

INDUSTRIAL BUILDING FOR SALE



SALES PRICE

\$1,250,000

- **Address:** 1535 Leary Way NW
Seattle, WA 98107
- **Building Size:** 4,400 square feet
- **Lot Size:** 4,400 square feet
- **Price per sf:** \$341
- **Zoning:** MML U/65

1535 NW Leary Way Ballard, WA 98107

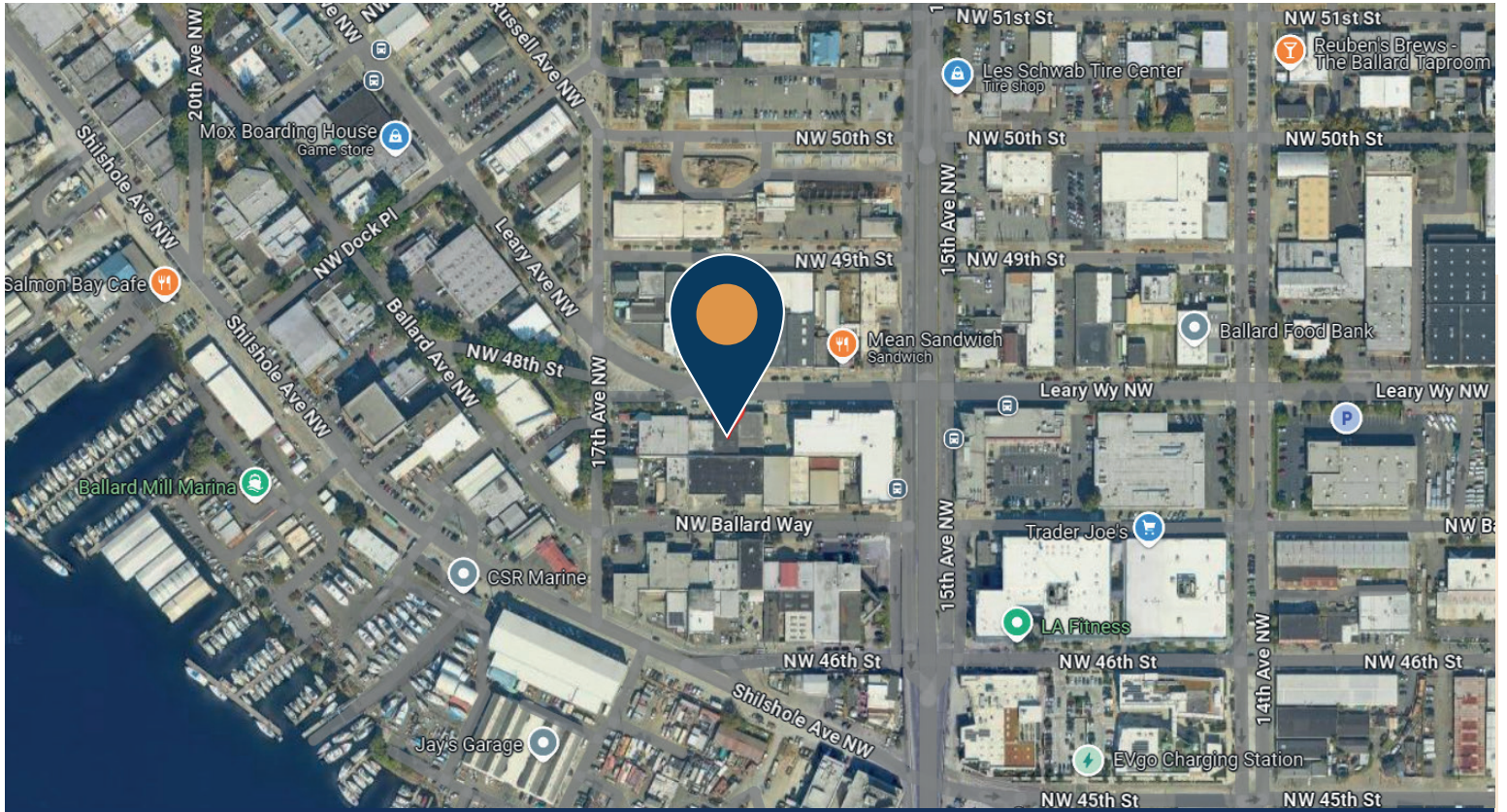
1535 NW Leary Way is a 4,400-square-foot industrial building with great exposure along one of Ballard's busiest thoroughfares. With a two-year lease in place, the building is a great buy for either an investor or future owner-user. The property allows for a wide variety of industrial, office, and retail uses with zoning MML U/65.

Hugh Winkill

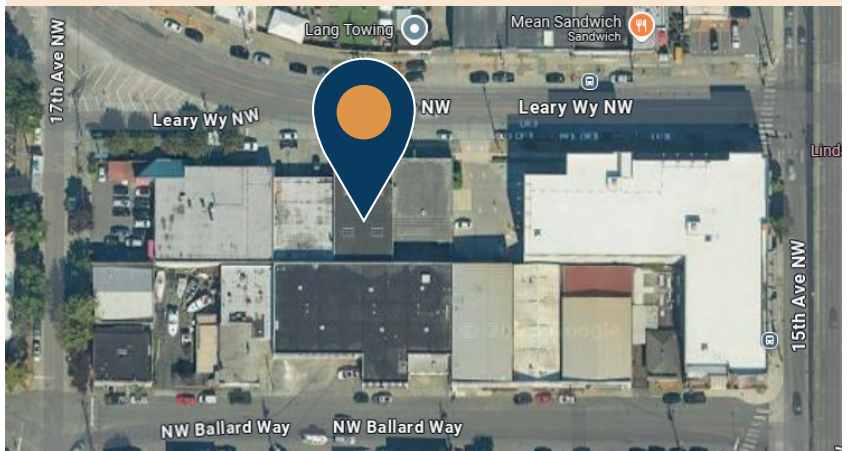
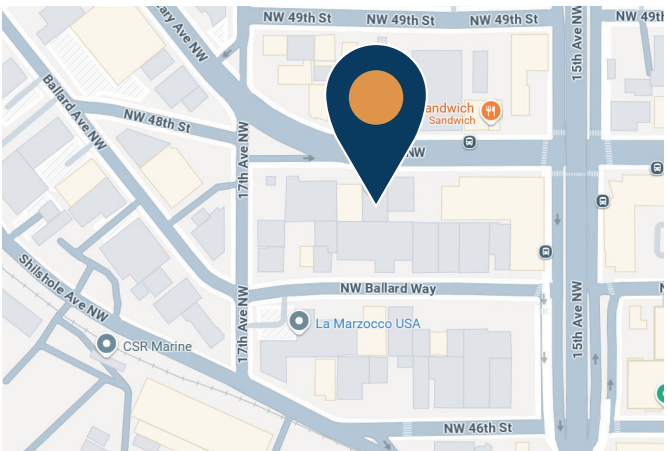
LGX Real Estate Associates
Madison Bay Commercial
hwinkill@re-associates.com
(206) 330-1794

Dean Anderson

LGX Real Estate Associates
Madison Bay Commercial
danderson@re-associates.com
(206) 656-2353



1535 NW Leary Way Ballard, WA 98107



Hugh Winskill

LGX Real Estate Associates
Madison Bay Commercial
hwinskill@re-associates.com
(206) 330-1794

Dean Anderson

LGX Real Estate Associates
Madison Bay Commercial
danderson@re-associates.com
(206) 656-2353