

FOR LEASE

3100 BUILDING

3100 S 176TH STREET, SEATAC, WA 98188



OFFERING SUMMARY

Available SF:	3,417 SF
Lease Rate:	\$18.50 SF/yr (Full Service)
Lot Size:	66,211 SF
Year Built:	1967
Building Size:	24,211 SF
Renovated:	1985
Zoning:	CB-C
Market:	South Seattle
Submarket:	SeaTac

PROPERTY OVERVIEW

Great office space in well located office building. Mostly open with lunch room / break room.

PROPERTY HIGHLIGHTS

- READY FOR IMMEDIATE OCCUPANCY
- FREE PARKING – 4:1,000
- CLOSE TO MAJOR TRANSIT LINES & SEATAC AIRPORT
- EXCELLENT FREEWAY ACCESS



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ADDITIONAL PHOTOS

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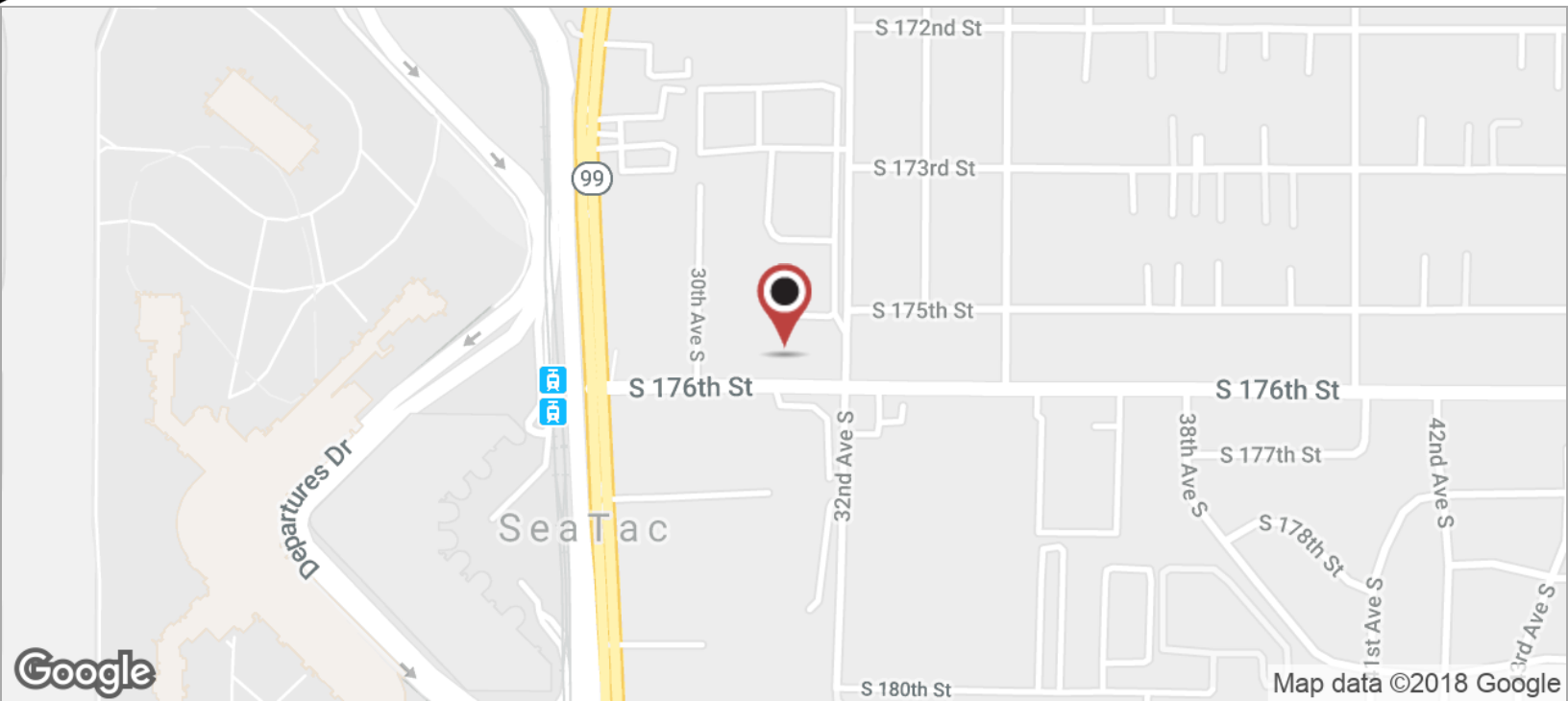
