



FOR SALE. FOR LEASE.
FOR YOU.

FOR LEASE

Medical Office Space in West Olympia

www.rants-group.com



405 Black Hills Lane SW, Suite D2



- 1,120 SF Office Space
- \$20.25 psf Modified Gross ~ \$1,890/ month
- Layout includes:
 - waiting room/reception area, break room
 - 2 exam rooms, 1 office, lab area, and 2 restrooms
- Ample parking
- Quiet wooded setting adjacent to Capital Medical Center
- Great location near medical facilities
- Available 2/1/2012



Lisa Barker, Commercial Broker
lisabarker@rants-group.com



Pat Rants, Commercial Broker
pat@rants-group.com



PHONE: 360.943.8060 • FAX: 360.943.9368 • 724 Columbia Street NW, #200, Olympia, WA 98501

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Black Hills Medical Park - 405

For Lease



(c)CBA

Black Hills Medical Park - 405

405 Black Hills Lane SW
Olympia WA 98502
Thurston County
Cross Street: Yauger Way

Building Information

Total Building SF:	3,200
Net Rentable Area:	3,200
Total Office SF:	3,200
Largest Contiguous SF:	1,120
Year Built:	1991
Sprinklers:	No
Construction Type:	Wood
Building Class:	B
# of Buildings:	1
# of Floors:	1
# of Units:	8
A/C:	Yes
Industrial Type:	

Location

Market Area:	Olympia
Building Status:	Existing

Property Information

Tax ID #s:	38440001400
Total Land SF:	3,820
Acres:	0.09
Zoning:	MS - Medical Service
Investment:	No
Owner User:	No

Space Information for Suite D2 (Listing # 501126)

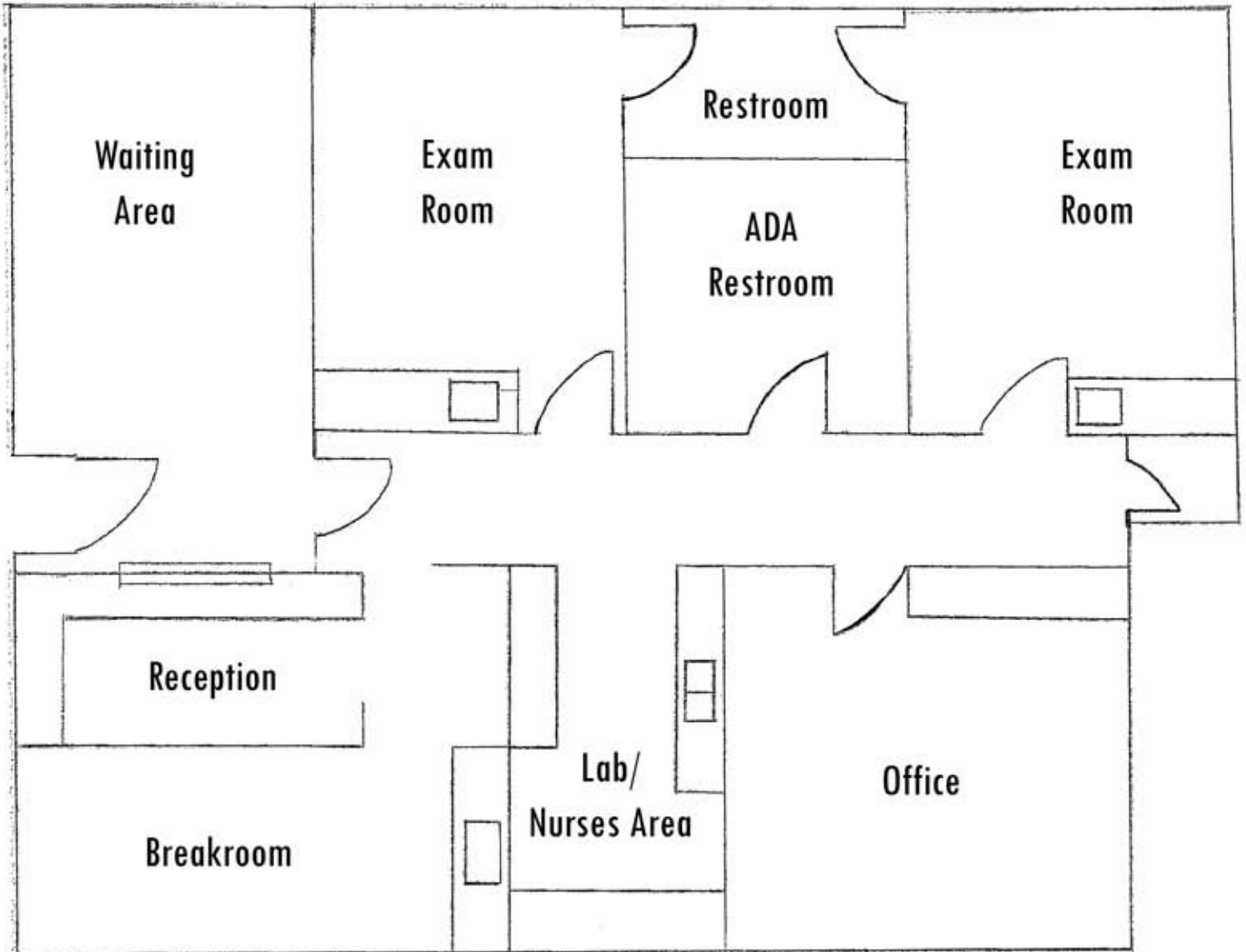
Asset Class: Office	Days on Mkt: 119	Agent: Lisa Barker
Lease Type: Modified Gross	Rent Min: \$ 20.25	Email: lisabarker@rants-group.com
Status: Available	Rent Max: \$ 20.25	Phone: (360) 943-8060
Availability: Occupied	Tot Monthly Rent: \$ 1,890	2nd Agent: Patrick Rants, CCIM, CPM
Date Avail:	Avail SF: 1,120	Email: pat@rants-group.com
Floor: 1	Divide To SF: 1,120	Phone: (360) 943-8060
Suite: D2		Company: Rants Group, The
Entire Floor: No		Office Phone: (360) 943-8060
Sub Lease: No		LOC: 2.5%
		Exclusions: No
		Last Modified: 4/18/2012

Listing Broker Comments:

Nice medical/office space adjacent to Capital Medical Center campus. Quiet wooded setting. Tenant must be approved by Capital Medical Center. Layout includes waiting/room, reception area, break room, 2 exam rooms, 1 office, lab area, and 2 restrooms.

Public Comments: **405 Black Hills Lane**
Nice medical/office space adjacent to Capital Medical Center campus. Quiet wooded setting. Tenant must be approved by Capital Medical Center. Layout includes waiting/room, reception area, break room, 2 exam rooms, 1 office, lab area, and 2 restrooms.





405-D2

Not to Scale