

Industrial Sale (Flexible Sale Leaseback) AIRPORT WAY OPPORTUNITY

3900 Airport Way S, Seattle, WA 98108



LISTING DATA

820 S BRADFORD ST.: ±7,840 SF (Land)
±4,300 SF (Office/Shop)
3900 AIRPORT WAY S: ±9,280 SF (Land)
±2,820 SF (Shop)
3901 9TH AVE. S: ±17,483 SF (Land)
±15,162 SF (Foundry)

ECONOMIC DATA

SALE PRICE: \$5,000,000

PROPERTY INFORMATION

NO. OF PARCELS: 3
ZONING: General Industrial 2 (IG2)

BUILDING DATA

TOTAL SF (3 BLDGS): ±22,282 SF
CLEAR HEIGHT: 12' - 18'
LOADING: 4 Grade Level Doors
POWER: Heavy 3-Phase



PROPERTY HIGHLIGHTS

- Three (3) year plus sale leaseback opportunity at market CAP Rate.
- Excellent opportunity for an investor, owner/user, or 1031 Exchange buyer.
- The Seller will consider razing the foundry upon vacating, but it could be repurposed/released.
- Located in Opportunity Zone

CONTACT

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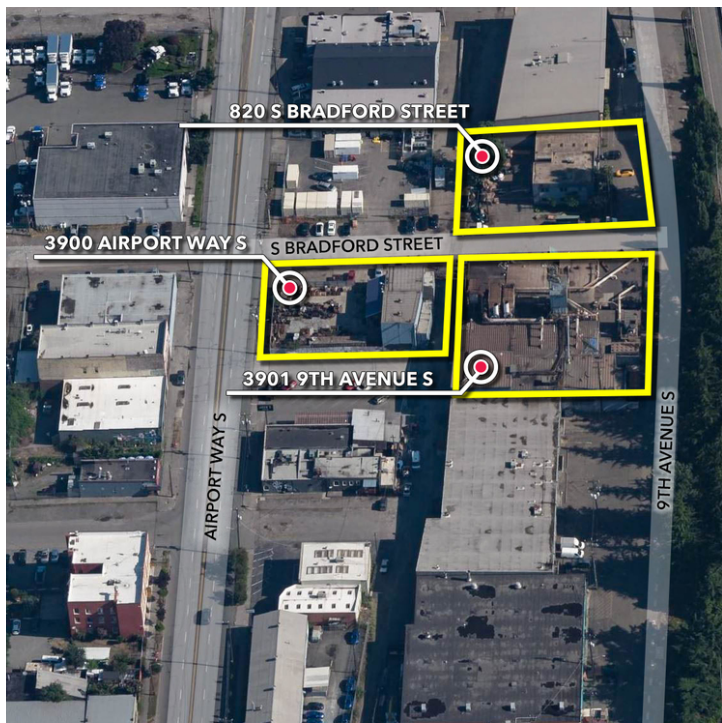
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820 S BRADFORD STREET

APN: 788610-1095
TOTAL LAND SIZE: ±7,840 SF
OFFICE/SHOP SF: ±4,300 SF
YEAR BUILT: 1978
ZONING: General Industrial 2 (IG2)

3900 AIRPORT WAY S

APN: 788610-1165
TOTAL LAND SIZE: ±9,280 SF
SHOP/WHSE SF: ±2,820 SF
YEAR BUILT: 1940
ZONING: General Industrial 2 (IG2)

3901 9TH AVENUE S

APN: 788610-1185
TOTAL LAND SIZE: ±17,483 SF
FOUNDRY SF: ±15,162 SF
YEAR BUILT: 1969
ZONING: General Industrial 2 (IG2)

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