



FOR SALE. FOR LEASE.
FOR YOU.

FOR LEASE

Professional Office Space in Olympia

www.rants-group.com



921 Lakeridge Way SW, Olympia



- \$12.00 - \$16.00 per square foot
- 11,290 square feet available, can be divided to 750 square feet
- Open area, private offices, common area restrooms, built-in cabinets & coffee bar
- Unserviced (Tenant pays prorata portion of utilities & janitorial)
- On-site Parking
- Easy access to Hwy 101 & I-5
- Professional setting



Carolyn Graden, Commercial Broker
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Morris Office Park

For Lease



(c)CBA

Parking Information

Parking Ratio: 1:400

Morris Office Park
 921 Lakeridge Way SW
 Olympia WA 98502
 Thurston County
 Cross Street: Evergreen Park Drive

Building Information

Total Building SF: 13,180
 Year Built: 1988
 Sprinklers: Yes
 Construction Type: Wood
 Building Class: B
 # of Buildings: 1
 # of Floors: 3
 # of Units: 1
 # of Elevators: 1
 A/C: Yes

Location

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

Property Information

Tax ID #s: 46830000901
 Total Land SF: 75,794
 Acres: 1.74
 Zoning: PUD
 Investment: No
 Owner User: No
 Owner: CFS Investments

Space Information (Listing # 495338)

Asset Class: Office	Days on Mkt: 0	Agent: Carolyn Graden, CCIM
Lease Type: Modified Gross	Rent Min: \$ 12.00 /sf	Email: carolyn@rants-group.com
Status: New	Rent Max: \$ 16.00 /sf	Office Phone: (360) 943-8060
Availability: Vacant	Avail SF: 11,290	Phone: (360) 943-8060
Date Avail:	Divide To SF: 750	Company: Rants Group, The
Entire Floor: No		LOC: 3.0
Sub Lease: No		Exclusions: No
Move In: Immediately		Last Modified: 8/18/2011

Listing Broker Comments:

This has everything you want for a office - Reasonable rate; professional setting; usable floor plan with private offices and open area; easy location for employees and visitors; ample parking. A variety of space available on first and second floors so let's talk about options. Great landlord with professional management. Rate depends on SF leased & possible TI's.

Public Comments:

Morris Business Park

This has everything you want for a office - Reasonable rate; professional setting; usable floor plan with private offices and open area; easy location for employees and visitors; ample parking. A variety of space available on first and second floors so let's talk about options. Great landlord with professional management.

