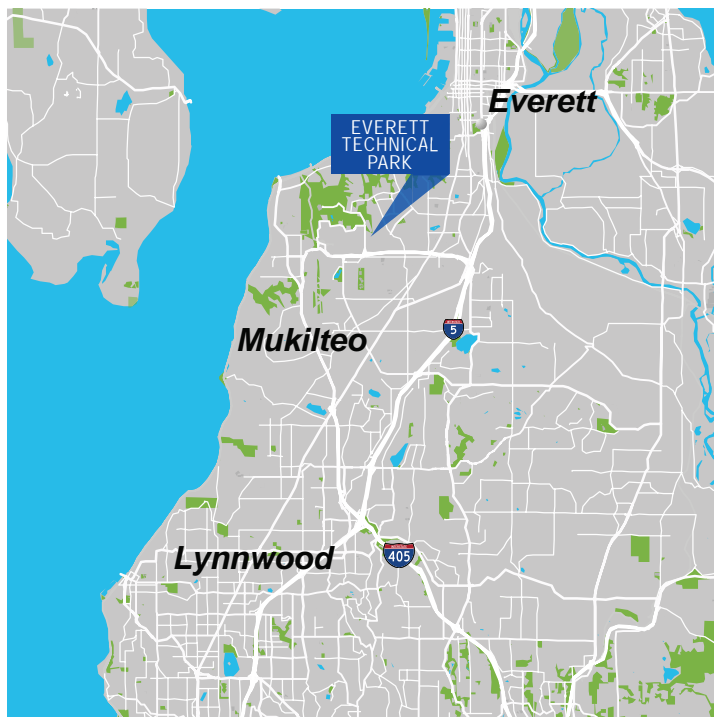


OFFICE/MANUFACTURING/WAREHOUSE BUILD TO SUIT LEASE  
PAD-READY SITE

# EVERETT TECHNICAL PARK IV

75TH STREET SW, EVERETT, WA 98203



±4.5 Usable Acres - Pad-Ready for Build to Suit

## HIGHLIGHTS

- » Suitable for construction: 75,000 - 150,000 RSF for high quality office/flex-tech/warehouse space
- » Located just 25 minutes north of Seattle and two blocks east of the Boeing 777 and 787 manufacturing facilities
- » Easy access to I-5 and SR 526
- » Electrical capacity to meet your needs
- » Ample fiber connectivity
- » Work with Sabey's seasoned design and construction team to build your new premises or with contractors of your choosing

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## EVERETT TECHNICAL PARK IV

### ATTRACTIONS AND FEATURES

- » Paine Field Airport
- » Future of Flight Aviation Center
- » Walter E Hall Memorial Golf Course
- » Everett Golf & Country Club
- » Harbour Pointe Golf Club
- » Everett Naval Station
- » Comcast Arena

### HOTELS AND AMENITIES

- » Staybridge Suites
- » Hilton Garden Inn
- » Extended Stay America
- » Everett Mall
- » More than 30 city parks nearby



