

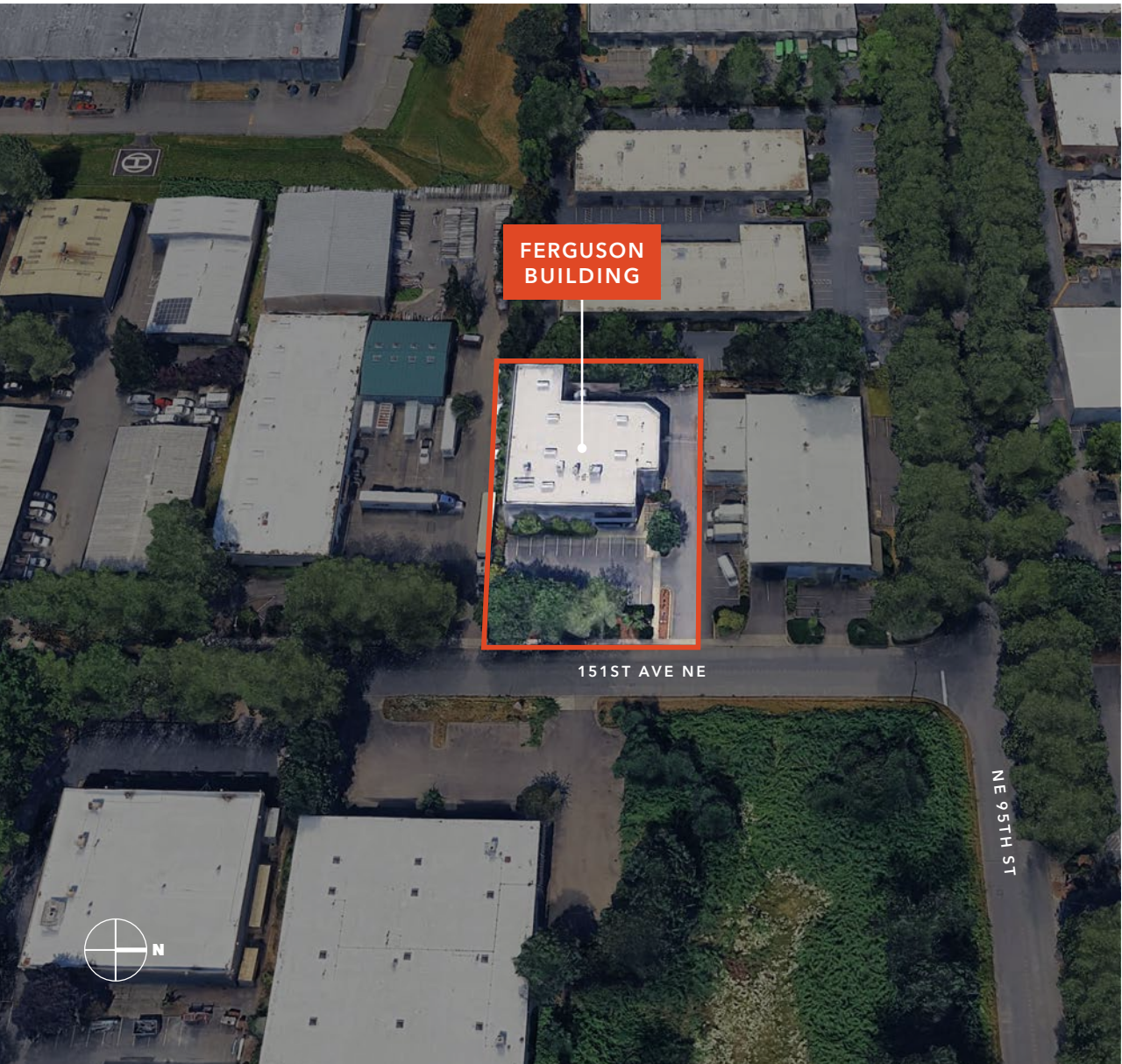


151ST AVE NE

FERGUSON BUILDING

*Rare 12,499 SF Stand-Alone Industrial
Building with High-End Finishes in
Redmond's Willows Neighborhood*

