

INDUSTRIAL BUILDING FOR SALE

# BALMAR BUILDING





18930 59TH AVE NE, ARLINGTON, WA 98223



### PROPERTY HIGHLIGHTS

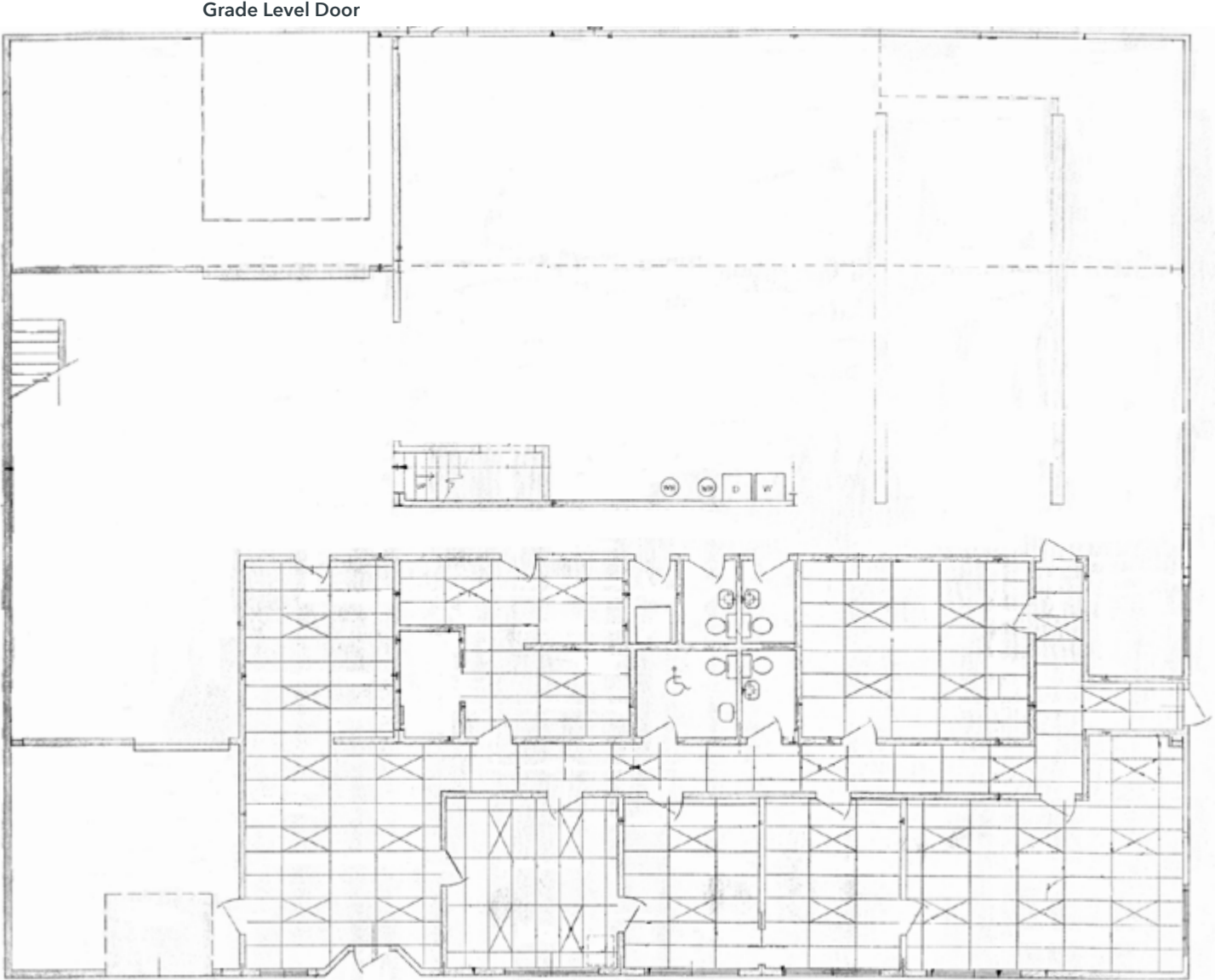
BUILDING SIZE:	14,000 SF
OFFICE AREA:	2,733 SF
WAREHOUSE AREA:	5,267 SF
MEZZANINE:	6,000 SF
FLOORS:	2
YEAR BUILT:	1988
ZONING:	GI - General Industrial
SALE PRICE:	CALL BROKER

