



## Office Space for Lease Near PLU

Attractive office building with highly desirable Pacific Ave location. Formerly tenanted by PLU's Center for Graduate and Continuing Education, the stand alone building offers three floors of office space and storage area. The first floor is approx. 1,700sf with a mostly open floor plan and plenty of natural light as well as one private room and a restroom. The second floor is approx. 1,057sf with a floor plan offering two restrooms, a large break room, private office, and spacious classroom or conference room with windows toward Garfield St and Pacific Ave. The basement of approx. 959sf is a bright, carpeted, open room. There is ample parking in the lighted lot, potential for signage on the monument sign post.

## Property Overview

- Professional office with high end finishes
- Close proximity to PLU
- Excellent visibility from Pacific Ave/SR-7
- Total Available Space: 3,716 SF
- Main Level: approx. 1,700sf SF
- Second Level: approx. 1,057 SF
- Basement Level: approx. 959 SF
- Lease Rate: \$24.00/sf/yr NNN

DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.





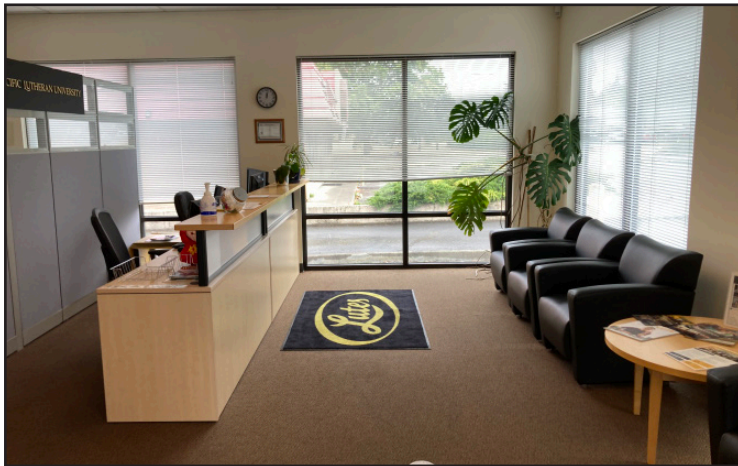


# TACOMA OFFICE SPACE FOR LEASE

## EXTERIOR PHOTOS



## INTERIOR PHOTOS



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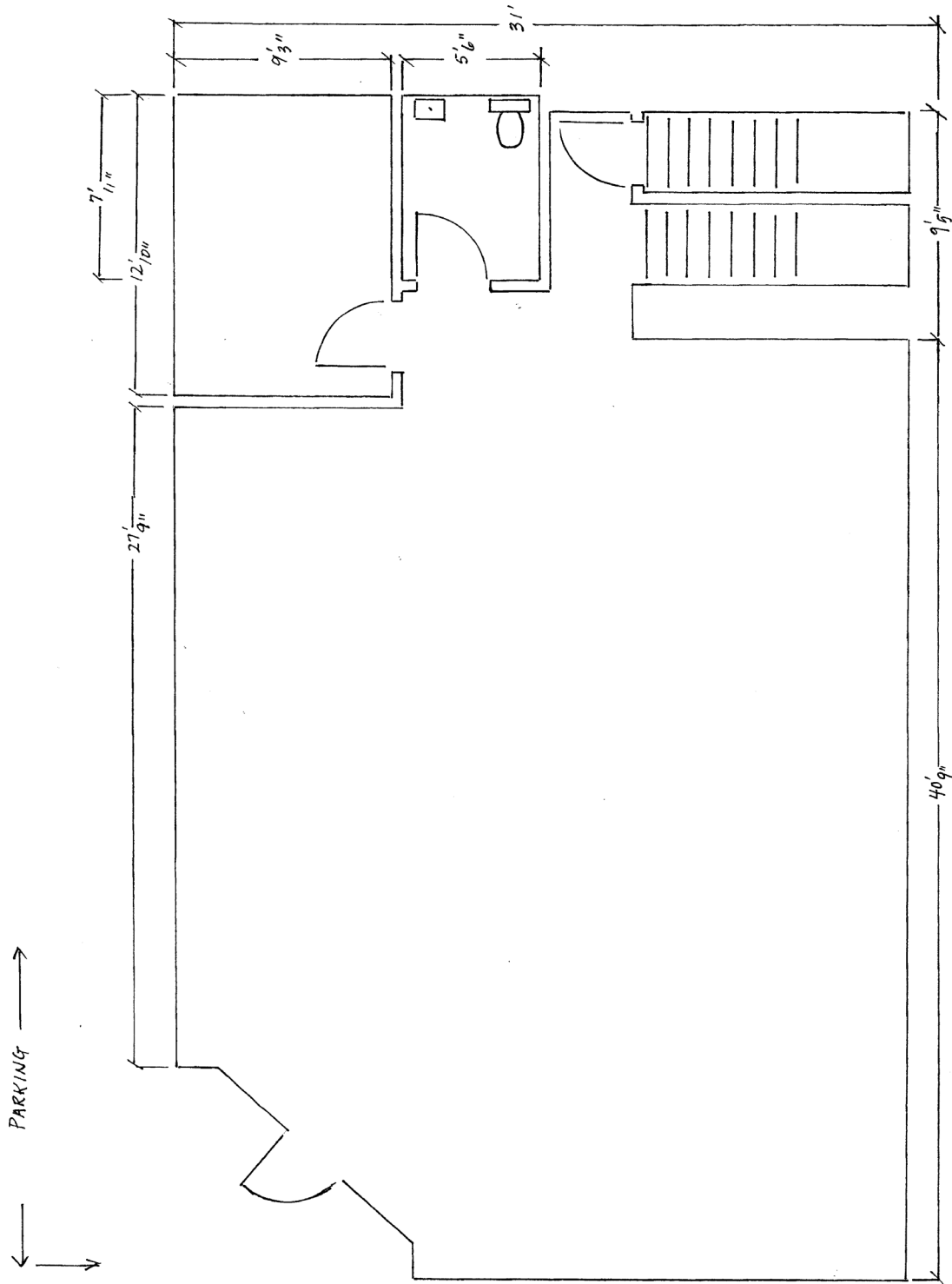
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FLOOR PLAN - MAIN LEVEL



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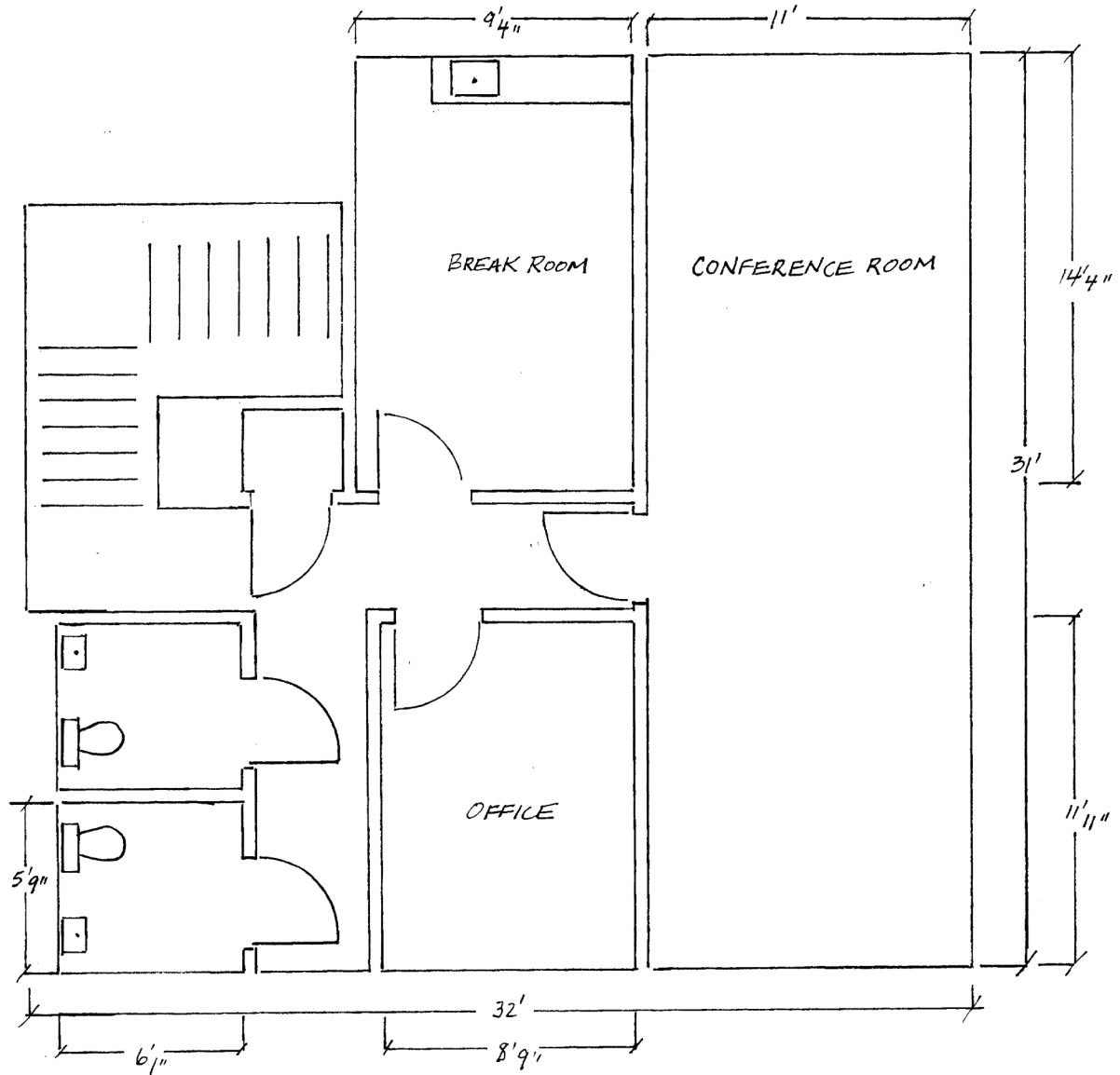
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FLOOR PLAN - SECOND LEVEL



