12645 STONE AVE N

RARE THREE-STREET FRONTAGE & ACCESS – AURORA AVE N, N 128TH ST & STONE AVE N



80,512 SF BUILDING • **3.99 ACRES** • **AVAILABLE JULY 1, 2027 FOR OCCUPANCY**

BRODERICK GROUP

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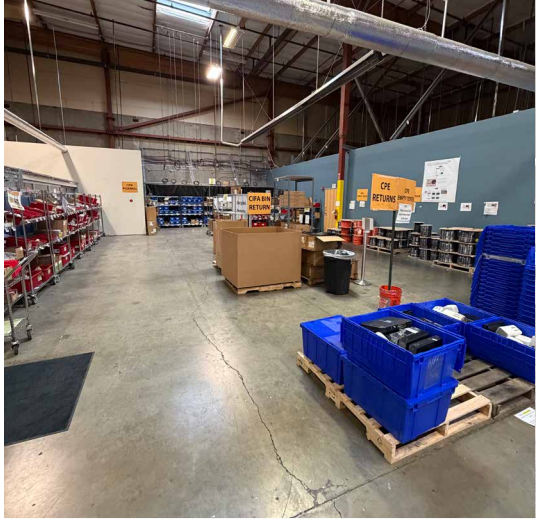
FOR SALE

12645
STONE AVE N

BUILDING HIGHLIGHTS

TOTAL SITE: 3.99 ACRES - 173,646 SF

- 80,512 SF Building
- 33,810 SF office/showroom
- 10,392 SF Temperature-controlled high-bay space
- 36,310 SF warehouse
- 35,835 SF yard (0.82 acres)
  Fenced, paved & secure yard
- Frontage & access on Aurora Ave N, N 128th St and Stone Ave N
- Excellent access off I-5 via North 130th Street or Northgate N Northgate Way
- Dock-high and grade-level loading
- 28'–30' clear height
- Available July 1, 2027 for occupancy





