



FOR LEASE

2401 Bristol Court SW,, Bldg. D, #101 Olympia

www.rants-group.com



Wonderful one person professional offices with amenities.

2 Individual Offices Available:

* Suite 3 - 152 sf - \$695/mo. (including utilities)

* Suite 5 - 123 sf - \$595/mo. including utilities)

Upscale finishes in professional suite

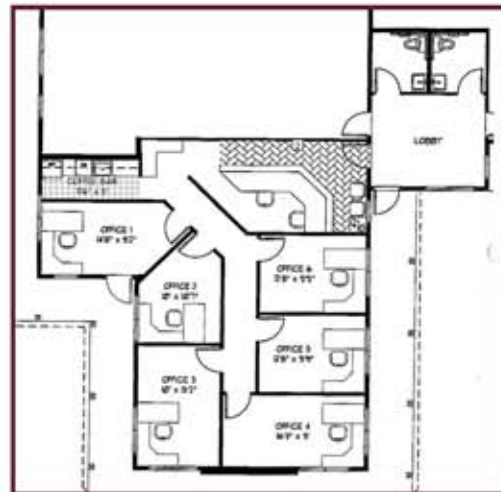
Shared waiting and kitchen area

Copy machine, phone system & fax available

Internet access included

Ample parking

Easy freeway access



The Rants Group

724 Columbia St. NW, Suite 200

Olympia, WA 98501

Phone (360) 943-8060

Fax (360) 943-9368

www.rants-group.com

Contact:

Carolyn Graden

carolyn@rants-group.com



This information, while obtained from sources we deem reliable, is not guaranteed. It is provided without any representation, warranty or guarantee, expressed or implied as to its accuracy. Prospective buyer or tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



LEASE INFORMATION

2401 Bristol Court SW, Bldg. D, #101, Olympia

Bristol Court - Building D - Suite 101

For Lease



Bristol Court - Building D - Suite 101
2401 Bristol Ct SW
Olympia WA 98502
Thurston County

Location

Market Area: Olympia
Second Addr: Building D

Building Information

Building Status: Existing
Total Building SF: 1,483
Net Rentable Area: 1,483
Total Office SF: 1,483
Year Built: 1985
Year Renovated: 2007
Sprinklers: No
Building Class: B
of Buildings: 1
of Floors: 1
of Units: 1
A/C: Yes

Property Information

Tax ID #: 37040400101
Zoning: PUD
Investment: No
Owner User: No
Owner: Bristol D, LLC
Developer: The Kornell Group, LLC

Parking Information

Total: 70

Sustainability/Green Building

LEED Cert: No
Energy Star Cert: No

Building/Property Comments

Location Description

office condo

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Some information contained herein may have been obtained from public records or other sources deemed reliable but is not guaranteed.

Space Information for Suite 3 (Listing # 467250)

Asset Class:	Office	Days on Mkt:	5	Agent:	Carolyn Graden
Lease Type:	Full Service	Rent Min:	\$ 54.87 /sf	Email:	carolyn@rants-group.com
Status:	New	Rent Max:	\$ 54.87 /sf	Office Phone:	(360) 943-8060
Date Avail:	2/18/2010	Tot Monthly Rent:	\$ 695	Phone:	(360) 943-8060
Suite:	3	Avail SF:	152	Company:	Rants Group, The
Entire Floor:	No	Divide To SF:	152	LOC:	3.0
Sub Lease:	No			Exclusions:	No
Move In:	Immediately			Last Modified:	2/18/2010

Listing Broker Comments: Professional office with shared waiting area and kitchenette. Internet service provided. Copy machine, fax and phone system use available. Great parking and easy freeway access. Completely remodeled with 1st class built-out.

Space Information for Suite 5 (Listing # 467260)

Asset Class:	Office	Days on Mkt:	5	Agent:	Carolyn Graden
Lease Type:	Full Service	Rent Min:	\$ 58.00 /sf	Email:	carolyn@rants-group.com
Status:	New	Rent Max:	\$ 58.00 /sf	Office Phone:	(360) 943-8060
Date Avail:	2/18/2010	Tot Monthly Rent:	\$ 595	Phone:	(360) 943-8060
Suite:	5	Avail SF:	123	Company:	Rants Group, The
Entire Floor:	No	Divide To SF:	123	LOC:	3.0
Sub Lease:	No			Exclusions:	No
Move In:	Immediately			Last Modified:	2/18/2010

Listing Broker Comments: Professional office with shared waiting area and kitchenette. Internet service provided. Copy machine, fax and phone system use available. Great parking and easy freeway access. Completely remodeled with 1st class built-out.

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