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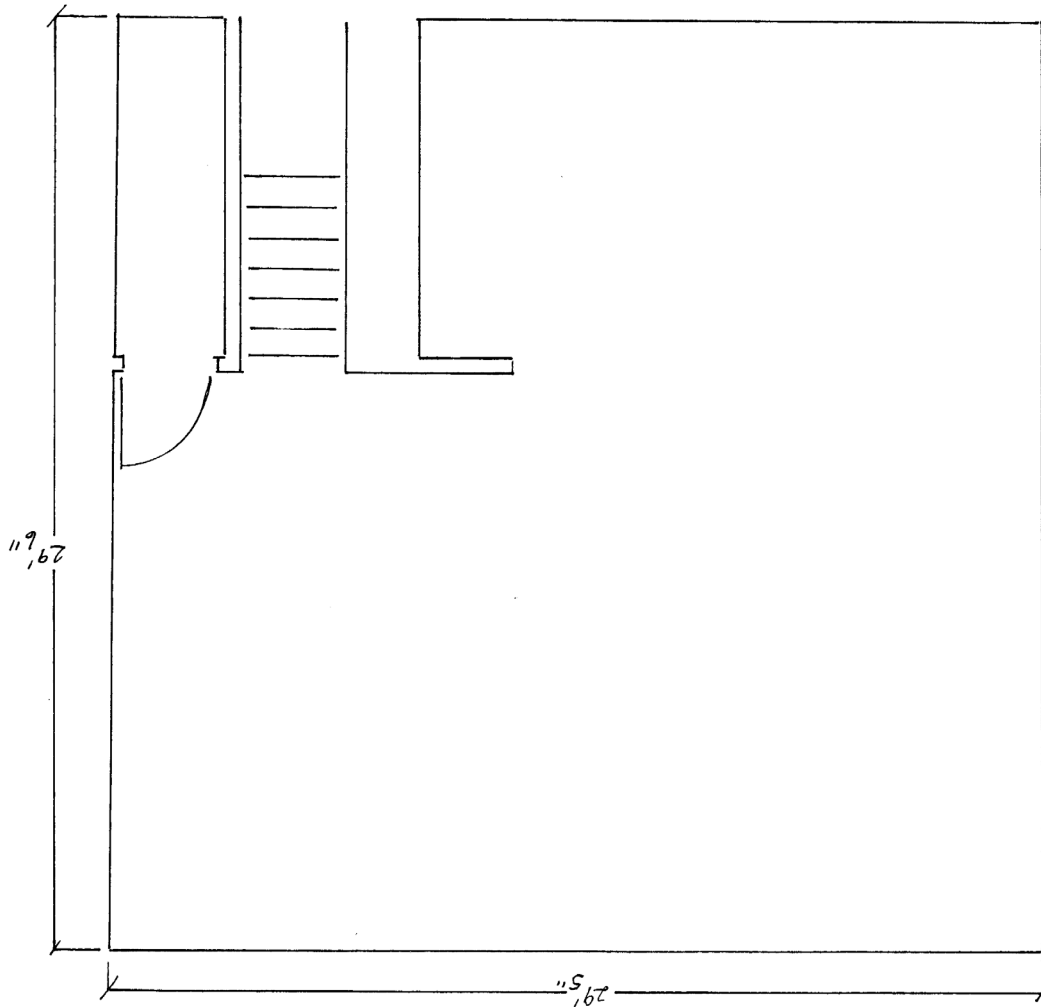
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FLOOR PLAN - BASEMENT LEVEL



