

INDUSTRIAL / FLEX FOR LEASE

NEAR FUTURE LIGHT RAIL STATION



PARK 520

6825 - 6855 176TH AVE NE
REDMOND, WA 98052

AVAILABLE SPACE

Suite 125A	3,654 SF (includes dock loading)
Suite 343	4,094 SF (includes dock and grade-level loading)
Adjacent Yard	16,852 SF of yard with 31 additional stalls available at 17445 NE 70th Street
Zoning	MC (Marymoor Core)

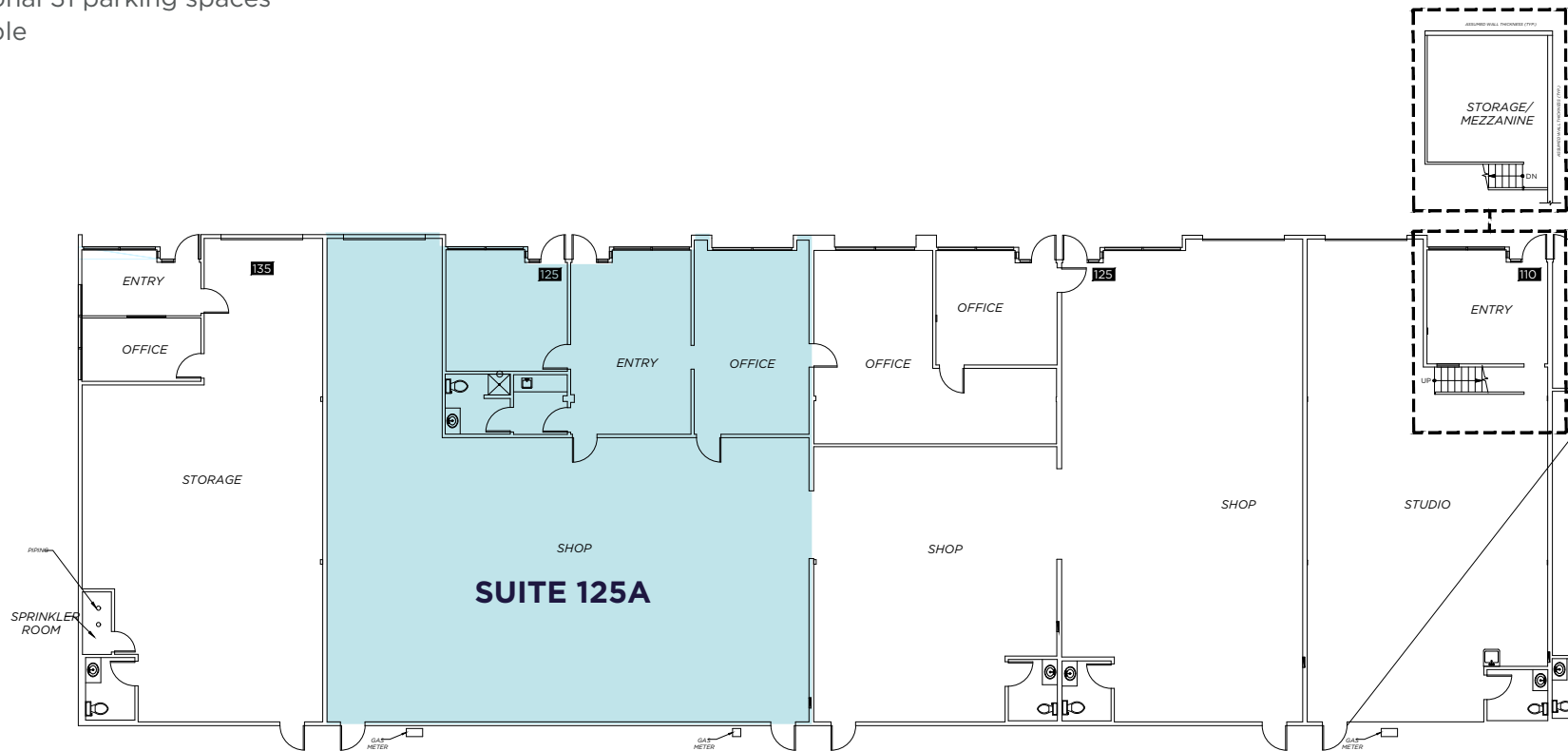
FEATURES

- Rare Light Industrial space in Redmond Business Park
- Direct access to Marymoor Village Light Rail Station
- Easy access to WA-520 and Downtown Redmond
- In close proximity to numerous amenities including Whole foods, coffee shops, and more
- 10 minutes from the East Lake Sammamish Trail.