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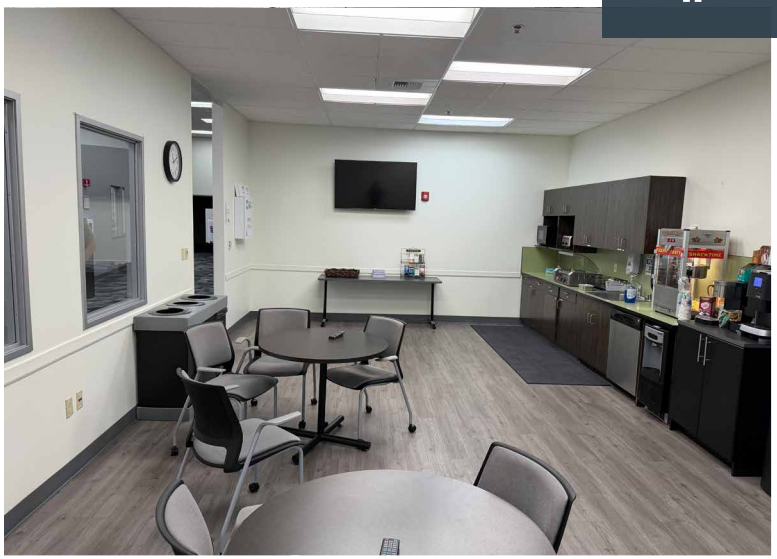
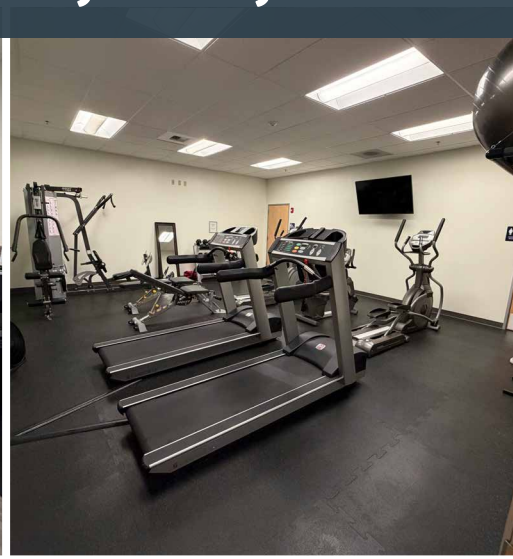
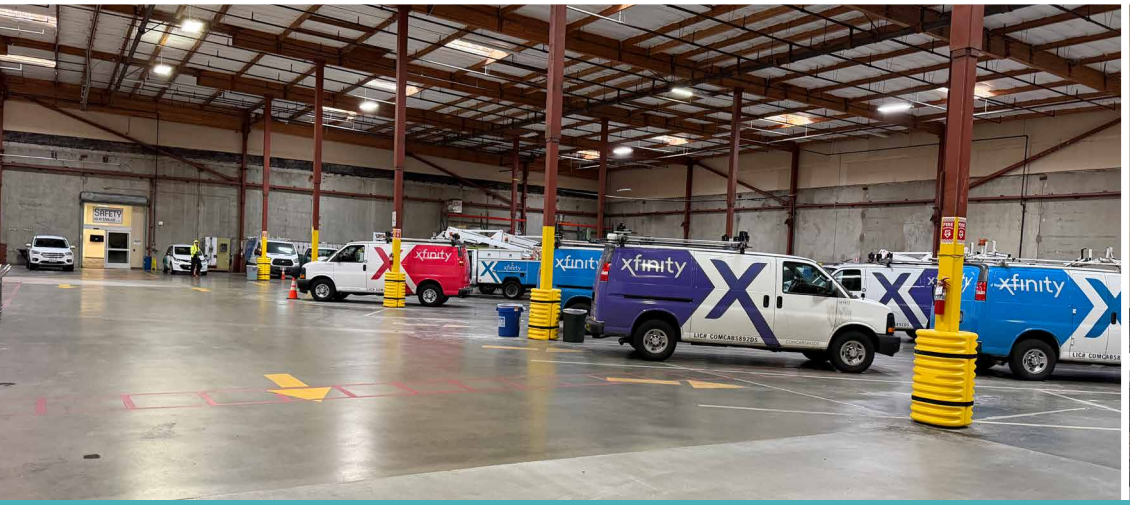
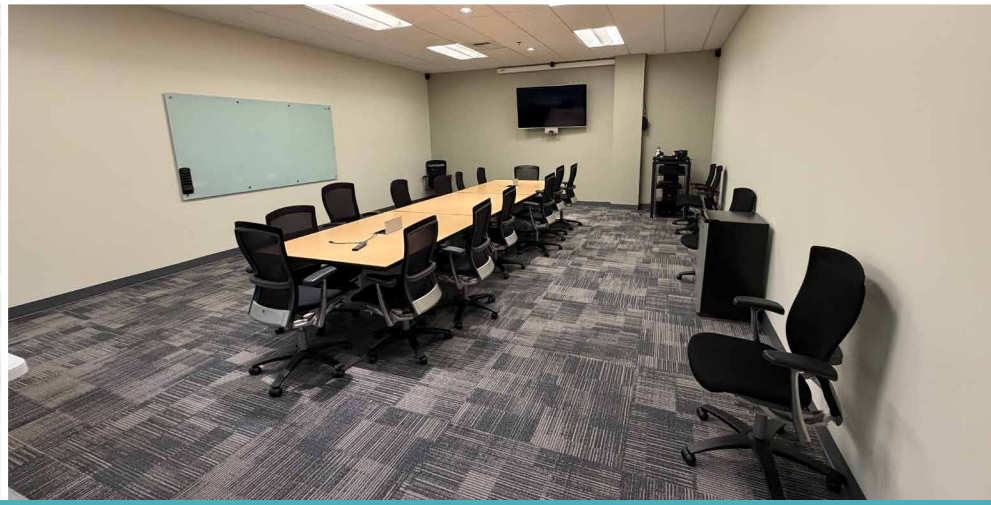
$22,150,000









