

13536 NE 126th Place,
Kirkland, WA 98034

Amtest Warehouse Building For Lease





Property Features

- Suite A: 6,543 total SF - LEASED
1,500 SF office, 5,043 SF warehouse
- Suite B: 9,125 total SF - LEASED
1,558 SF office, 7,567 SF warehouse
\$1.50/SF + NNN
- Suite C: 9,316 SF Flex Space
\$2.25/SF + NNN office and \$1.60/SF + NNN warehouse
- Grade-level and dock-high loading
- Great Kirkland location, minutes to Redmond, Woodinville, Kirkland, and Bellevue

FLOOR PLAN

Suite C - 9,316 SF Flex Space

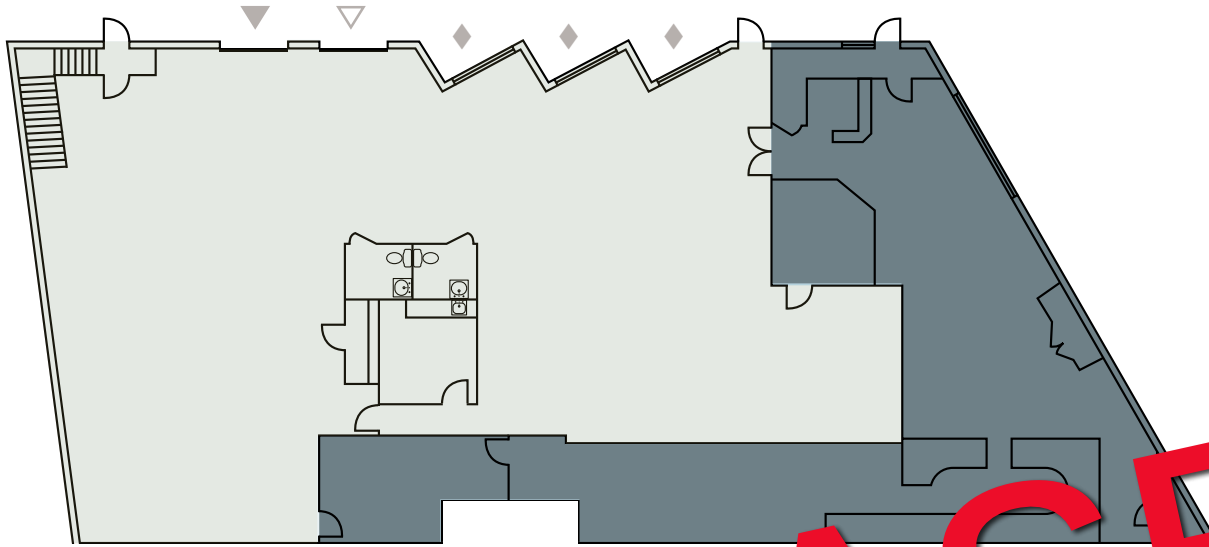
\$2.25/SF + NNN office

\$1.60/SF + NNN warehouse

- Currently built out as lab/testing space
- Washington State DOE accredited analytical laboratory
- Warehouse/Flex tenant could easily demise existing office and lab space for traditional uses
- DH Loading *(see broker for details)