9345 151ST AVENUE NE, REDMOND, WA

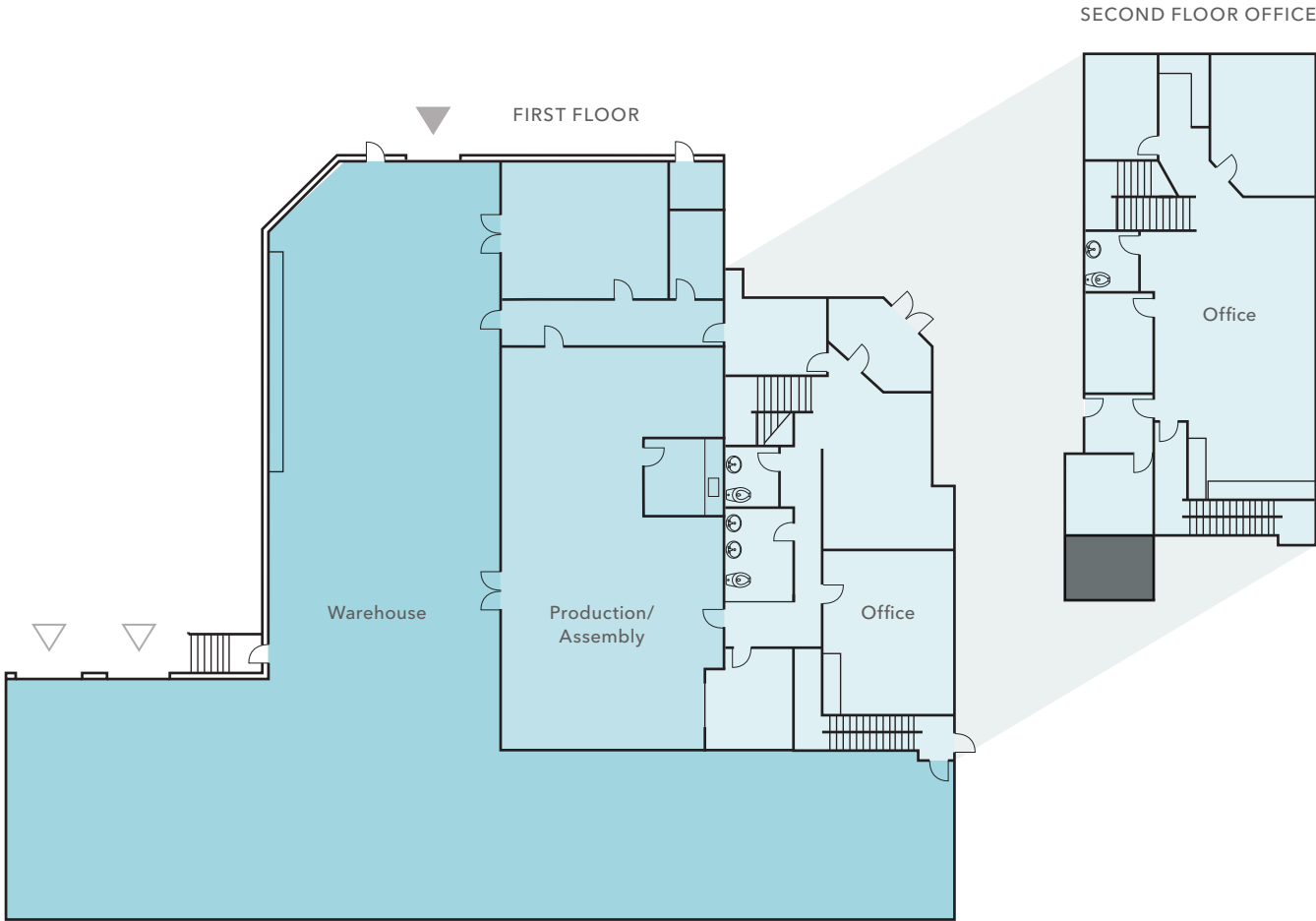


12,499 SF industrial building with first and second-floor offices, market-ready with new carpet and paint, and fenced loading area.

