



For Lease

Talor Okada

Executive Vice President
425 492 5145
talor.okada@colliers.com

Rich Sander

Associate Vice President
360 981 2543
rich.sander@colliers.com

Jack Dennis

Associate
425 453 3144
jack.dennis@colliers.com

Liam O'Kelley

Associate
425 519 2451
liam.okelley@colliers.com

Colliers Bellevue

11225 SE 6th Street, Suite 240
Bellevue, WA, 98004
colliers.com

Reduced Asking Rent:

\$15,810.00 per month + NNN Expenses (2026 NNN Est. = \$2,744.17)

2812 Rucker Avenue

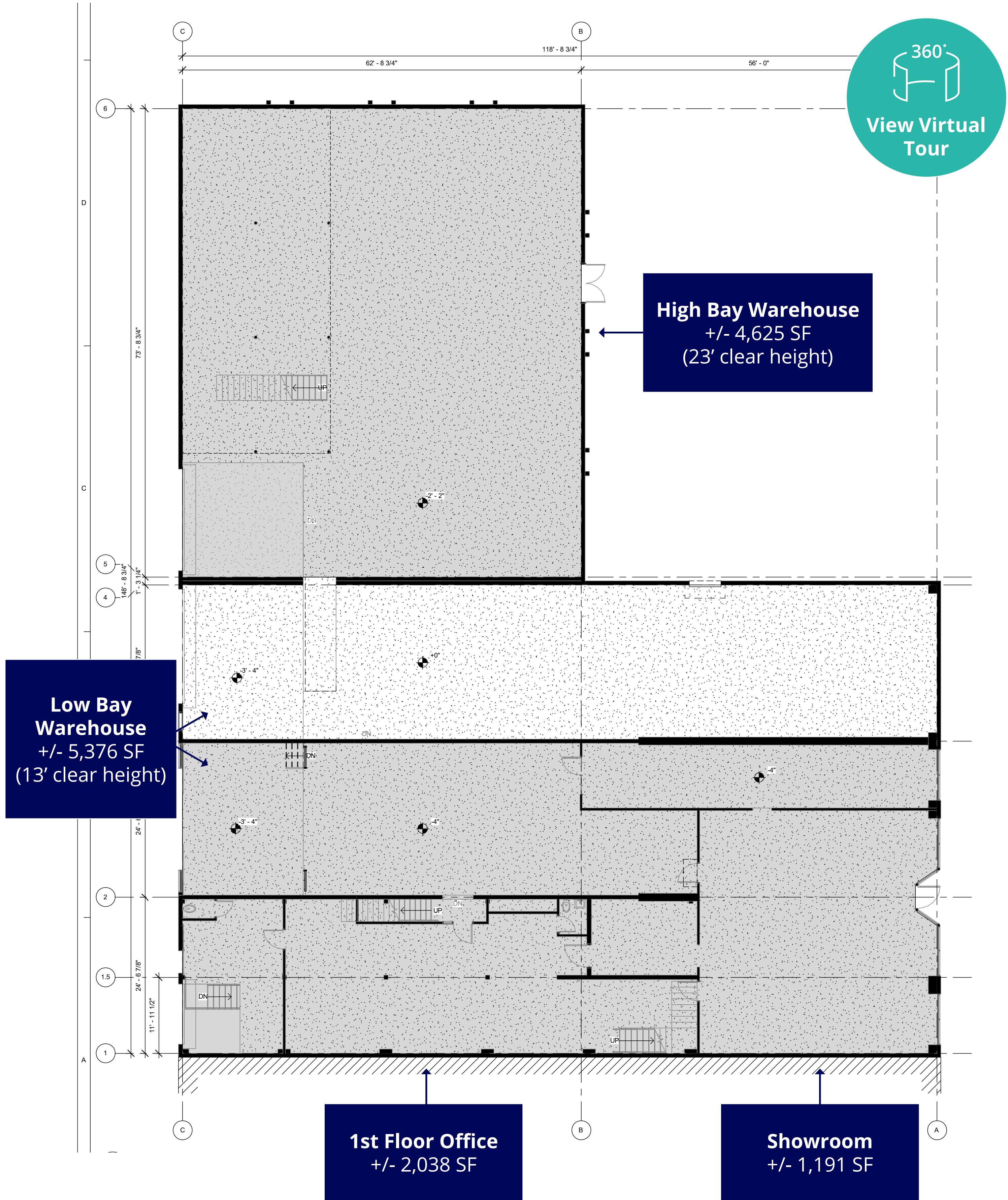
Everett, WA 98201

- ± 15,810 SF Total - Standalone Building
 - » +/- 10,001 SF Warehouse
 - » +/- 3,868 SF Office between 2 Floors
 - » +/- 1,191 SF Showroom
 - » +/- 750 SF Finished Basement
- Zoning: MU25 (Mixed Use, 25 Floors – City Center), City of Everett jurisdiction
- Parking: 12 striped parking stalls on site with additional street parking available
- Loading: 4 Grade Level Loading Doors (2 with interior dock platform)
- 3-phase power service and existing 3-ton bridge crane in high bay warehouse
- Highly visible downtown Everett location with several retail amenities within walking distance
- Available immediately