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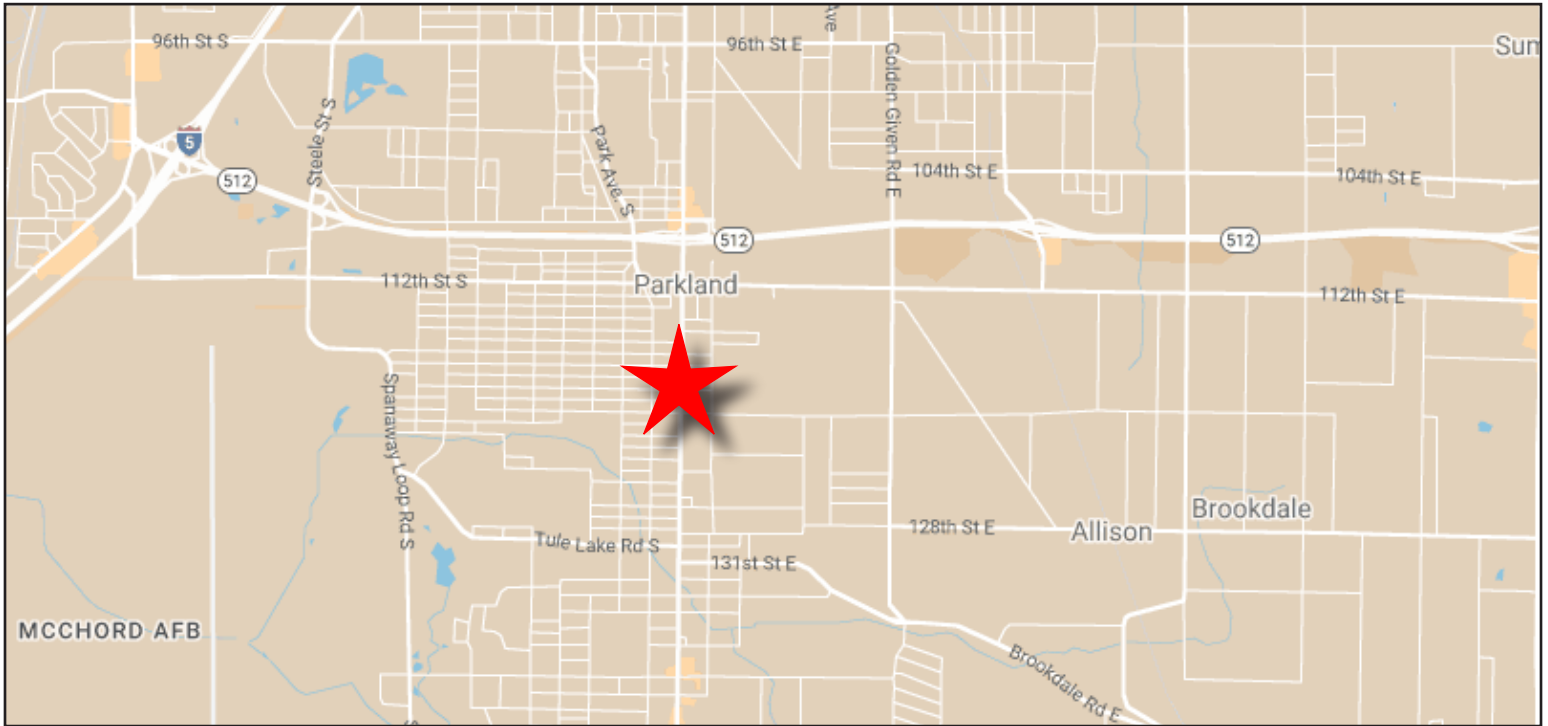
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