BUILDING AREA	12,499 SF
YEAR BUILT	1996, concrete-tilt
LOADING	2 dock-level doors, 1 grade-level door
CLEAR HEIGHT	24'
POWER	3-phase 480 volt/277 amp
RATES	\$2.10/SF office, NNN \$1.60/SF warehouse, NNN
BUILDING FEATURES	LED lighting, sprinkler system and backup generator

12,499 SF *\$0.45/SF*
AVAILABLE NNN'S

FIRST FLOOR PLAN



SECOND FLOOR OFFICE

12,499 SF

TOTAL BUILDING AREA

4,222 SF

OFFICE

6,455 SF

WAREHOUSE

1,822 SF

PRODUCTION/ASSEMBLY

9/1/2026

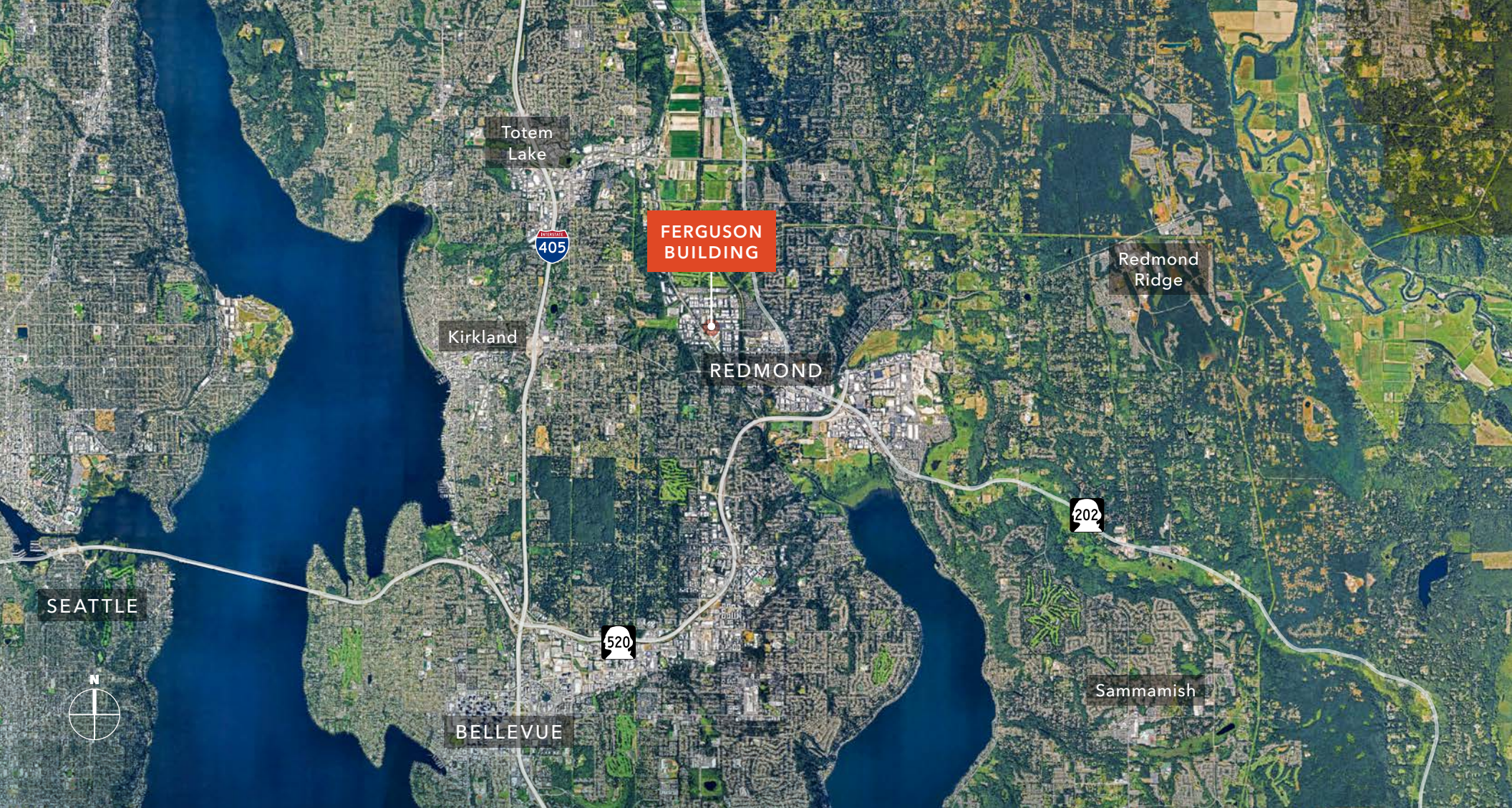
AVAILABLE

- Office
- Warehouse
- Production/assembly
- Grade-level loading
- Dock-high loading



Production area is hard-decked allowing for mezzanine storage





For more information, contact

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