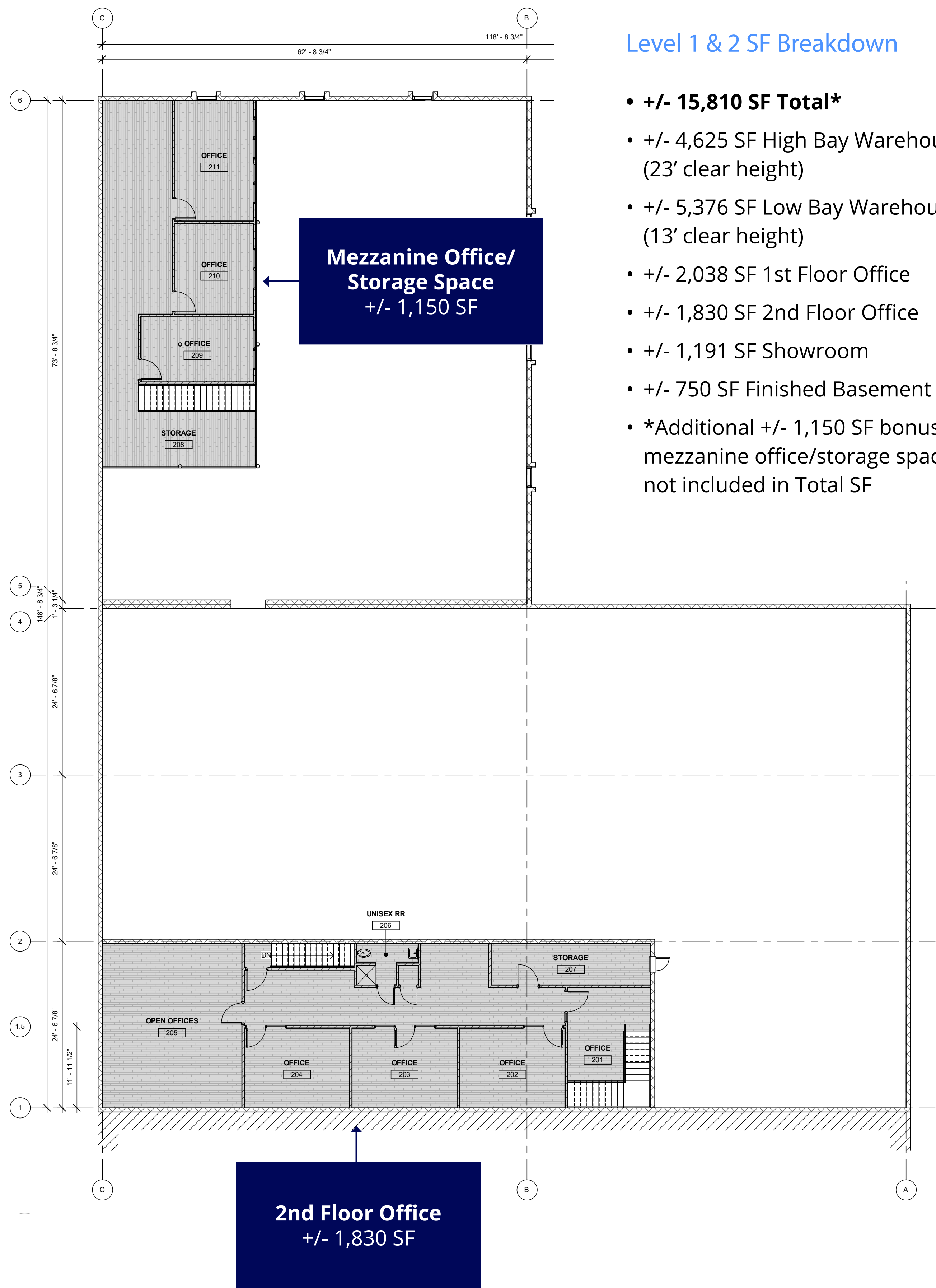
For Lease

2812 Rucker Avenue, Everett, WA 98201

Floor Plan: 1st Floor



Floor Plan: 2nd Floor

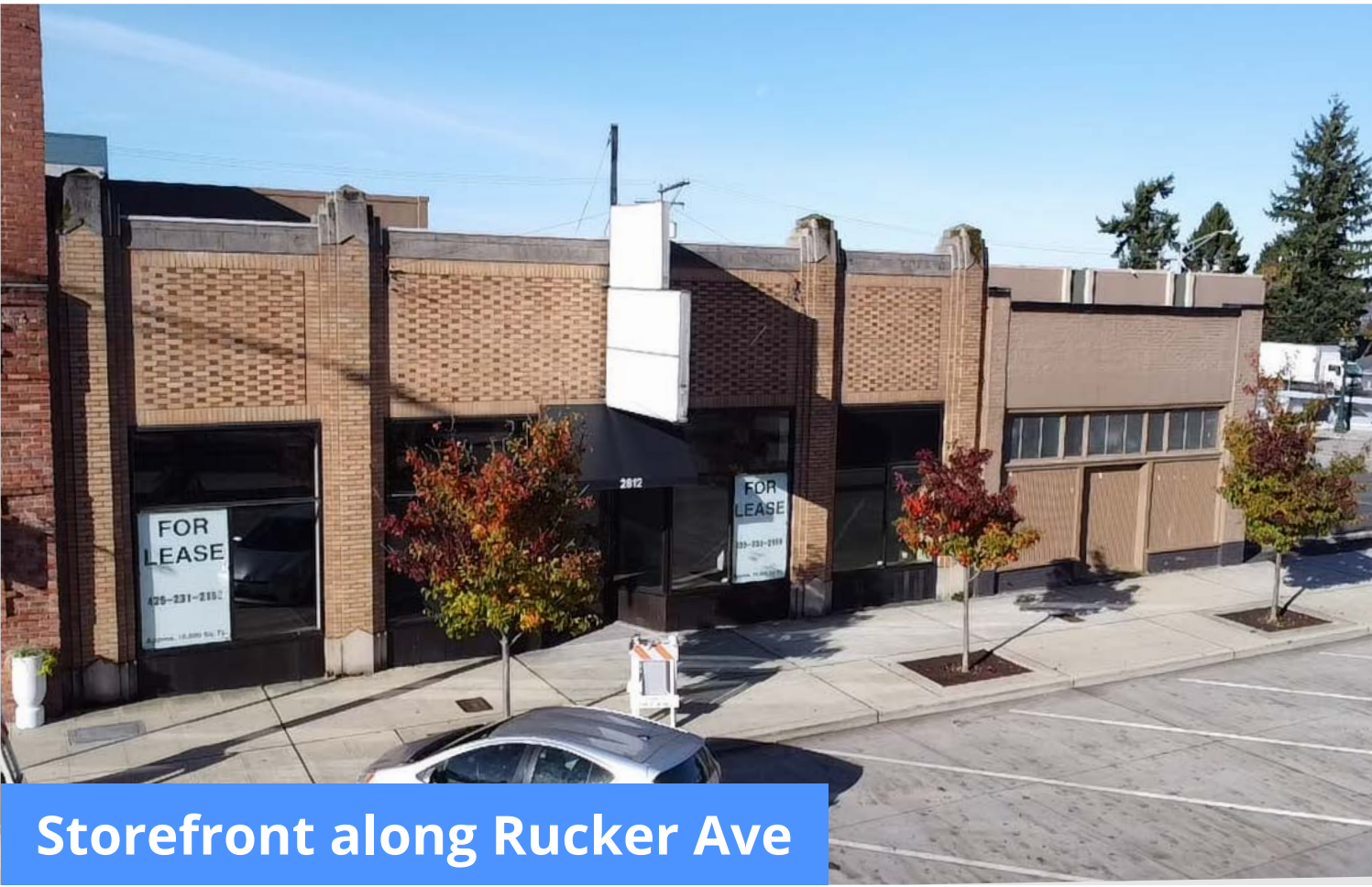


Level 1 & 2 SF Breakdown

- **+/- 15,810 SF Total***
- +/- 4,625 SF High Bay Warehouse (23' clear height)
- +/- 5,376 SF Low Bay Warehouse (13' clear height)
- +/- 2,038 SF 1st Floor Office
- +/- 1,830 SF 2nd Floor Office
- +/- 1,191 SF Showroom
- +/- 750 SF Finished Basement
- *Additional +/- 1,150 SF bonus mezzanine office/storage space not included in Total SF

