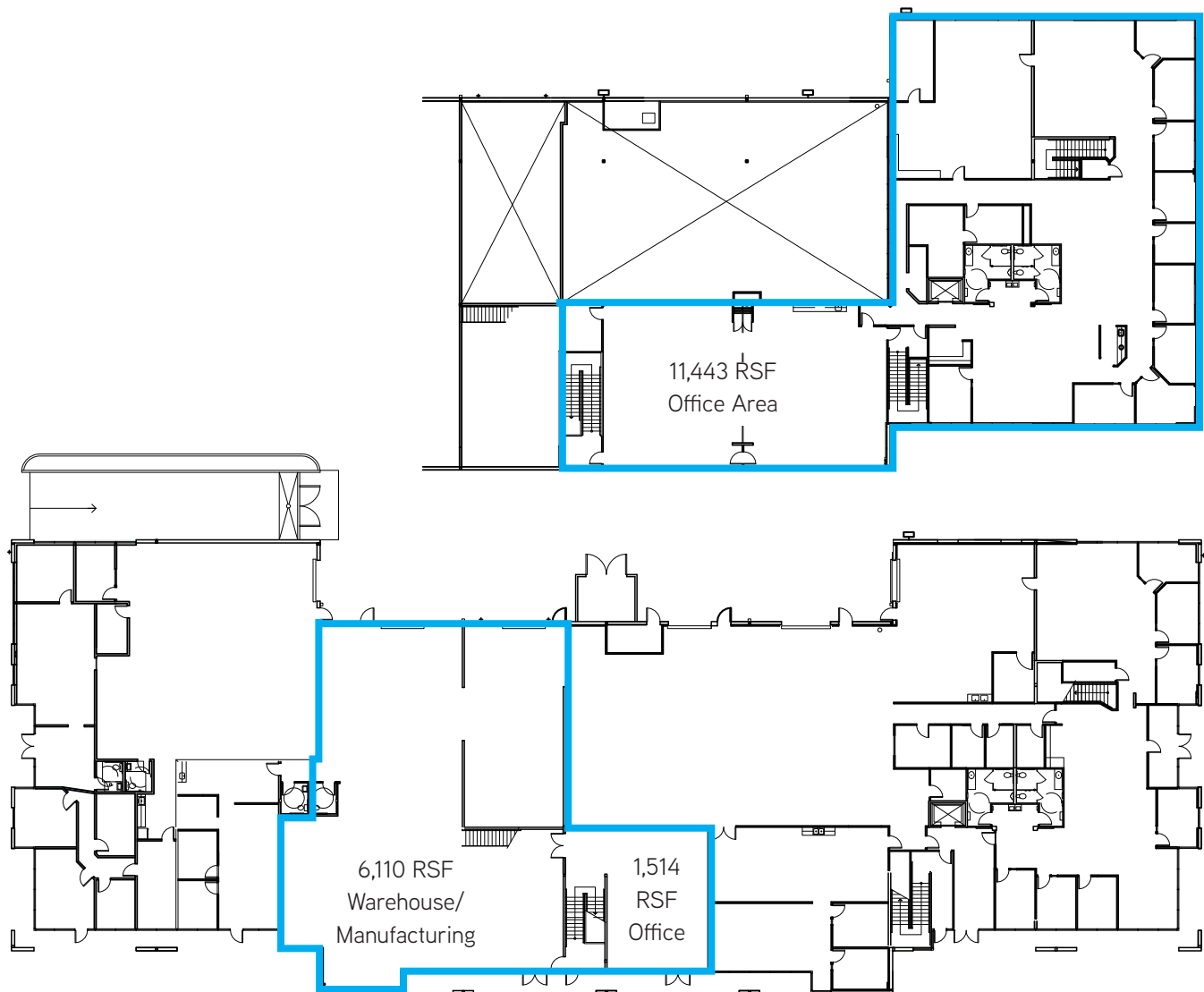
DAVID GUNTHER  
425 453 4546  
BELLEVUE, WA  
david.gunther@colliers.com