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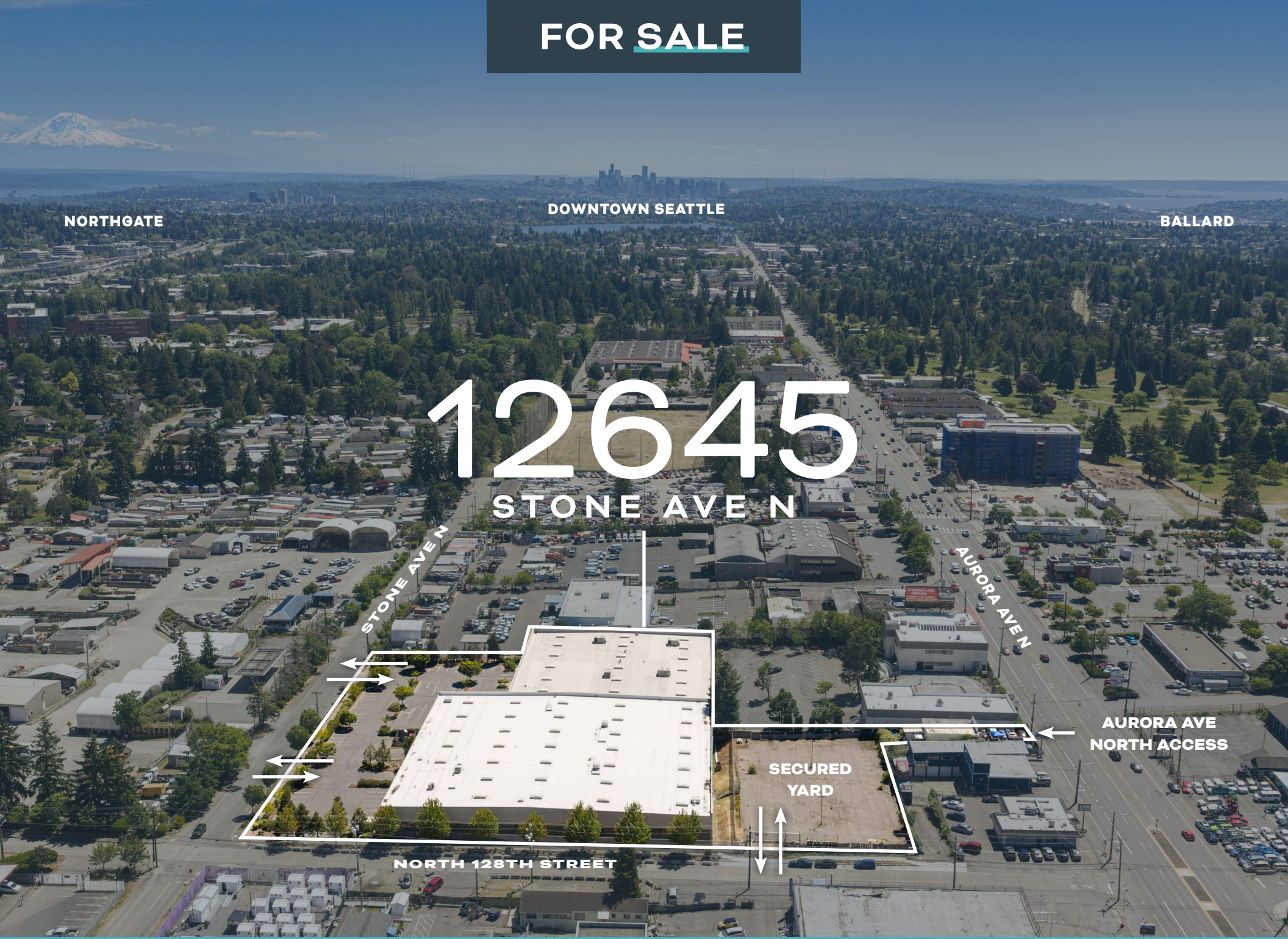