For Lease

2812 Rucker Avenue, Everett, WA 98201



For Lease

2812 Rucker Avenue, Everett, WA 98201

Interior Photos



Storefront on Rucker Ave



1st Floor Office



1st Floor Office



GL Ramp to Basement



Basement Break Area/Bullpen



Showroom Office



2nd Floor Office

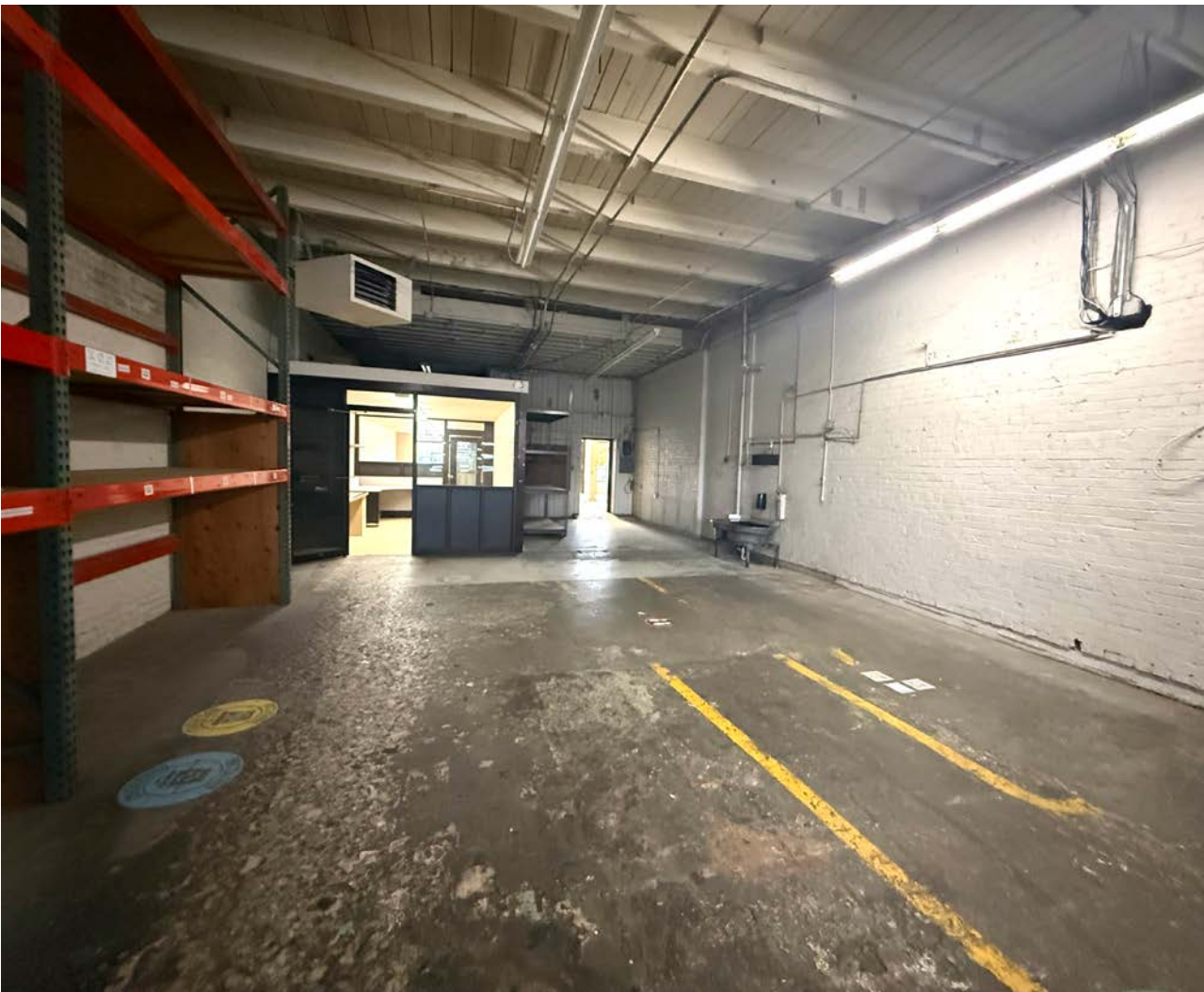
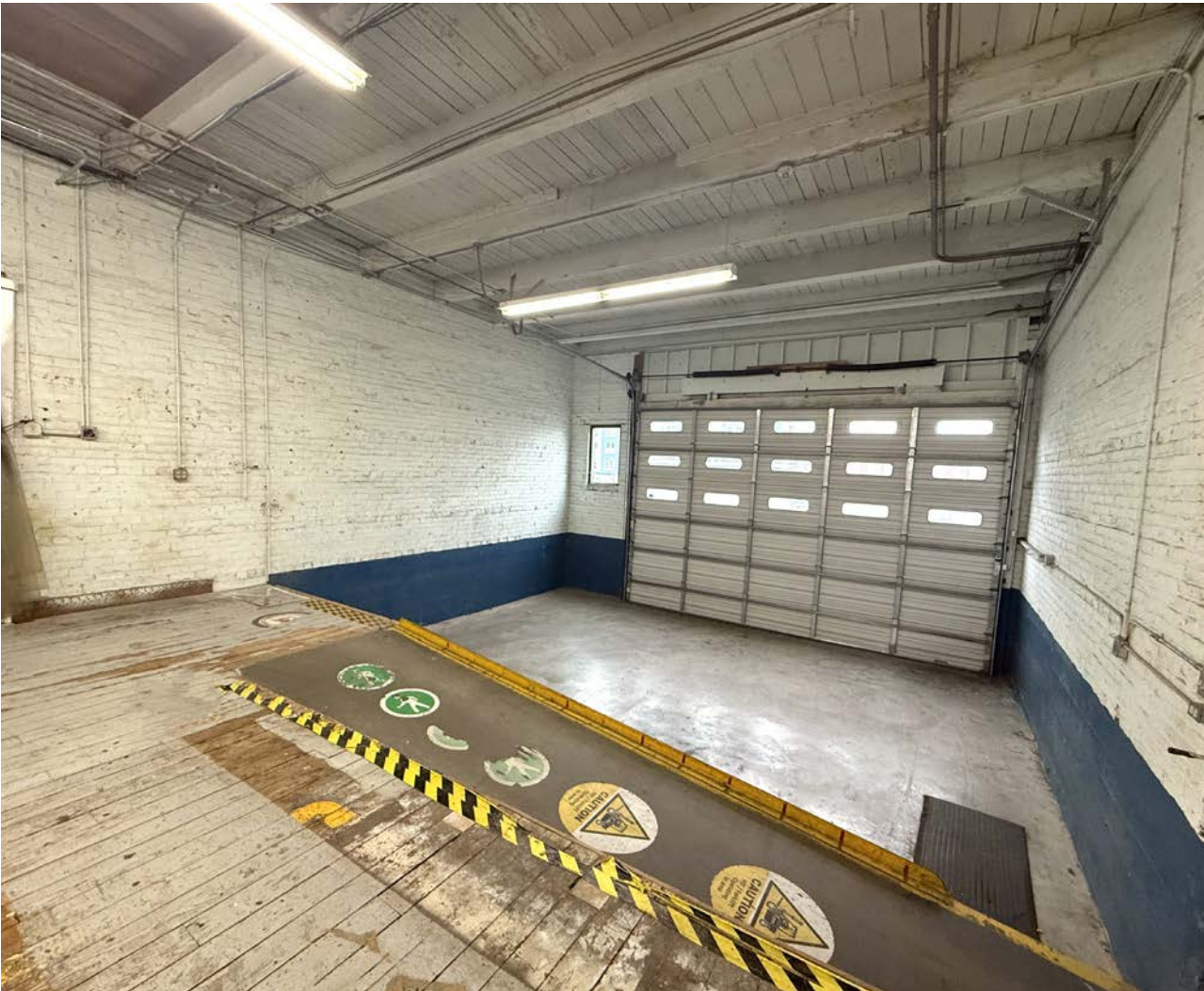


2nd Floor Office

For Lease

2812 Rucker Avenue, Everett, WA 98201

Interior Photos



For Lease

2812 Rucker Avenue, Everett, WA 98201

Travel Time From

I-5 Freeway	5 minutes
Marysville	11 minutes
Paine Field Airport	15 minutes
Port of Seattle	40 minutes
SeaTac Airport	60 minutes



Talor Okada
Executive Vice President
425 492 5145
talor.okada@colliers.com

Rich Sander
Associate Vice President
360 981 2543
rich.sander@colliers.com

Jack Dennis
Associate
425 453 3144
jack.dennis@colliers.com

Liam O'Kelley
Associate
425 519 2451
liam.okelley@colliers.com

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement.