



HASSETT BUSINESS PARK

An aerial photograph of the Hassett Business Park. A red rectangular box highlights a large, white, rectangular industrial building. A red dot is placed on the roof of this building, with a line pointing to the text 'HASSETT BUSINESS PARK'. The surrounding area includes other industrial buildings, parking lots, and a multi-lane highway (Interstate 405) with a blue and red shield sign. The street 'NE 116TH ST' is visible on the left, and '120TH AVE NE' is visible near the highlighted building.

HASSETT
BUSINESS PARK

11332 - 11336 120TH AVE NE, KIRKLAND, WA 98033

*2,437 SF - 3,890 SF
Warehouse Spaces in Move-in
Ready Condition Available
For Lease*

2 grade-level loading door

Easy freeway access

Signage opportunity with visibility to I-405

Suite 117 - 2,437 SF (500 SF of office & 1,937 SF of warehouse)

Suite 125 - 3,890 SF (300 SF of office & 3,590 SF of warehouse)

Lease Rate - \$1.90/SF, NNN, NNN's \$0.38

JASON BLOOM

425.450.1102 | jason.bloom@kidder.com

TODD GAUTHIER

425.450.1118 | todd.gauthier@kidder.com

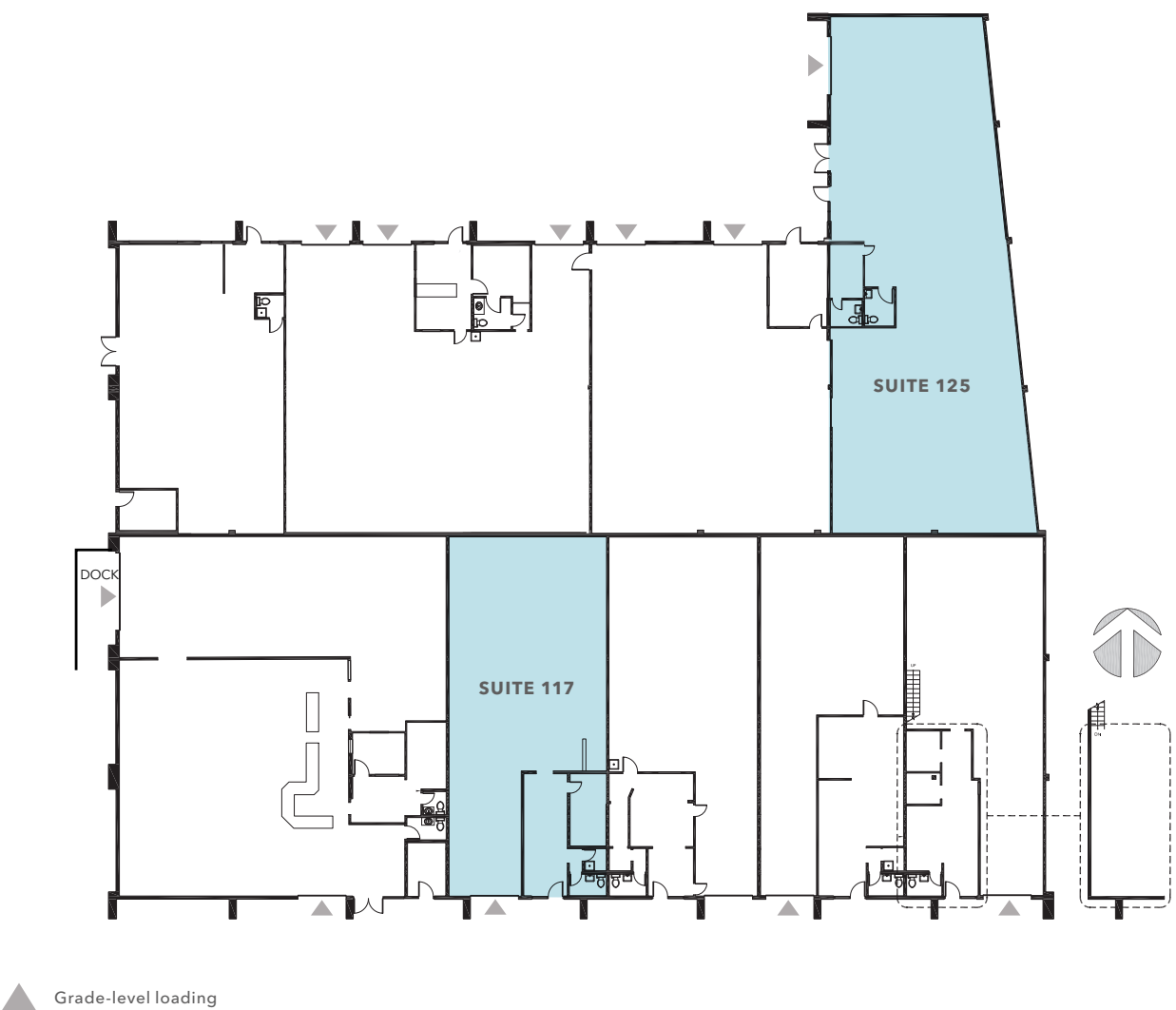
CARTER NICHOLSON

425.450.1145 | carter.nicholson@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor. All Kidder Mathews designs are the sole property of Kidder Mathews. Branded materials and layouts are not authorized for use by any other firm or person.

FLOOR PLAN



SUITE 117

2,437 SF total size

Clear height 16'

Grade-level loading

SUITE 125

3,890 SF total size

Clear height 16'

Grade-level loading



NEW MARKET-READY FINISHES IN PLACE

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor. All Kidder Mathews designs are the sole property of Kidder Mathews. Branded materials and layouts are not authorized for use by any other firm or person.

