






LAND/BUILDINGS FOR SALE (CONSULT OUR WEBSITE FLYERS, MAPS, FLOOR PLANS, ETC.)

330 112th AVE NE - P.O. BOX 4184 BELLEVUE, WA 98009-4184

P: (425) 455-9976







F: (425) 646-3374

W: WALLACEPROPERTIES.COM

Property Name/Address	Size	Sale Price	Comments	Listing Agent(s)
ABERDEEN				
 <p>Aberdeen Rite-Aid Building 310 Myrtle Aberdeen, WA 98520</p>	Building: 44,593 SF	\$2,200,000	Huge Price Reduction! 12.5% CAP on Current Income. Great owner/user or re-development opportunity with excellent existing income. Single Tenant, NNN Lease with 1.5 years left on lease term. Approximately \$49 PSF for building; well below replacement costs!	Eric Bissell
BELLEVUE				
 <p>1940 Building 1940 116th Ave NE Bellevue, WA 98004</p>	Building: 8,576 SF Lot: 30,905 SF	\$1,750,000	Great owner/user investment opportunity located in Bellevue's strong medical office corridor near Children's Hospital, Overlake Hospital, Group Health, Whole Foods and more! Ample free parking for employees, clients and patients. Easy access to I-405 and SR-520.	Ann Bishop Brandon Burrowes
 <p>Bellewood III 1100 106th Ave NE Bellevue, WA 98004</p>	Building: 6,550 SF Lot: 29,185 SF	\$1,800,000	Quiet office park setting near Hidden Valley Sports Park. Excellent access to I-405, SR-520, Bellevue CBD, Seattle and Redmond. Close to Overlake Hospital and Group Health.	Bret Olson Ryan Olson
 <p>Palazzo Condominium 1100 106th Ave NE Bellevue, WA 98004</p>	Suite 102: 2,457 SF (Commercial condo)	\$1,200,000	Beautifully designed dental office in amazing Downtown Bellevue location, close to many high-rise residential towers. Can accommodate other medical uses. Includes 3 patient chairs and a large lab. Exterior signage available. Join Olympic Physical Therapy, Flo Japanese Sushi Restaurant and Sake Bar, Subway and more!	Ann Bishop
BOTHELL				
 <p>The Clark Building 3700 Monte Villa Parkway Bothell, WA 98021</p>	62,788 SF (Rentable)	\$8,800,000	Ideal owner/user opportunity with approx. 30,000 SF available immediately; 62,788 SF available fall 2011. Previously occupied by the Eddie Bauer call center, the building has a 4/1000 parking ratio with the ability to accommodate 6.2/1,000 and is served by excellent power, HVAC, T-1 lines and a loading dock. In addition, there is a raised floor computer room as well as plumbing and electrical stub-outs for an employee cafeteria within the available space.	Ellen Post








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BOTHELL (cont'd)					
	The Lloyd Building 17928 Bothell-Everett Hwy Bothell, WA 98012	564 SF - 7,553 SF (Commercial condos)	\$139,872 - \$332,816	Commercial condos just off of Bothell-Everett Hwy (SR-527). Units can be combined. Large electric signage available. Visible from highways. Ideal for dentists, small retail, chiropractors, insurance agents, clinics, etc.	Doug Plager
CLE ELUM					
	Bullfrog Development Bullfrog Rd, SR-903 & I-90 Cle Elum, WA 98922	3,267,000 SF (Commercial land) (75 acres) 13,477,028 SF (Residential land) (309 acres)	Please call	Commercial & residential development opportunity serving Suncadia. Located along SR-903 between I-90 and Suncadia. Contained within Cle Elum's 1,106-acre Master Planned "Urban Growth Area". Zoning allows for 950,000 gross SF of commercial and light industrial uses. Call for complete details.	Jay Bergevin Ann Bishop Doug Plager
ELLENSBURG					
	Ellensburg Land Off of Strande Rd Ellensburg, WA 98926 208833 / 188833 / 178833	6,969,600 SF (160 acres)	\$304,000	160 acres of forest/range land on 3 separate parcels for sale located off Strande Rd, near the intersection of Manastash Rd and Mellergaard Rd. Approximately 15 minutes southwest of Downtown Ellensburg.	Bret Olson
EVERETT					
	Everett Funeral Home 1702 Pacific Ave Everett, WA 98201	Building: 14,388 SF Land: 27,007 SF (0.62 acres; 3 separate tax parcels)	\$2,450,000	Prime office conversion or redevelopment opportunity in Downtown Everett! Located across the street from Snohomish Co. Administration Building. Business is not for sale. Property may not be used as funeral home. PLEASE DO NOT DISTURB TENANT.	Bret Olson
FEDERAL WAY					
	Winco Foods PAD B Site 1st Ave SW SW Campus Drive Federal Way, WA 98188	20,060 SF	\$650,000	Pad B located at WinCo Foods Shopping Center. Join Winco Foods, Quiznos and IHOP Restaurant. Wyntone Homesite development within 1/4 mile of site. Site within 1+ mile to I-5 and Hwy 99. Zoning BC. Parcel No. 4159200715	Scott Blankenship
ISSAQUAH					
	Gilman Square 615-695 NW Gilman Blvd Issaquah, WA 98027	Building: 40,707 SF Land: 265,141 SF	Pending \$3,250,000	Rare opportunity to purchase an existing retail center with significant upside potential as a mixed-use redevelopment. Prime location on Gilman Blvd, adjacent to The Commons at Issaquah and Gillman Village. PLEASE DO NOT DISTURB TENANTS.	Ellen Post Bob Wallace







