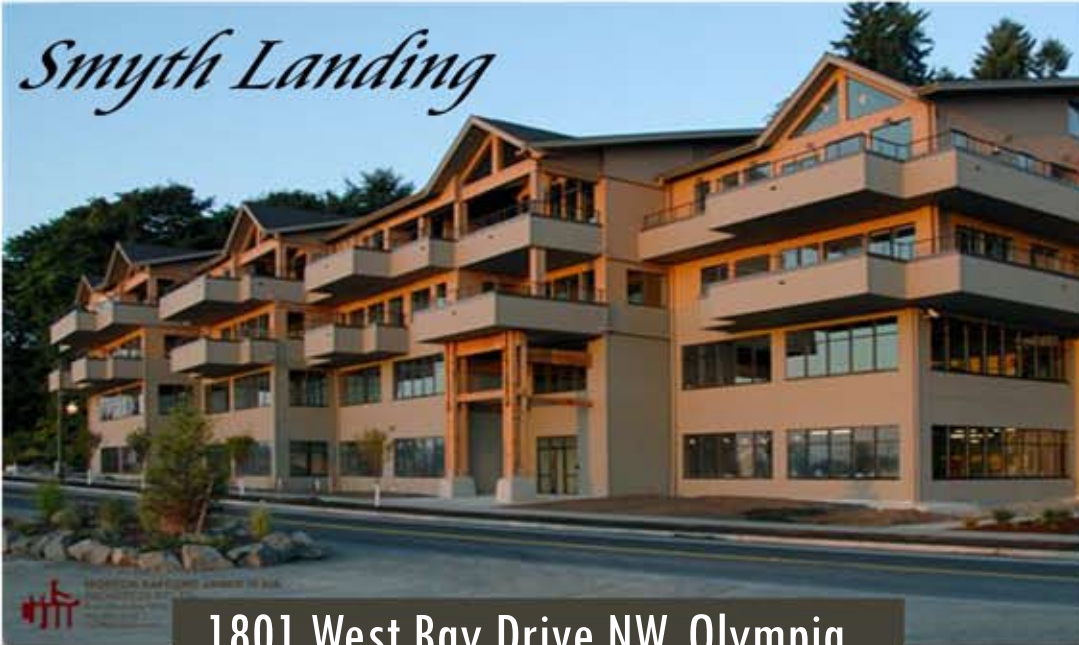




# FOR SALE or LEASE

Class "A" Waterfront Condominium Offices

[www.rants-group.com](http://www.rants-group.com)



*Smyth Landing*

1801 West Bay Drive NW, Olympia



First Floor Available:

- Unit 1B - 589 rsf
- Unit 2 - 2,011 rsf
- Unit 3 - 2,387 rsf
- Unit 4A - 2,015 rsf
- Unit 4B - 961 rsf



- For Sale at \$210.00 psf
- For Lease at \$25.50 psf
- Fully Serviced, Excluding Janitorial
- \$30 psf Tenant Improvement Allowance

Variety of Floor Plan Options - You Choose! • Pre-Arranged Financing for Qualified Buyers!  
Beautiful Setting, Great Location, Good Parking • New Construction • Close to Downtown Olympia

**The Rants Group**  
724 Columbia St. NW, Suite 200  
Olympia, WA 98501

Phone (360) 943-8060  
Fax (360) 943-9368  
[www.rants-group.com](http://www.rants-group.com)

**Shelley Foltz**  
Commercial Agent  
[shelley@rants-group.com](mailto:shelley@rants-group.com)



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# FOR LEASE/FOR SALE INFORMATION

## SMYTH LANDING - 1801 WEST BAY DRIVE NW

### Smyth Landing

For Lease



**Smyth Landing**  
1801 West Bay Drive NW  
Olympia WA 98502  
Thurston County

#### Building Information

Total Building SF: 23,557  
Total Office SF: 10,943  
Largest Contiguous SF: 10,943  
Year Built: 2006  
Sprinklers: Yes  
Construction Type: Concrete, Glass, Stucco  
Security System: Yes  
Building Class: A  
# of Buildings: 1  
# of Floors: 4  
# of Units: 4  
# of Elevators: 1  
A/C: Yes

#### Location

Market Area: Olympia  
Building Status: Existing  
[Property Website Link](#)

#### Property Information

Tax ID #s: 74810000100  
Total Land SF: 217,800  
Acres: 5.00  
Zoning: Urban Waterfront  
Investment: No  
Owner User: Yes

#### Informational Links

[Flyer](#) [Map](#) [Demographics](#) [Building Detail](#) [Print](#) [Building History](#)

#### Space Information (Listing # 457904)

<b>Asset Class:</b> Office	<b>Days on Mkt:</b> 278	<b>Agent:</b> <a href="#">Shelley Foltz</a>
<b>Lease Type:</b> Full Service	<b>Rent Min:</b> \$ 25.50 /sf	<b>Email:</b> <a href="mailto:shelley@rants-group.com">shelley@rants-group.com</a>
<b>Status:</b> Available	<b>Rent Max:</b> \$ 25.50 /sf	<b>Office Phone:</b> (360) 943-8060
<b>Availability:</b> Vacant	<b>Avall SF:</b> 7,374	<b>Phone:</b> (360) 943-8060
<b>Date Avail:</b> 12/28/2009	<b>Divide To SF:</b> 961	<b>Company:</b> Rants Group, The
<b>Floor:</b> 1st		<b>Last Modified:</b> 4/21/2010
<b>Entire Floor:</b> No		<b>LOC:</b> 3%
<b>Sub Lease:</b> No		<b>LOC Excl:</b> No
<b>Move In:</b> Immediately		

#### Listing Broker Comments:

Premiere office space with views of Budd Inlet and close to downtown & the westside. Free surface parking, high speed connectivity. 4 spaces (961sf, 2,011sf, 2015sf, 2,287sf) office condo units for lease (can be combined) at \$25.50 fully serviced, excluding janitorial. Includes \$30.00/psf T.I. allowance with variety of floor plan options.