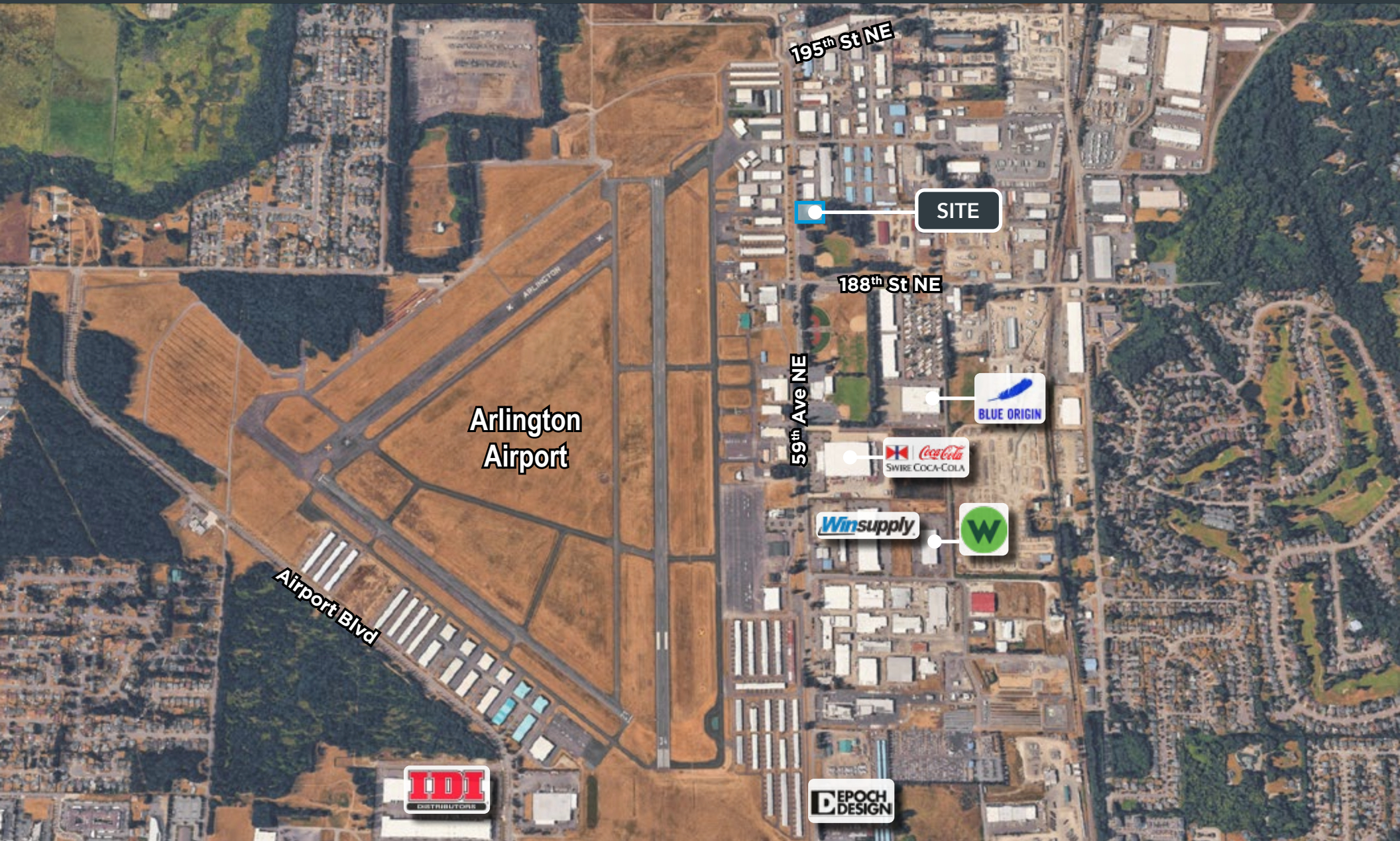
### COMMENTS

-  Airines throughout, Twin Compressors with A B Switch
-  Located East of Arlington Airport in the heart of the manufacturing area
-  Less than three miles from I-5
-  Airport Ground Lease through 8/31/2037 with land lease term extension available to Buyer



FLOOR PLAN





**Chris Peterson, SIOR, CCIM**  
cpeterson@lee-associates.com  
C 425.417.7983

**Ryan Aleinikoff**  
raleinikoff@lee-associates.com  
C 206.445.4912

170 120th Ave N | Suite 203 | Bellevue, WA 98005  
425.454.4242  
lee-nw.com