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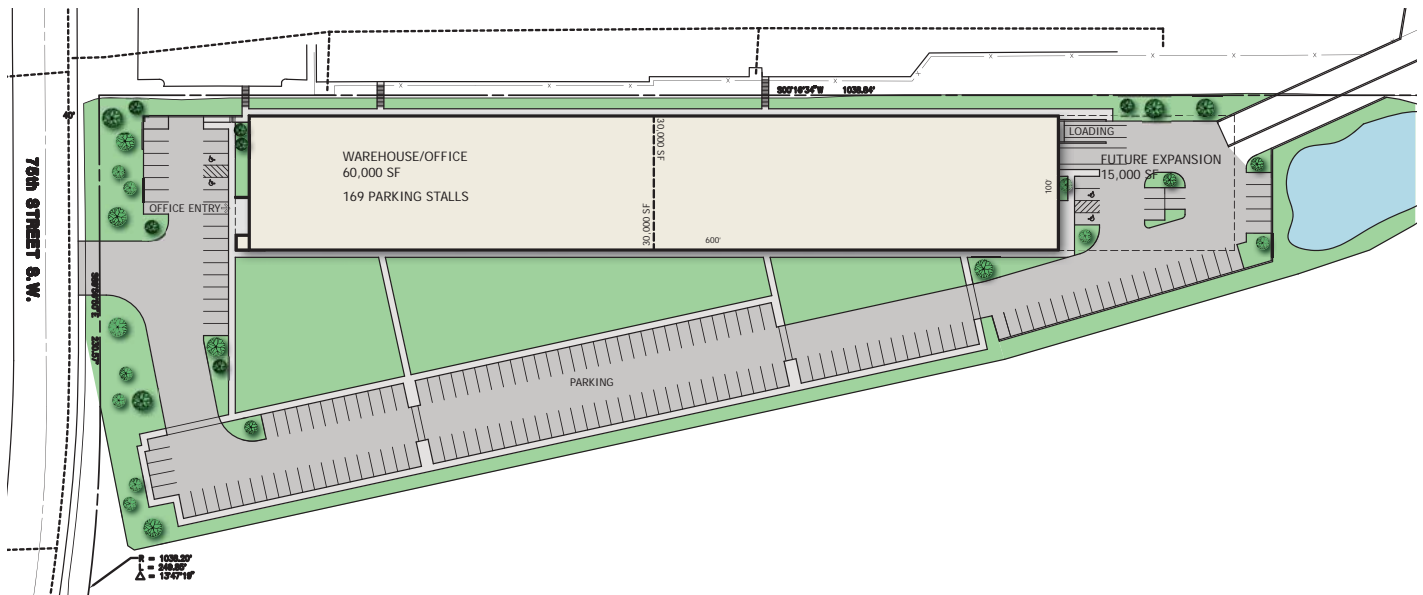
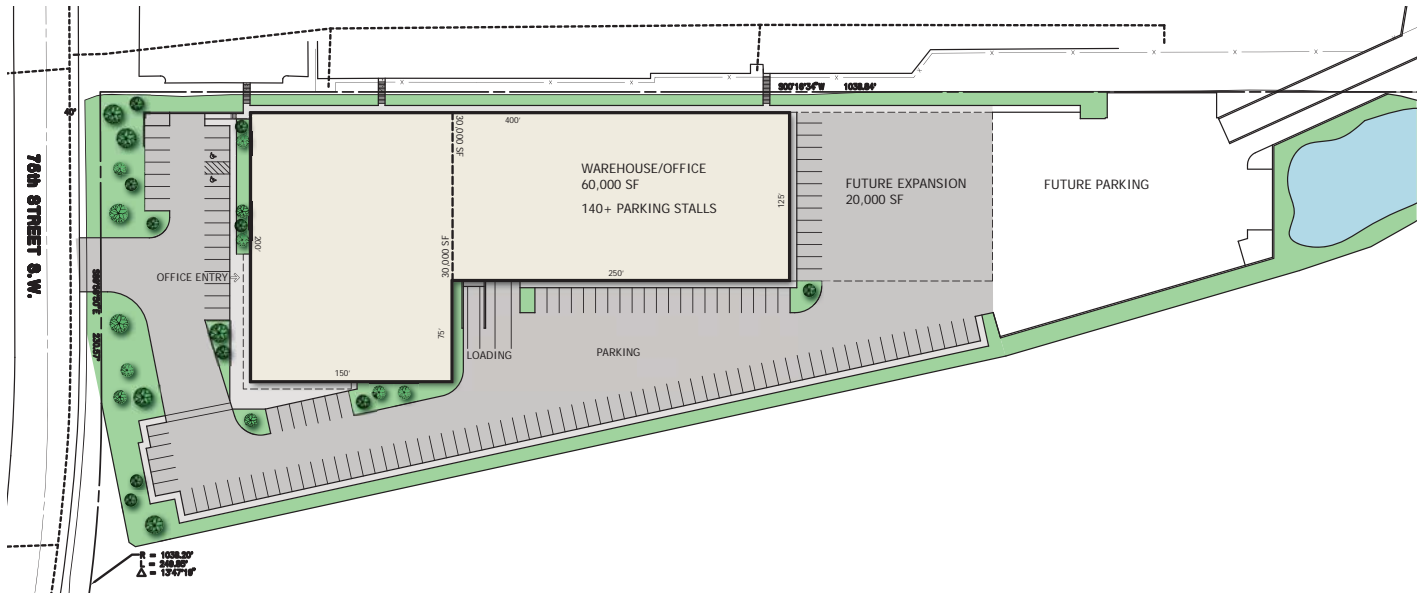
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## EXAMPLE BUILD TO SUIT OPTIONS

### WAREHOUSE BUILDING



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