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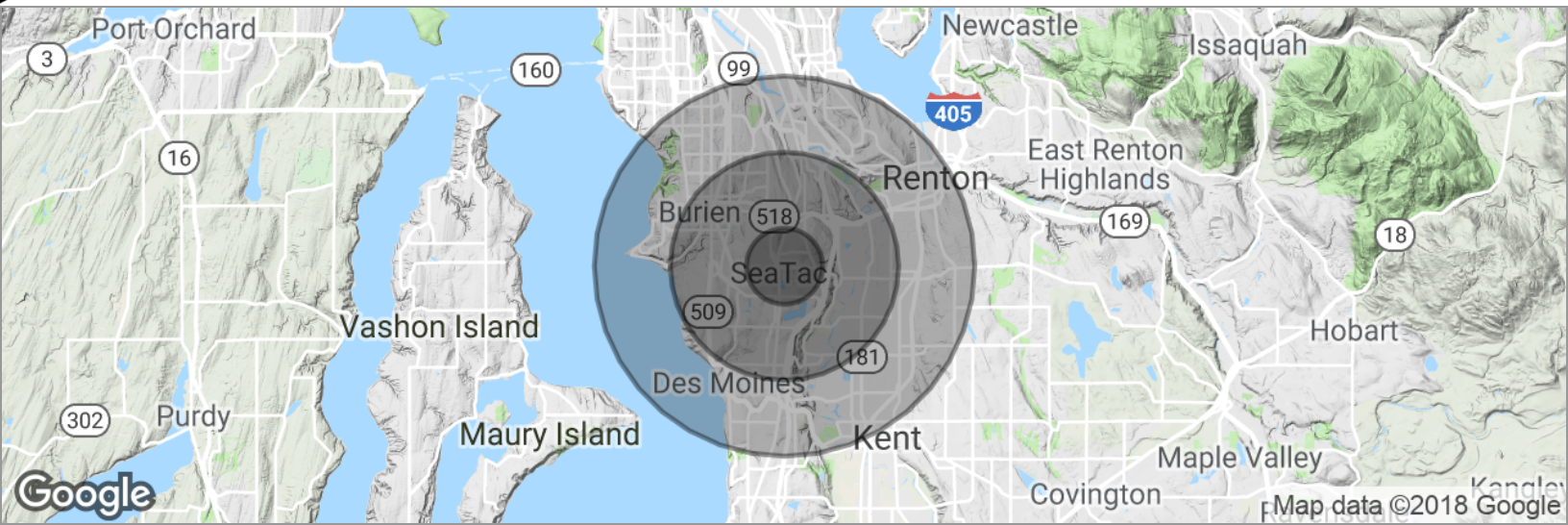
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POPULATION

1 MILE

3 MILES

5 MILES

Total population	8,814	75,549	206,775
Median age	34.6	34.3	36.4
Median age (Male)	34.0	34.1	35.3
Median age (Female)	35.1	34.9	37.5

HOUSEHOLDS & INCOME

1 MILE

3 MILES

5 MILES

Total households	3,977	29,498	81,305
# of persons per HH	2.2	2.6	2.5
Average HH income	\$48,146	\$56,374	\$62,534
Average house value	\$300,556	\$300,310	\$310,991

* Demographic data derived from 2010 US Census



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