FLOOR PLAN



Suite B - 9,125 SF TOTAL

1,558 SF
TOTAL OFFICE

7,567 SF
TOTAL WAREHOUSE

LEASED



FLOOR PLAN

Suite A - 6,543 SF TOTAL

1,500 SF
TOTAL OFFICE

5,043 SF
TOTAL WAREHOUSE





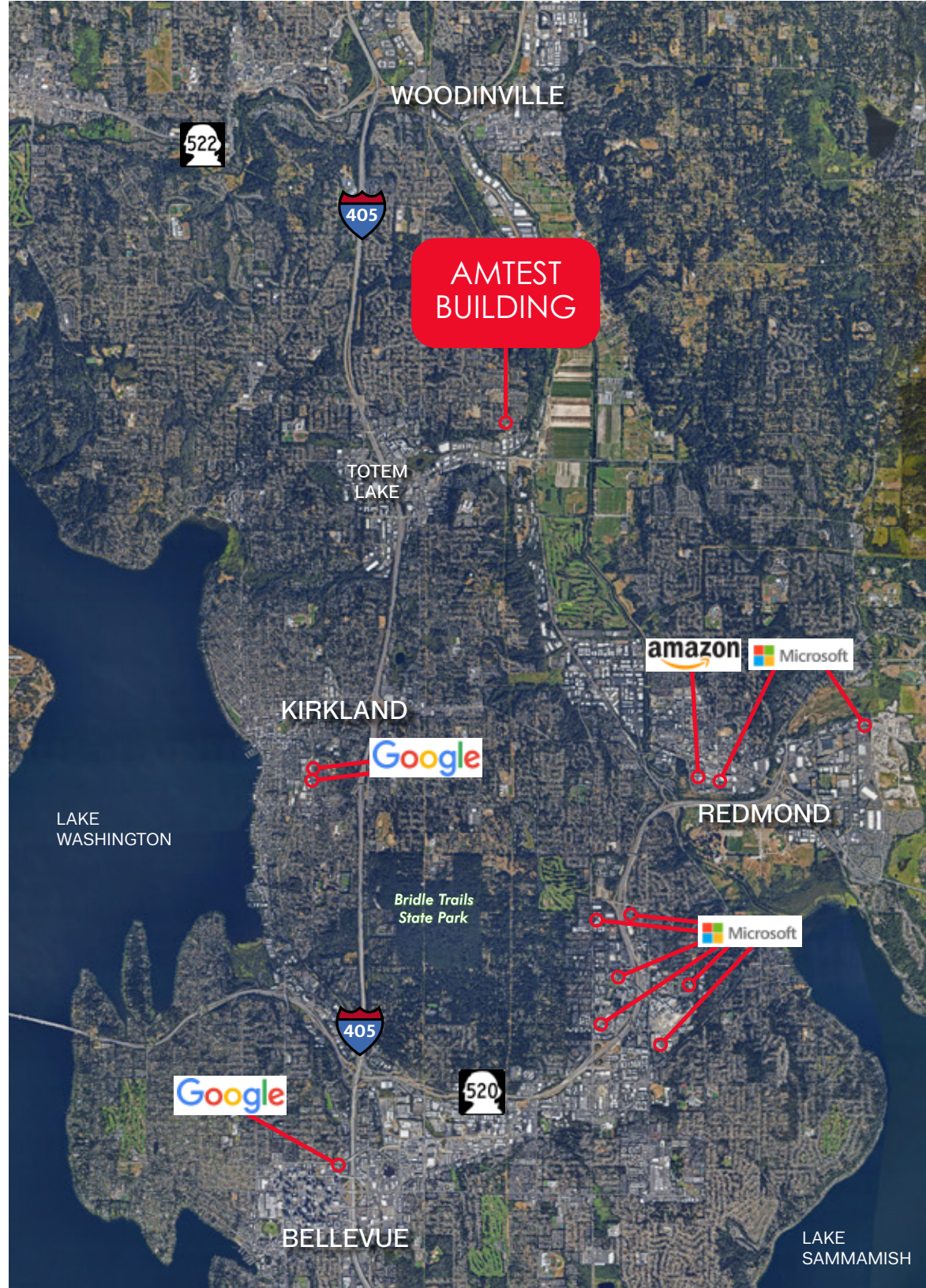
DRIVE TIMES

8 MINUTES ▶▶▶▶ REDMOND

9 MINUTES ▶▶▶▶ KIRKLAND

9 MINUTES ▶▶▶▶ WOODINVILLE

16 MINUTES ▶▶▶▶ BELLEVUE



FOR LEASE AMTEST WAREHOUSE BUILDING

13536 NE 126th Place
Kirkland, WA 98034

Baylor Gordon

baylor@wccommercialrealty.com
206 399 9375

Kara Farley

karaf@wccommercialrealty.com
682 351 8844

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