



NE NORTHGATE WAY 32,000 VPD

8TH AVENUE NE

2,410 SF OFFICE/STORAGE FOR LEASE  
NORTHGATE WAY BUILDING

825 NE Northgate Way, Seattle, WA 98125

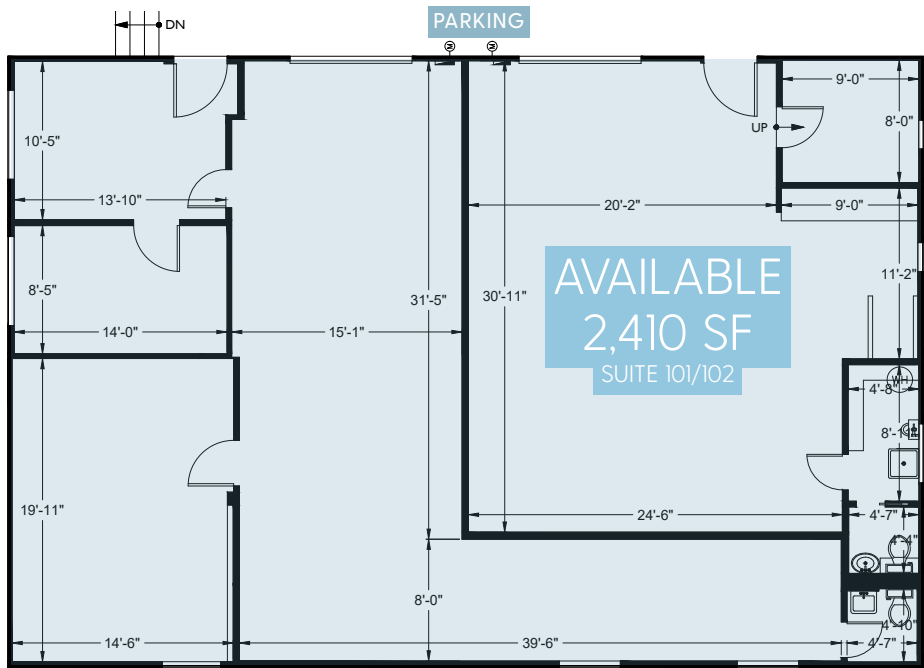
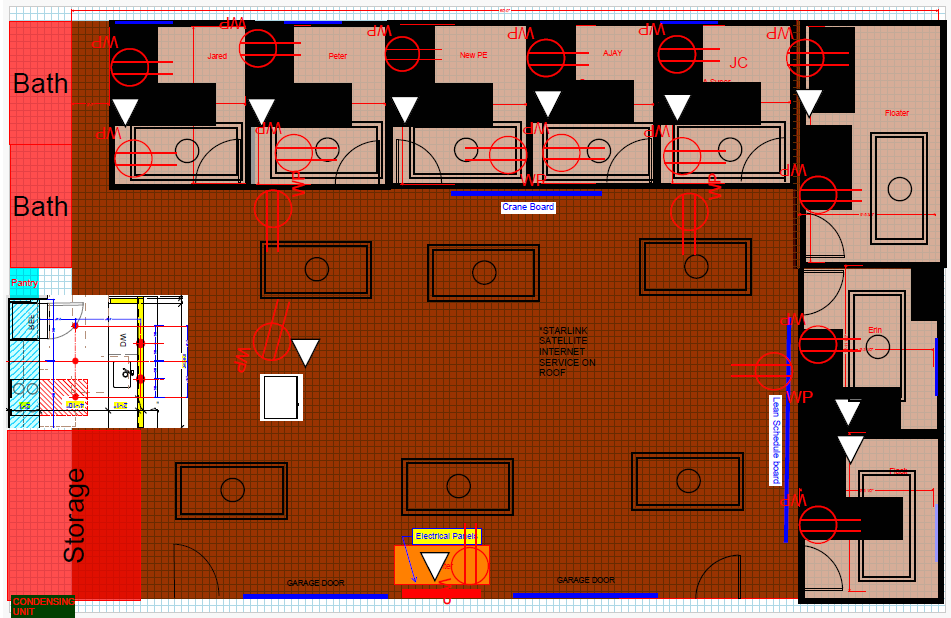
ALEX VLASKI  
206.303.7327  
alexv@jshproperties.com

AARON BENNETT  
786.877.8473  
aaronb@jshproperties.com

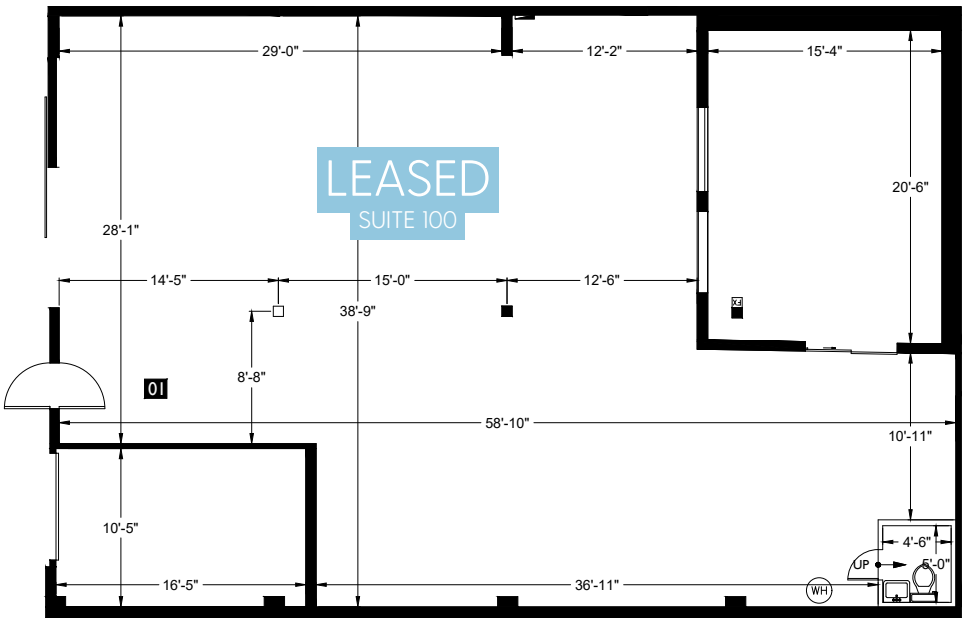
 JSH | PROPERTIES, INC.