#### Public (Internet) Comments:

##### Smyth Landing - Premiere Offices

Premiere office space with views of Budd Inlet and close to downtown & the westside. Free surface parking, high speed connectivity. 4 spaces (961sf, 2,011sf, 2015sf, 2,287sf) office condo units for lease (can be combined) at \$25.50 fully serviced, excluding janitorial. Includes \$30.00/psf T.I. allowance with variety of floor plan options.

#### Search Tags:

#### For Sale Information

Listing #	Status	Price	Asset Class	Office	Broker	Phone
445200	Available	\$1,548,540	Office	Rants Group, The	Shelley Foltz	360-943-8060

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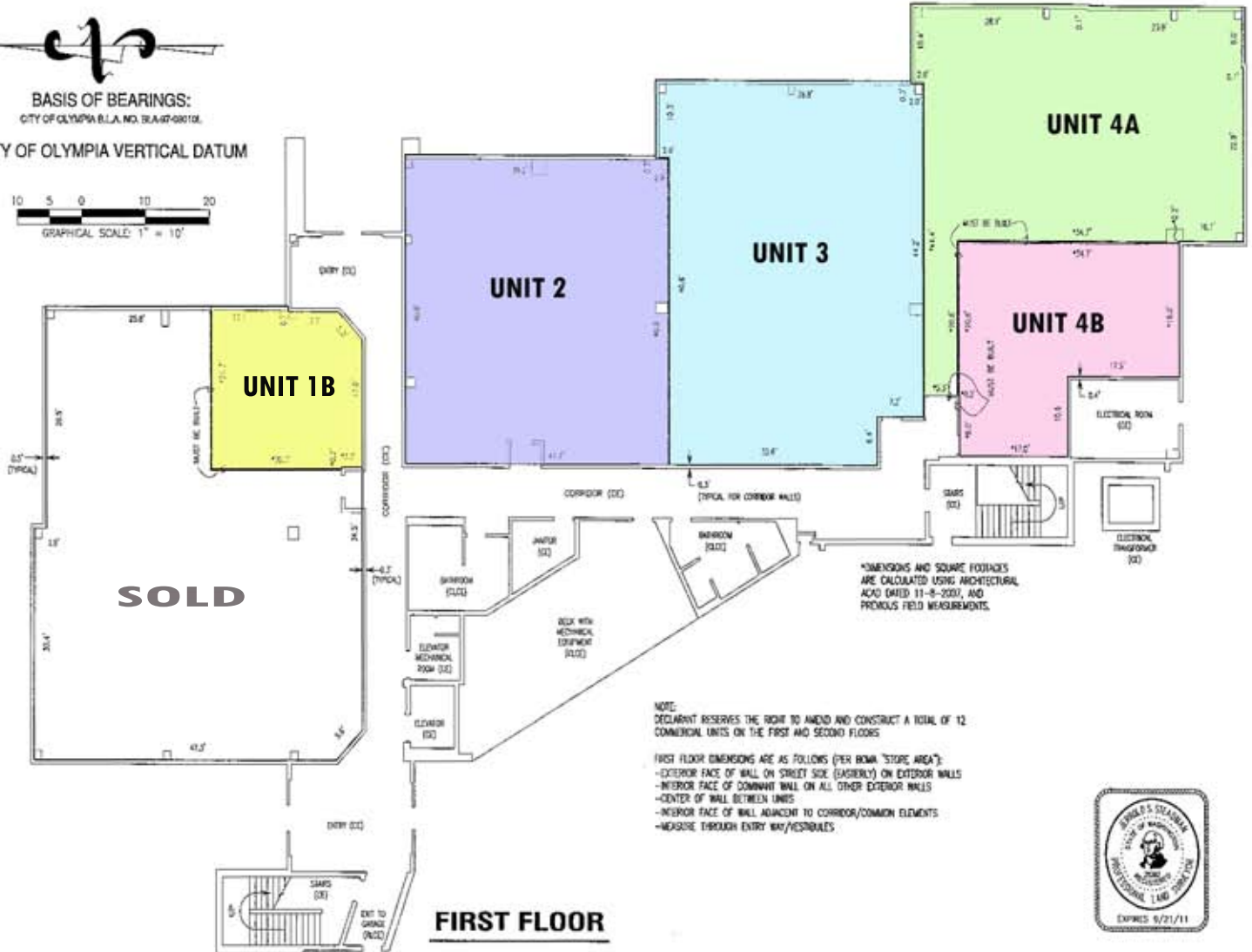
**CONTACT:**  
**Shelley Foltz**  
[shelley@rants-group.com](mailto:shelley@rants-group.com)

# FLOOR PLAN

## SMYTH LANDING - 1801 WEST BAY DRIVE NW

  
**BASIS OF BEARINGS:**  
 CITY OF OLYMPIA B.L.A. NO. 20A-07-0010L  
 CITY OF OLYMPIA VERTICAL DATUM

  
 GRAPHICAL SCALE: 1" = 10'



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 Shelley Foltz  
[shelley@rants-group.com](mailto:shelley@rants-group.com)

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