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ISSAQUAH (cont'd)				
 Albertsons 5530 Eastlake Sammamish Pkwy Issaquah, WA 98027	49,516 SF	Please call Agent	Former Albertsons building available for Lease or for Sale. Site sits on 4.51 acres. Great corner location with outstanding visibility. Ample parking. Parcel No. 0095000040; Zoned C (Commercial)	Scott Blankenship
KENMORE				
 Kenmore Redevelopment Site 6532 NE Bothell Way Kenmore, WA 98028	Land: 22,350 SF	\$1,300,000	Prime retail site on NE Bothell Way/ SR-522 in the heart of Downtown Kenmore's revitalization zone. Redevelopment opportunity ideal for banks, fast food, retail and professional services. Drive-thru permitted. Adjacent to proposed Kenmore Village by the Lake.	Ellen Post Bob Wallace
KENT				
 Kent East Hill 10120 SE 256th St Kent, WA 98030	Land: 23,470 SF	\$657,000	Motivated Seller! High visibility drive-thru retail pad with great traffic counts.	Peter Johndrow
 Woodmont Place Former Albertsons 26100 Pacific Hwy South Kent, WA 98032	Building: 41,952 SF Land: 167,584 SF (3.85 acres)	\$4,900,000	Former Albertsons Store For Sale. Zoned "C" Commercial. Building Built in 1983. Parcel No. 9538200030. Building also available For Lease. Co-Tenant with Rite Aid.	Scott Blankenship John Booth
KIRKLAND				
 Lakeview Waterfront Site 4605 Lake WA Blvd. Kirkland, WA 98033	Total lot size: 9,550 SF	\$1,900,000	One of the last development opportunities on Kirkland's waterfront. Beautiful views of Lk WA and Olympic Mountains. Newly constructed dock with gate. Lot provides opportunity for at least three condo or townhome project. Recent area home transactions up to \$800 per SF.	Tim Jackson Bret Olson
LAKE STEVENS				
 Vernon Village Retail Ctr SR9 and Vernon Road Lake Stevens, WA 98250 29051300101400 00518000001501	NEW!	Land: 3.22 acres/140,263.2 SF	High visibility Vernon Village fronts SR9 and Vernon Road in Lake Stevens. Located just Northwest of Frontier Village. Owner may consider dividing and selling Pads. Can accommodate up to 5 buildings; 4,800 - 8,000 SF each; total space 36,800 SF. Potential Drive Thru.	Peter Johndrow
	\$3,100,000			
 Retail Core Land Meridian St and 91st Ave NE Lake Stevens, WA 98250 Tax Lot 29051300301000	Land: 2.61 acres	\$2,400,000	1 of 2 last developable sites in the Retail Core of Lake Stevens, WA. Property can be divided and pads can be sold individually! Ideal location across the street from a Hagen grocery-anchored center with a prime corner location. This location offers stability and a true potential for growth with very competitive initial lease rates.	Peter Johndrow





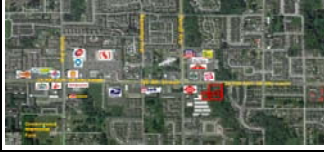


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LAND/BUILDINGS FOR SALE (Con't)