COLLIERS INTERNATIONAL  
11225 SE 6th Street, Suite 240  
Bellevue, WA 98004  
www.colliers.com

## North Campus Business Center > Floor Plans

### Total Available Space (Divisible)

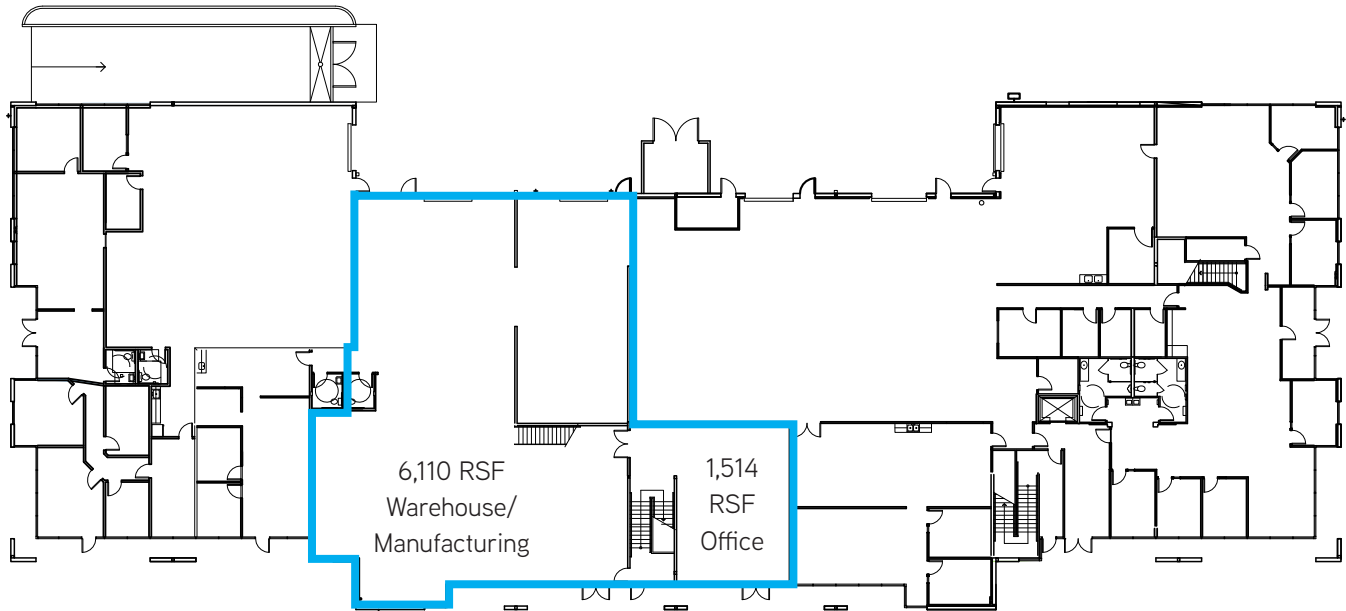
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## North Campus Business Center > Floor Plans

