

# OFFICE/RETAIL SPACE | WEST SEATTLE

2237 California Ave SW Seattle, WA 98116

YATES  
WOOD

BROKERAGE  
& PROPERTY  
MANAGEMENT

# FOR LEASE



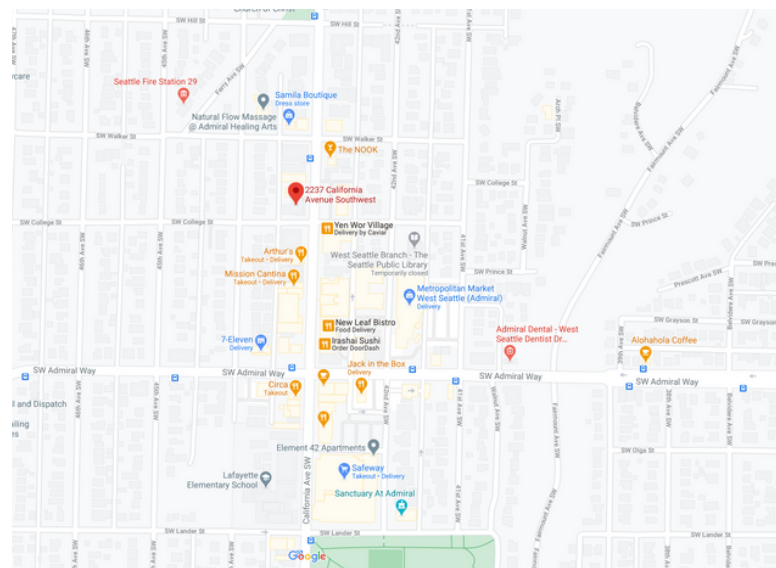
## PROPERTY HIGHLIGHTS

- ✓ Former insurance agency in mixed use building.
- ✓ Desirable West Seattle neighborhood.
- ✓ Good transit and walkability score .
- ✓ Space needs some TLC, but otherwise is move-in ready. Can accommodate a sub-lessee, but would need to share bathroom and break room.
- ✓ Concessions available to modify to your needs. Bring your ideas and business to this space filled with possibilities.

**SIZE** 1216 NRA SQ FT

**RATE** \$16.00 SQ FT plus NNN

**TERM** 1 to 5 year lease



**BARRY FORTIER**

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# PICTURES

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