

209 Lilly Road NE, Olympia

Leasing and Investment Opportunity



32,000 Square Foot Class A Medical Office Building

- ◆ *\$27.00 psf ~ Unserviced*
- ◆ *Walking distance to Providence
St. Peter's Hospital*
- ◆ *Suites from 1,500 to 32,000 S.F.*
- ◆ *Ideal location for primary or specialty care*



CONTACT:
PAT RANTS
 at *The* **RANTS GROUP**

(360) 943-8060
 FAX: (360) 943-9368

PAT@RANTS-GROUP.COM
 WWW.RANTS-GROUP.COM



SITE INFORMATION

Location: 209 Lilly Rd NE
Olympia, WA 98506
New construction West of 205 Lilly Road
New access through 205 Lilly Road

Ownership: 205 Lilly Road Medical Complex (to the east)

Neighboring Properties: Johannes Medical Park Complex (to the South on Lilly)

BUILDING INFORMATION

Structure: Two Story

Access: Drop off curb at the building entry

Heating and Cooling: Advanced Variable Air Volume system

LEASING INFORMATION

Tenants: Medical

Suites: 1,500 to 32,000 square feet

Occupancy: Spring 2009

Services: By Landlord – HVAC and Building Shell Maintenance; Exterior; Landscaping; Real Estate Taxes; Insurance

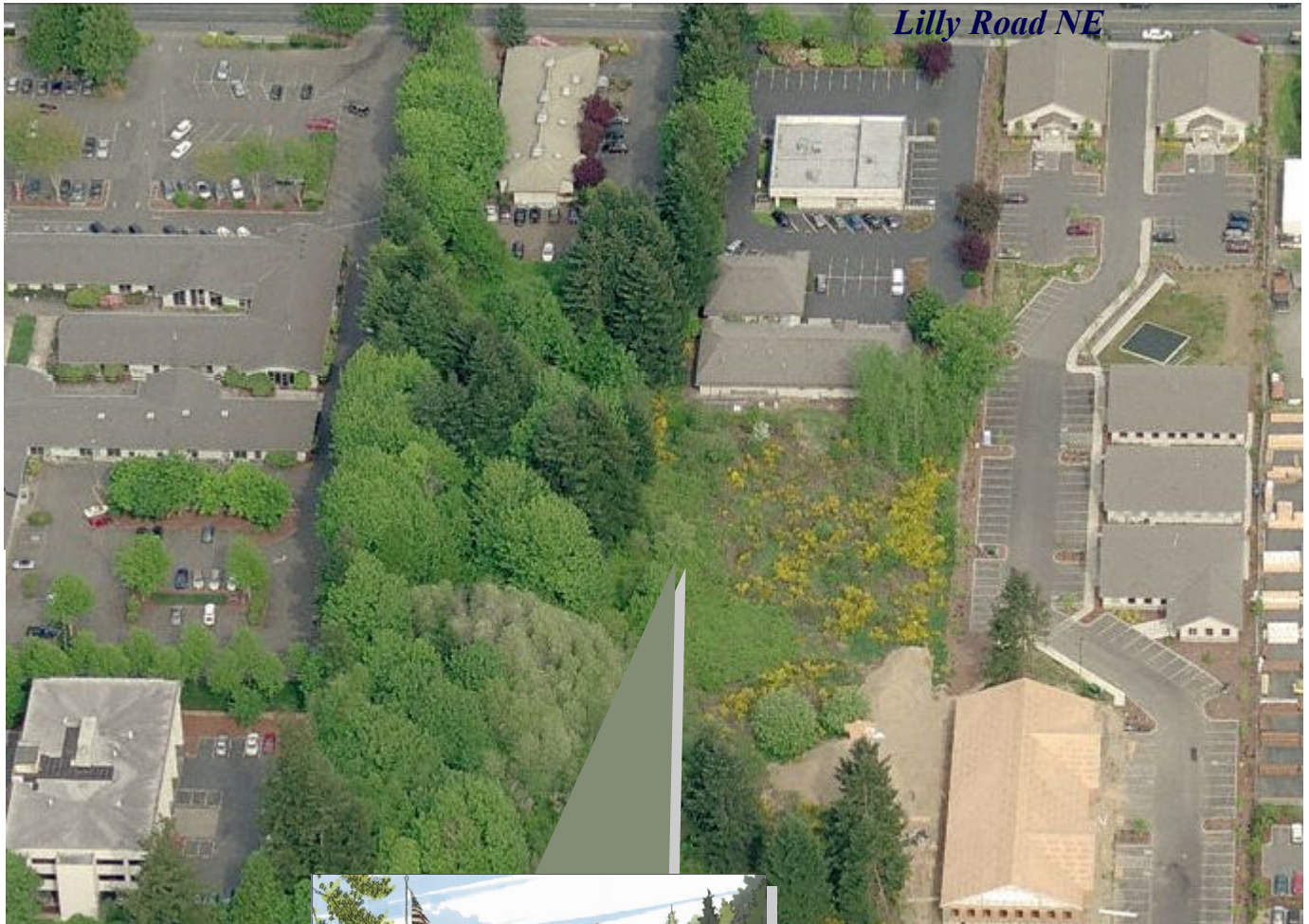
By Tenant – Utilities; Janitorial in Suite; Maintenance in Suite

INVESTMENT

Ownership: Olympia Medical Partners LLC
Open to any tenant

Member Share Investment: \$100,000

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Aerial East