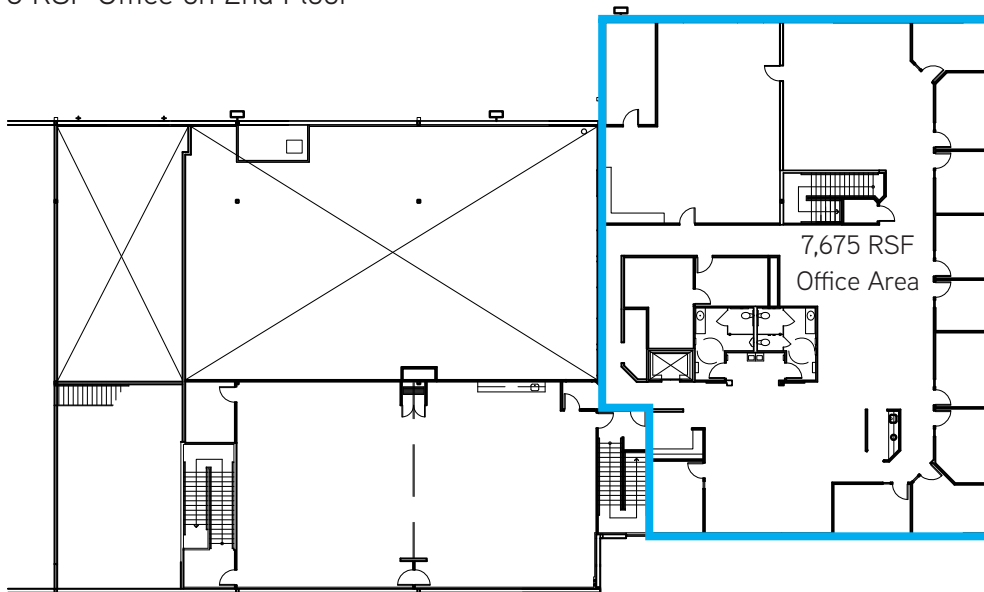
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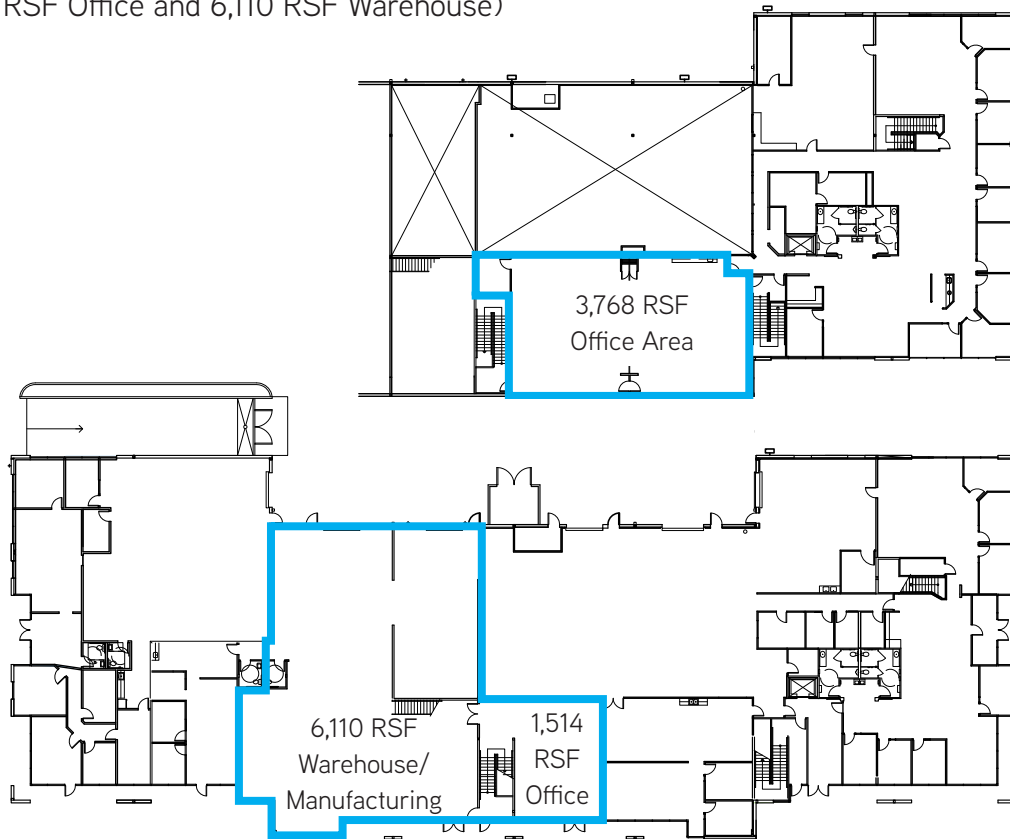
- > 7,675 RSF Office on 2nd Floor



## North Campus Business Center > Floor Plans

### Options to Divide:

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### Options to Divide:

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