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MARYSVILLE					
	Aaron's Rents 1105 State Street Marysville, WA 98033	NEW! Total Building Size: 6,573 SF Land Size: 25,264 SF	\$1,600,000	Income Price is based on 5.95% cap rate Lease has \$.50/YR/SF increases Potential for coffee drive-thru Building was remodeled and expanded in 2010	Eric Bissell
	Former Dunn Lumber 1410 72nd Street NE Marysville, WA 98270	NEW! Total Building Size: 16,800 SF Land Size: 1.5 Acres	\$2,400,000	Perfect owner/user property on 1.51 acres of land. This former Dunn lumber building is located in downtown Marysville across from Safeway.	Eric Bissell
	Lin Property Lots 1-5, Tulalip Shores Rd Marysville, WA 98270 00384500000100 00384500000500 00384500000300	Land: 54,886 SF	\$300,000	Single Family zoning, waterfront property with views of the Olympic Mountains and Port Susan. Seller financing negotiable.	Ryan Olson
MERCER ISLAND					
	7800 Plaza 7800 SE 27th St Mercer Island, WA 98040	Suite 101/102: 4,755 SF (Divisible to 3,093 SF and 1,662 SF)	\$1,795,000	New premier condo tower with first floor commercial space. Centrally located between Seattle and Bellevue in the heart of Downtown Mercer Island. Strong demographics. Easy access from I-90. Underground parking available. Neighboring tenants include HSBC, Walgreens, Tully's, QFC and Noah's Bagels.	Doug Plager Jay Bergevin
ORTING					
	Powers Funeral Home 224 S Washington Ave Orting, WA 98360	Building: 6,014 SF Land: 13,500 SF (0.31 acres)	\$299,000	Excellent owner/user opportunity in Downtown Orting, conveniently located off S Washington Ave (Highway 162). Prime for redevelopment or conversion to office. Business is not for sale. Property may not be used as funeral home. Combination lockbox available for convenient showings. Please call for details.	Bret Olson
PUYALLUP					
	Albertsons Puyallup (former) 160 Street East & Meridian East Puyallup, WA 98375	NEW! Building: 47,704 SF	\$4,500,000	Take advantage of this "Big Box" opportunity in thriving retail market. This former Alberstons building offers excellent access and exposure to Meridian East (SR-161) along with pole signage. Co-tenants in market include: Walmart, Target, Fred Meyer, Winco Foods, Safeway and Kohl's.	Scott Blankenship Ellen Post

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REDMOND					
	Beebe Property 16221 NE 81st St Redmond, WA 98052	Land: 17,110 SF Building: 7,364 SF (Multi-family)	\$2,150,000	Existing multifamily investment with future development potential. Prime location, fantastic opportunity to develop a mixed-use project in dynamic Downtown Redmond. Possible assemblage of up to 103,415 SF of land.	Ellen Post Bob Wallace
	Downtown Redmond Mixed-Use Development Site NE 80th St & 162nd Ave NE Redmond, WA 98052	Land: 27,400 SF	\$3,425,000	Prime development site is a rare opportunity for a mixed-use project in Redmond's thriving downtown. Strategic location provides superior visibility and high traffic counts. Possible assemblage of up to 103,415 SF of land.	Ellen Post Bob Wallace
	Redmond Chamber Property 16210 NE 80th St Redmond, WA 98052	Land: 9,688 SF Building: 1,964 SF (Office)	\$1,200,000	Existing free standing office building located in Downtown Redmond with future development potential. Unique opportunity to assemble a development site of up to 103,415 SF in Redmond's dynamic downtown core.	Ellen Post Bob Wallace
	Valley Furniture 8200 164th Ave NE Redmond, WA 98052	NEW! Land: 50,400 SF Building: 21,490 SF	\$6,048,000	Within walking distance to Redmond Park and Ride, Redmond Town Center and Bella Botega shopping centers. Excellent demographics and superb visibility.	Jay Bergevin
RENTON					
	Renton Highlands Commercial Land 4815 NE 4th Street Renton, WA 98059	Land: 73,181 SF approximately 230' +/- of frontage on NE 4th Street	\$850,000	Directly across from QFC Shopping Center on NE 4th. Great visibility. Very strong residential growth area.	Eric Bissell
SEATTLE					
	Milligan Building 5711 NE 63rd St. Seattle, WA 98115	Land: 4,064 SF Building: 6,168 SF (Office)	\$1,650,000	An extraordinary owner/user opportunity in the Wedgwood neighborhood. Located just off Sand Point Way, only minutes north of Children's Hospital. Excellent for medical/dental use or general office. 6,645 square feet divided between open areas, private offices, conference rooms and storage.	Doug Plager
SPANAWAY					
	Spanaway Village Pad Site 159th St S and Pacific Ave S Spanaway, WA 98444	Land: 164,221 SF Building: 41,029 (Can accommodate)	\$750,000	Vacant Pad Site at Spanaway Village now available. Ready to Build. Can accommodate a 41,209 SF building; subject to CC&R's of Center. Center is anchored by Safeway and Rite Aid. Build to Suit Lease also available	John Booth

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