

## Woodgate Shops

13330 - 13400 NE 175th St Woodinville WA 98072-6801

Listing #: 585817 | Status: New | Listing Date: 5/17/2017 | Last Modified: 5/17/2017 |



For Lease

**13330 - 13400 NE 175th St Woodinville WA 98072-6801**



### Listing Information

#### Price

Min Rent per Sq/ft	\$ 24.00
Max Rent per Sq/ft	\$ 25.00
Total Monthly Rent	\$ 6,500.00
Lease Type	NNN
NNN Expense	\$ 8.50
Leasing Ofc Com	2.5
Listing Status	New
Days On Market	0
Asset Class	Retail
Search Tags	Strip Mall

#### Space Information

Available Sq/ft	3,285
Divisible To	3,285
Availability Status	Available
Date Available	08/31/2017

#### Associated Files

CBA Flyer
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### Property Information

#### Building Information

Building Status	Existing
# of Buildings	5
# of Floors	1
Clearance Height Min	0
Total Building Sq/ft	46,877
Net Rentable Area	46,877
Largest Continuous Sq/ft	2,751
Lot Sq/ft	184,773
Acres	4.24

#### Property Type

Property Type	Retail
Office Type	Multi-Tenant
Owner	Woodgate Shops, LLC

#### Location

County	King
Location Description	Downtown Woodinville
Cross Street	133rd Avenue NE
Market Area	Woodinville/Bothell/Kenmore
Tax ID #	9517100135
Additional Parcels	9517100140, 9517100160
Zoning	CBD

#### Parking Information

# Covered Spaces	0
Total Parking Spots	0
Parking Ratio	0

#### Construction

Year Built	1968
Year Renovated	1993

### Agent Information

#### Showing Instructions

Call Listing Agent	No
Use Discretion	No



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**Public Comments:** 3,285 sf space with double storefronts on both parking fields. Available 9/1/17, asking \$25/sf/yr NNN. Good parking and access to Woodinville Snohomish Rd. and 175th St. Co-tenants are Janell's Gluten Free Market, JK Personal Trainers, Woodgate Cleaners, Cruzin Kids, INdia Palace, Gift Horse Saddlery, Mi Tierra Mexican rest., Edward Jones, Nail Pro, Teriyaki Bowl. Who's Missing: kitchen store, wine tasting, hobby, bakery / doughnut, BBQ, brew pub / sports bar, wine bar, craft food / drink / arts, gelato cafe, gourmet grocery, urgent care, Greek food, lash, massage, steakhouse, tapas / small plates, appliances, container store, curtain / blind, floor coverings.

**Showing Instructions:** Mallory Paint has purchased a new building. You can walk through the store during business hours.

**Public Building Comments:** Beautiful retail shopping center in downtown Woodinville. Excellent access with connections to Woodinville - Snohomish Rd. at the north end by the Post Office and two points of access on either side of O`Reilly`s on NE 175th Street. The property is well parked and located.

### History

For Sale

Listing ID#	Status	Listing Date	List Price	Sale Price	Closing Date	CMA
412631	Expired	01/26/1996	\$ 4,600,000	\$ 0		

For Lease

Listing ID#	Suite	Status	Listing Date	Asking Rent	Max Rent	Available Sq/ft	Off Market
585817		New	05/17/2017	\$ 24.00	\$ 25.00	3,285	
585816		New	05/17/2017	\$ 25.00	\$ 26.00	2,831	
583598		Withdrawn	03/15/2017	\$ 22.00	\$ 24.00	3,285	
576922		Withdrawn	08/17/2016	\$ 23.00	\$ 25.00	2,831	
571769		Leased	03/15/2016	\$ 22.00	\$ 24.00	733	
570536		Leased	02/11/2016	\$ 24.00	\$ 26.00	2,154	
542032	#6	Leased	06/16/2014	\$ 12.00	\$ 14.00	1,743	
527620	13300 #7	Available	07/08/2013	\$ 12.00	\$ 14.00	3,406	
519165		Leased	12/18/2012	\$ 9.00	\$ 11.00	1,777	10/06/2014
511653		Leased	07/18/2012	\$ 32.00	\$ 35.00	5,742	08/14/2012

