

NORTHGATE TERRACE

OFFICE PROPERTY FOR LEASE/SALE



320 NE 97th Street

Seattle, Washington

7,168 SF BUILDING TOTAL

1,920 SF Available for owner/user

Remainder of property leased
to three tenants

ASKING PRICE \$1,985,000

Asking rent for available space:
\$17.50/SF, NNN

EXCLUSIVELY OFFERED BY:

BRIAN BRUININKS, CCIM

Phone: 206-336-5324

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E-mail: bbruininks@andoverco.com



**THE ANDOVER
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NORTHGATE TERRACE

320 NE 97th Street • Seattle, Washington

AVAILABLE SPACE:

- 7,168 building SF total
- 1,920 SF available for owner/user
- Divisible to approx. 840 SF
- Remainder of building leased to three tenants (internal medical clinic, dental clinic and RE/MAX)

EXTERIOR:

- Attractive red brick, 2-story, tile roof building
- Plenty of parking
- Beautifully maintained landscaping

LOCATION:

- Located just south of Northgate Shopping Center, minutes from I-5
- Nearby amenities include Northgate Mall, Northgate Park and Ride, Seattle Athletic Club, multiple restaurants

PRICING:

- Asking sale price \$1,985,000
- Lease rate: \$17.50/SF, NNN

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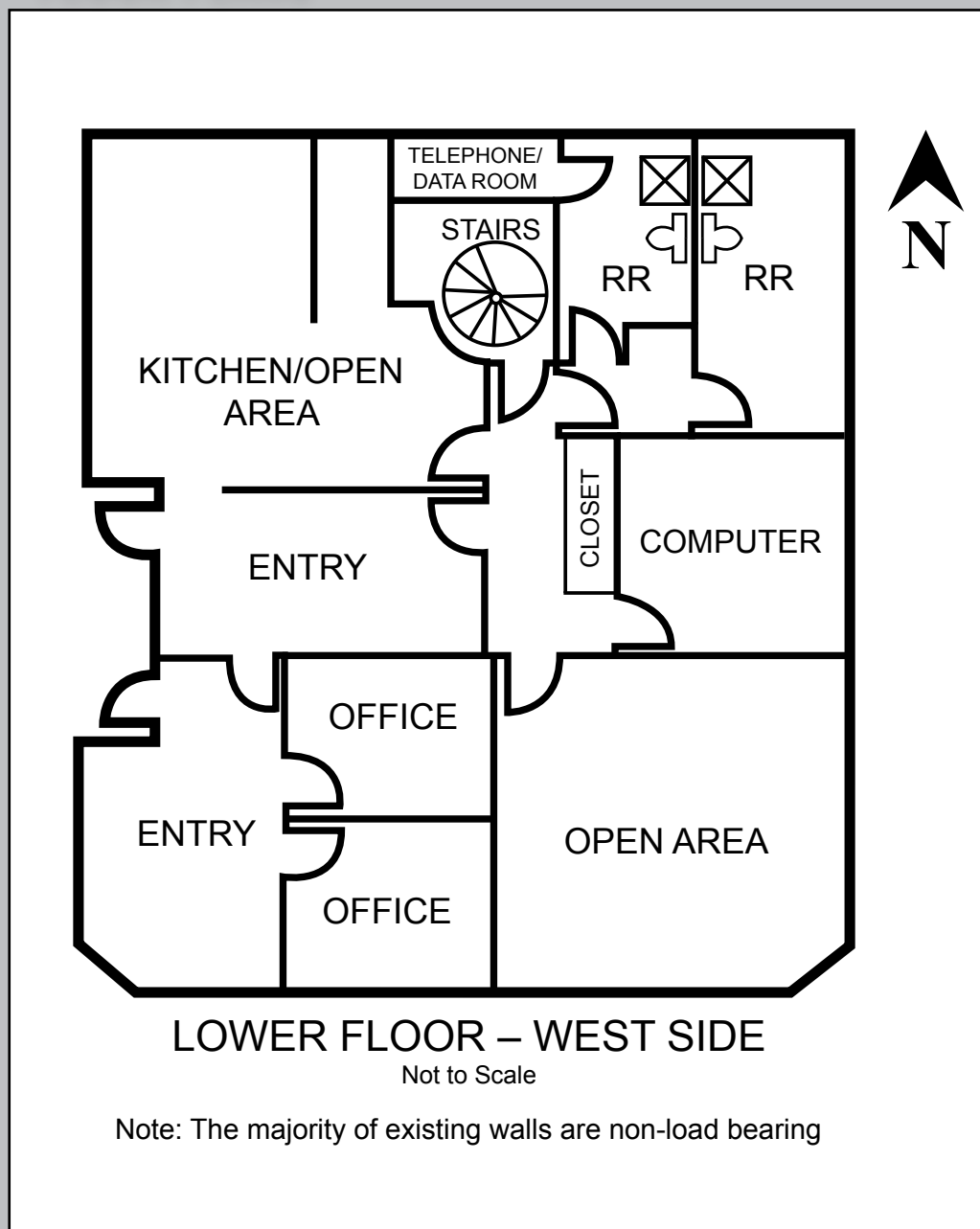
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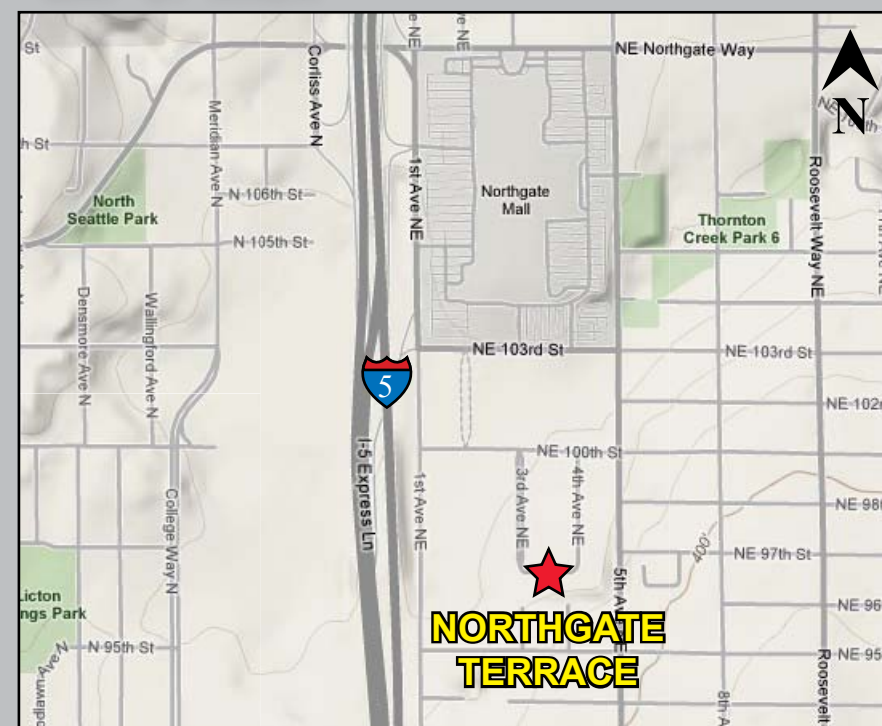
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FLOOR PLANS

