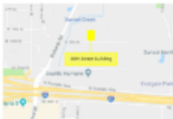




AVAILABLE FOR LEASE

Suite 104	3,887 SF	(\$/SQ FT) + NNN
Suite 203	182 SF	(\$/SQ FT) + NNN
Suite 204	261 SF	(\$/SQ FT) + NNN
Suite 205	308 SF	(\$/SQ FT) + NNN
Suite 207	357 SF	(\$/SQ FT) + NNN
Suite 300	843 SF	(\$/SQ FT) + NNN
Miscellaneous	2,248 SF	(\$/SQ FT) + NNN



- Office/Manufacturing building centrally located in Factoria/Bellevue.
- 5 Contiguous Suites on the 3rd Floor. Could be leased individually (each suite 145-182 SF) or combined into one 1,481 SF space.
- Mezzanine - Open space with private entrance.
- Quick access to I-90 and I-495.
- Strong income demographic area.
- Traffic Counts: 42,888 VPD (2015)

Demographics	1 MI CT	3 MI CT	5 MI CT
2017 Population:	12,294	954,267	210,259
2017 Average Household Income:	\$116,088	\$104,216	\$102,264

Leasing Broker:

Lara Phoenix, Managing Broker

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