



FOR LEASE

328 Arlington Building

328 S. Stillaguamish Avenue
Arlington WA 98223

Available Suite:

1st Floor Suite 3,025 SF \$14.00 SF/Yr., NNN

- Building located on the grounds of the Cascade Valley Hospital in Arlington
- Lobby, reception, 7 office spaces or patient treatment rooms, 3 bathrooms, 2 showers, laundry room, break room with kitchen, and 2 large open spaces for gym or treatment table patient areas.
- Plenty of parking and excellent opportunity for any business.
- Very clean, many rooms and lots of options



	<u>Population</u>	<u>Avg. HH Income</u>
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1 mile	5,647	\$60,202
3 mile	9,647	\$80,554
5 mile	37,685	\$78,547

Brokers:

Syd Severe

Office 425.888.2993 | Cell 425-495-1353

Email: trish@mkps.net

Trish Gallagher

Office 425.888.2993 | Cell 425-761-2559

Email: trish@mkps.net

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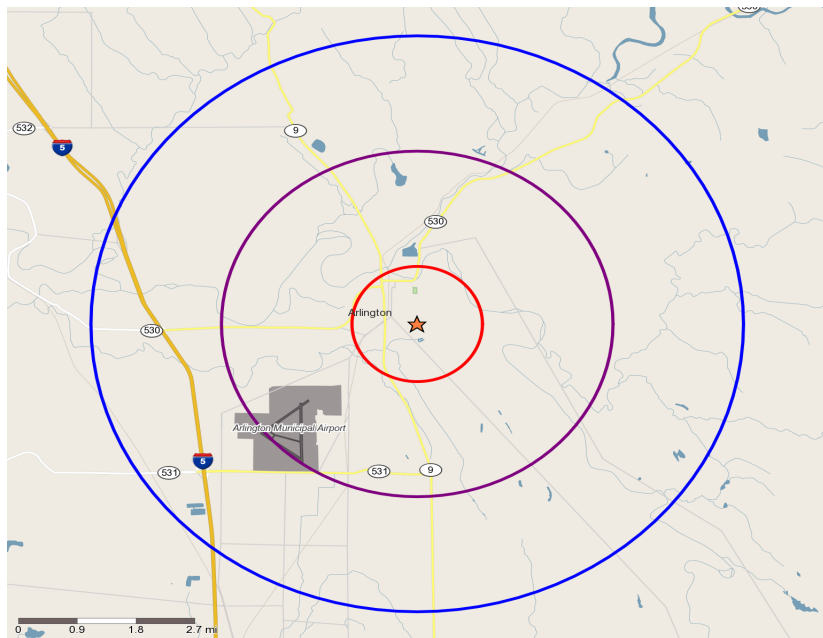


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Demographics:



	<u>Population</u>	<u>Avg. HH Income</u>
1 mile	5,647	\$60,202
3 mile	19,647	\$80,554
5 mile	37,685	\$78,547

Brokers:

Syd Severe

Office 425.888.2993 | Cell 425-495-1353
Email: syd@mkps.net

Trish Gallagher

Office 425.888.2993 | Cell 425-765-1554
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Why Arlington?

- Located on the grounds of the Cascade Valley Hospital and Cascade Medical Center.
- Arlington is a business-friendly city interested in economic development. Its Economic Development Committee works with new businesses in the effort to make them successful for the long term.
- Arlington is a small, vibrant family-friendly community. It has retained its hometown feeling, and has activities from recreation to fine dining.
- It is located right off of the I-5 corridor minutes from Everett, and halfway between Seattle and Vancouver, B.C.
- The Cascades and Puget Sound are right at its doorstep. With the expansion of various trail systems it is bicycle-friendly.

¹(<http://www.arlingtonwa.gov>)

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