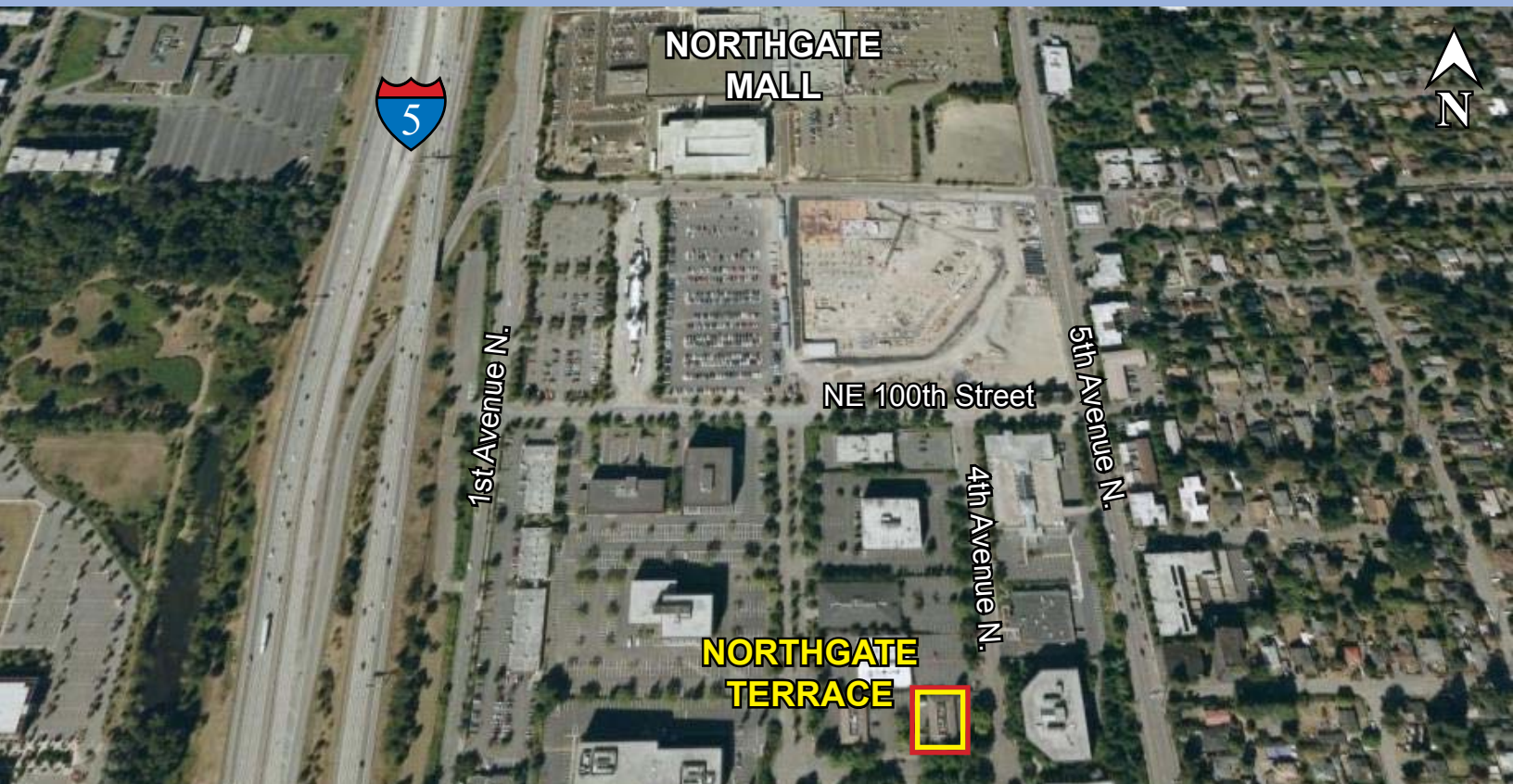


MAP OF AREA



NORTHGATE TERRACE

OFFICE PROPERTY FOR LEASE/SALE



320 NE 97th Street



Seattle, Washington

ASKING PRICE \$1,985,000

This represents a rare opportunity to purchase a quality building in the Northgate submarket with two solid long term tenants in place. Approximately 1,920 SF available for an owner user.

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