FLOOR PLAN

SUITE 125A | 3,654 SF

- Optional 16,872 SF Lot with additional 31 parking spaces available

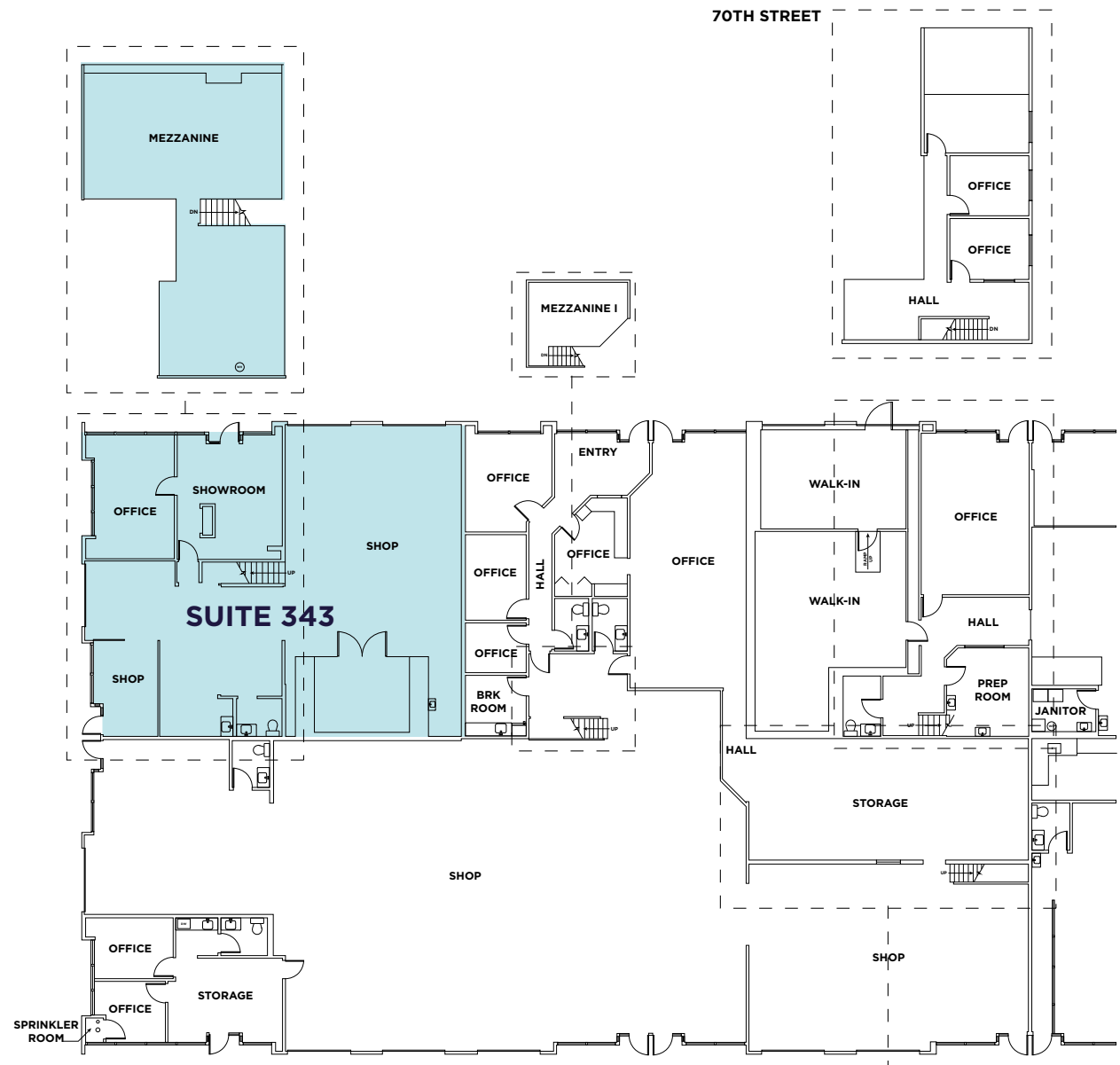


FLOOR PLAN

SUITE 343 | 4,094 SF

OFFICE	626 SF
WAREHOUSE	2,295 SF
MEZZANINE	1,173 SF
TOTAL	4,094

- Optional 16,872 SF Lot with additional 31 parking spaces available





CONTACT

CARSON SCOTT

Senior Associate

+1 206 215 9781

carson.scott@cushwake.com

Cushman & Wakefield

601 Union Street, Suite 1100

Seattle, WA 98101

cushmanwakefield.com



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