12645 STONE AVE N + 1113 N 128TH ST, SEATTLE, WA 98133

12645
STONE AVE N

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NEARBY BUSINESSES

LOWE'S

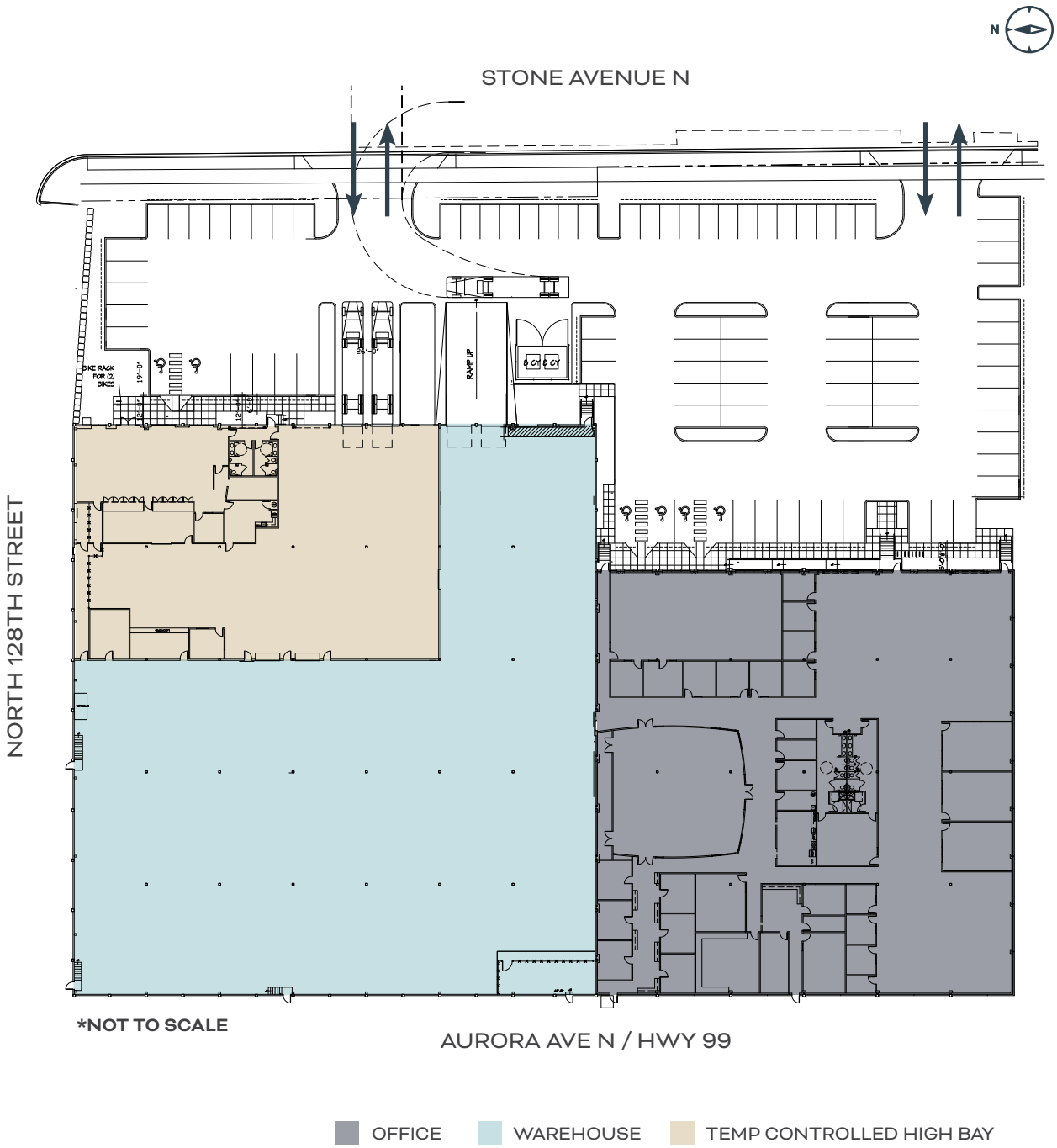
THE HOME DEPOT

UW Medicine

FRED HUTCHINSON CANCER RESEARCH CENTER
A LIFE OF SCIENCE

LA FITNESS

SPROUTS FARMERS MARKET



*NOT TO SCALE

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The information contained herein has been given to us by the owner or sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Prospective tenants should carefully verify all information contained herein.

