

# Lease

## FEATURES

### AUTO MALL:

- Clearwash Car Wash
- Mr. Lube
- Dent Clinic

### I-C ZONING

### EXCELLENT EXPOSURE TO 32<sup>ND</sup> AVE. NE

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1725 32<sup>ND</sup> AVENUE NE

### Property Information

#### UNIT 114

Office Space  
2,528 sq. ft.  
Well laid out open space  
3 small boardrooms

#### UNIT 122

Retail showroom/warehouse/Automotive Bay  
2,320 sq. ft.  
10' x 12' drive in door  
100 amp (TBV)

Lease Rate                   \$15.00 psf

Operating Costs           \$ 5.88 psf

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Commercial Real Estate Services



UNIT 114: 2,528 SQ. FT.  
OFFICE USE

UNIT 122: 2,320 SQ. FT.  
RETAIL WAREHOUSE /  
AUTOMOTIVE BAY



32<sup>nd</sup> AVENUE NE