DESCRIPTION	825 NORTHGATE WAY
SUITE 101	2,410 SF
LAND AREA	44,747 SF
ZONING	NC2-40
FLOORS	2
RENT	\$25.00/SF MODIFIED GROSS (Includes water/sewer; not electricity/garbage)
HIGHLIGHTS	High traffic area Fantastic location near Northgate Station Close to I-5 Freeway Plentiful Parking and open area

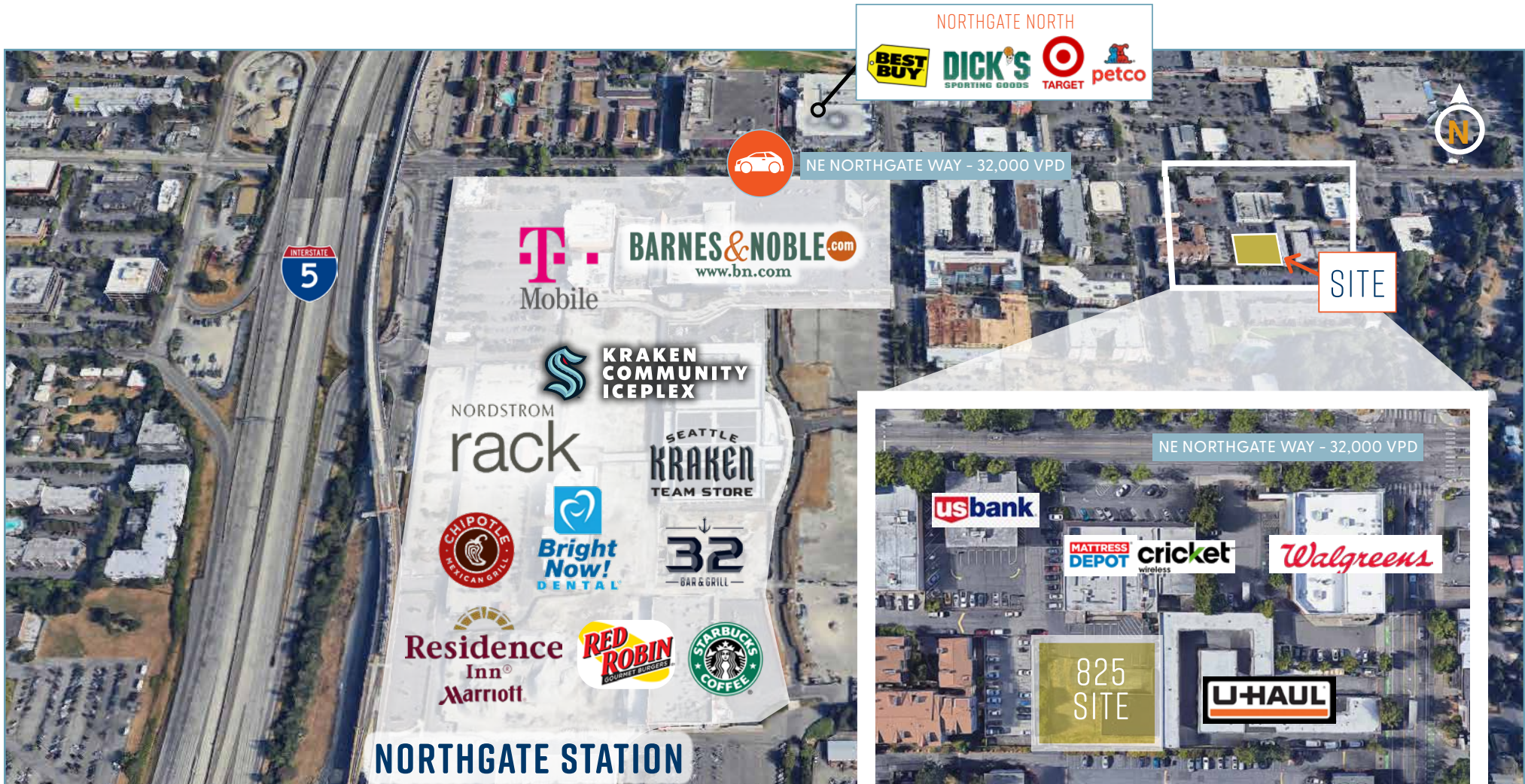
As Built



PARKING Side Entrance With Outdoor Fenced Yard



NORTHGATE OFFICE/STORAGE PROPERTY FOR LEASE | 2 |



## 2025 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	27,208	209,375	444,135
Daytime Population	27,640	164,036	411,849
Households	12,167	91,026	192,860
Avg. Household	\$151,897	\$184,443	\$192,770



NORTHGATE OFFICE/STORAGE PROPERTY FOR LEASE | 3 |

THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. [JSHPROPERTIES.COM](http://JSHPROPERTIES.COM)