

FOR SALE



FLEXSPACE NORTH CONDOMINIUMS: G101, G102, & F111

- **GENERAL INFORMATION**
- **PHOTOS**
- **AREA DEMOGRAPHICS**



WINDERMERE REAL ESTATE/WHATCOM INC.
daverehm@outlook.com | (360) 961-5513
www.wrecommercial.com



FOR SALE

FLEXSPACE NORTH CONDOMINIUMS:
G101, G102, & F111

1986 Baltic Wy #G101: **\$335,000**

1986 Baltic Wy #G102: **\$328,000**

1972 Baltic Wy #F111: **\$328,000**

Flexspace North Condominium offers a well-located 2,200 SF unit with quick access to I-5. Each unit features two spacious bays, a bathroom with shower, a generous loft, and two overhead doors (14' x 14' and 9' x 8') for flexible access. Built with efficiency in mind, construction includes durable metal siding and roofing, high-quality insulation (R38 ceiling, R25 walls), 75,000 BTU heater, a fire sprinkler system, concrete floors, windows for natural light, utility sink, 50-amp RV outlet, and Comcast Business wiring. The complex provides over 50' wide aiseways for easy maneuvering, secure gated access via keypad or remote, and dedicated addresses with individual mailboxes.



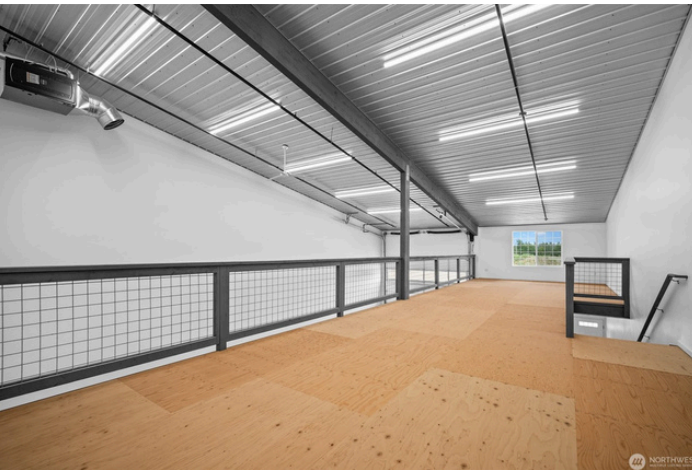
FEATURES INCLUDING:

- ✓ Easy I-5 access off Portal Way via exit #263
- ✓ Each unit includes its own U.S. mailbox. Our Canadian owners find this to be a particularly attractive feature when applying for a U.S. credit card
- ✓ Ample space between buildings at 54' (16.4 meters)
- ✓ Each unit has two roll-up doors: One is 14' x 14' (4.26m x 4.26m), and the other is 9' x 8' (2.7m x 2.4m)
- ✓ Each unit has a 6' x 5' (1.8m x 1.5m) window. End units have an additional 6' x 3'6" (1.8m x 1m) window.

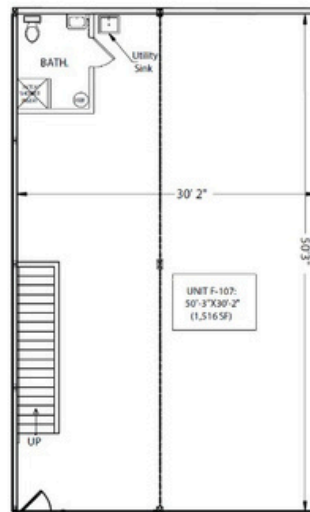
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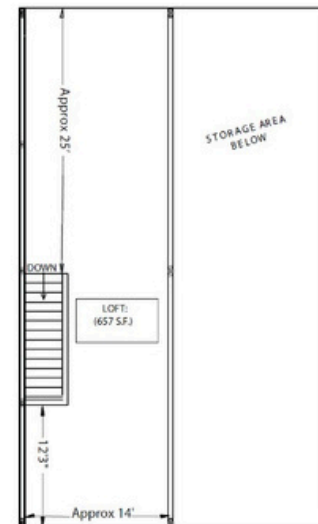
DAVE REHM



STANDARD UNIT FLOOR PLAN



LOFT AREA



BATHROOM LAYOUT



LOCATION FACTS & DEMOGRAPHICS

Demographics are determined by a 10 minute drive from 1985 Baltic Way, Ferndale, WA 98248

CITY, STATE

Ferndale, WA

POPULATION

18,016

AVG. HHSIZE

2.61

MEDIAN HH INCOME

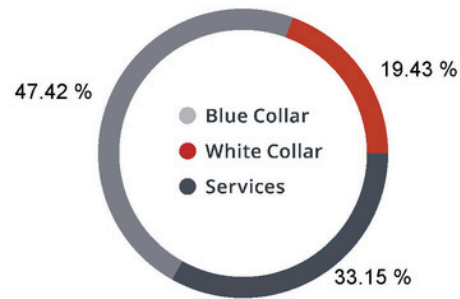
\$57,106

HOME OWNERSHIP

Renters: **2,067**

Owners: **4,732**

EMPLOYMENT



45.62 %
Employed

2.48 %
Unemployed

EDUCATION

High School Grad: **33.35 %**
Some College: **26.87 %**
Associates: **6.58 %**
Bachelors: **20.48 %**

DRIVE TIME

3 MINUTES

5 MINUTES

10 MINUTES