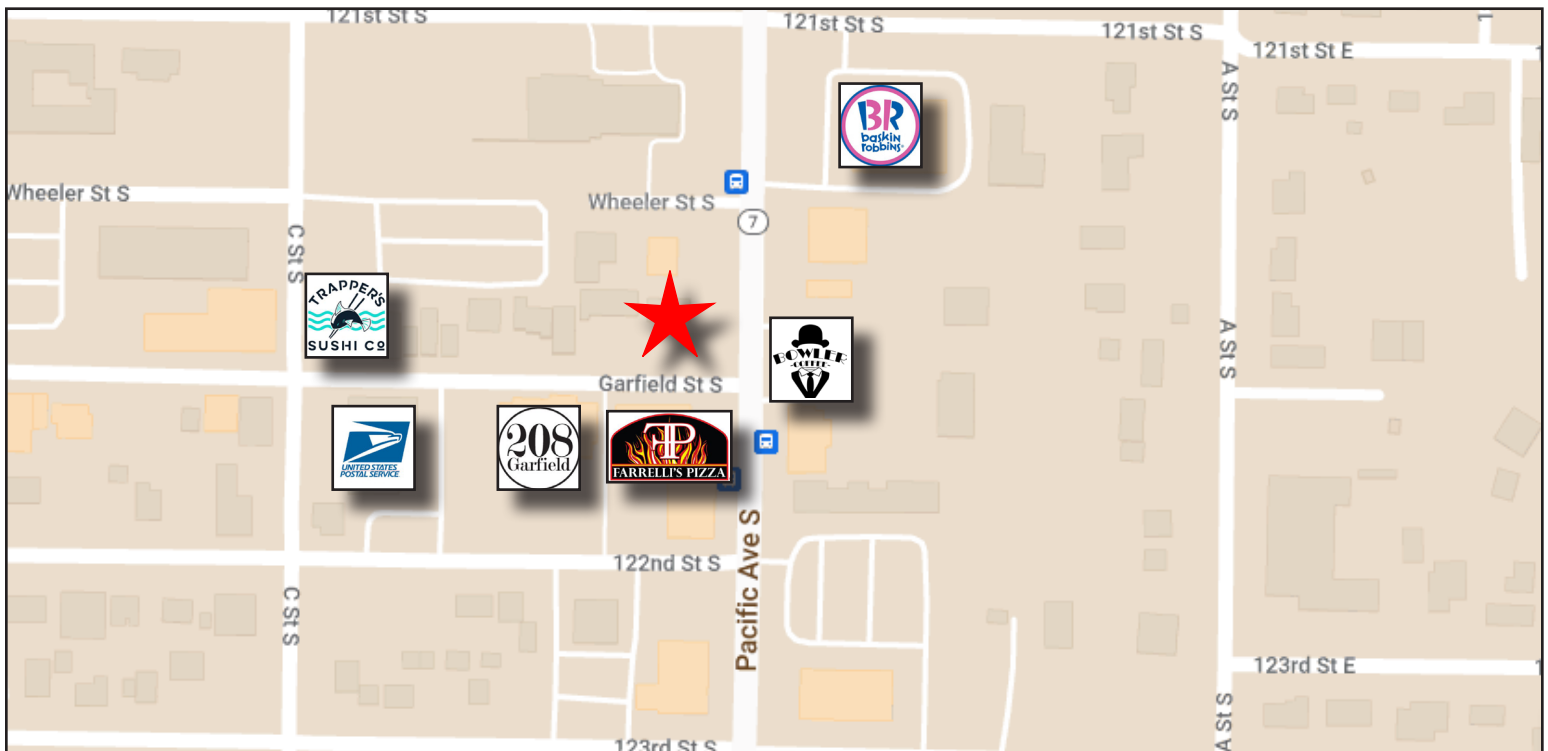




AREA MAP



NEIGHBORHOOD MAP



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