FOR SALE

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12645
STONE AVE N

ACCESS

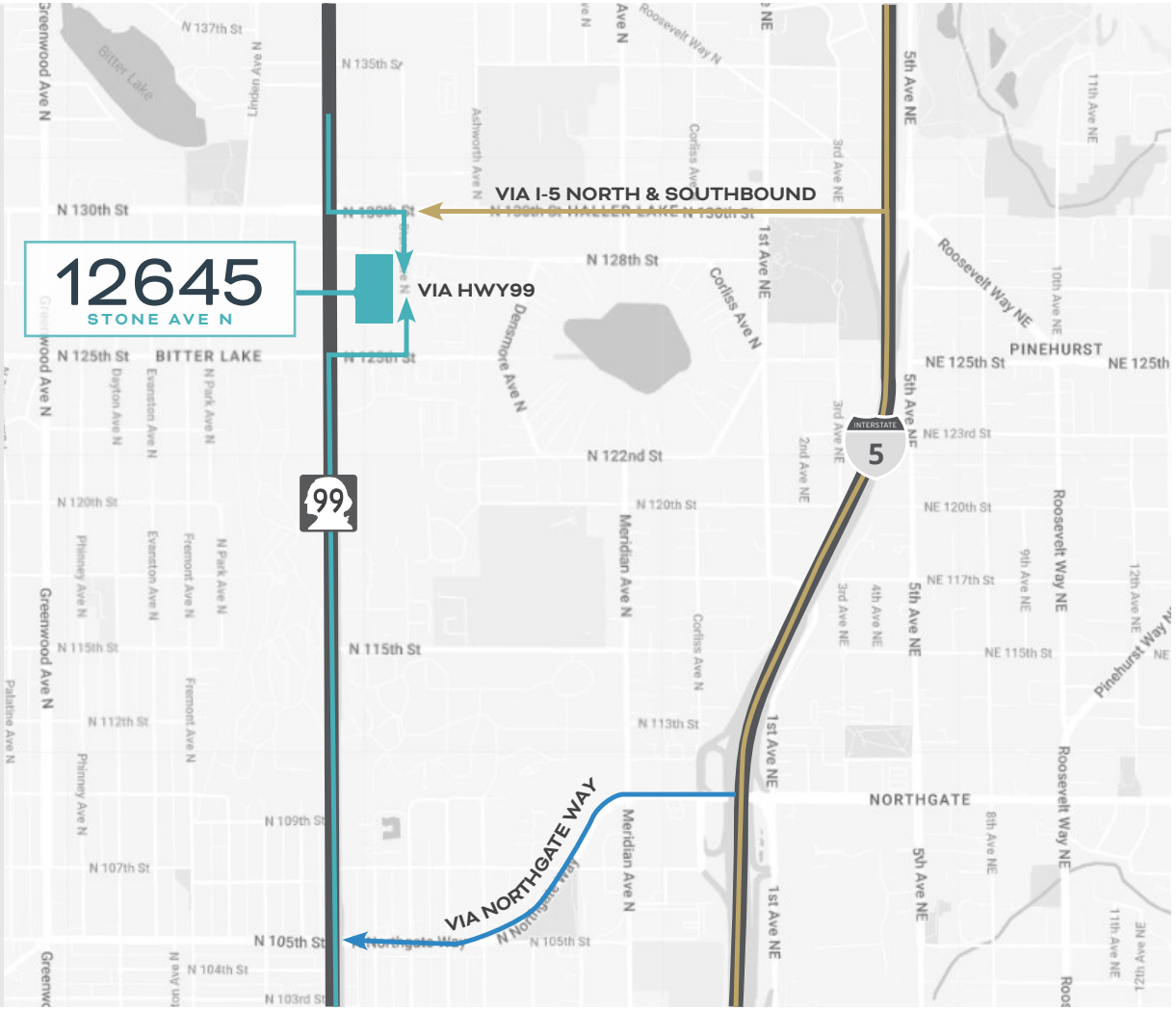
NEARBY AMENITIES

AURORA CORRIDOR
- Restaurants, coffee & everyday services
- Direct north/south connection via SR99

BITTER LAKE
- Bitter Lake Community Center & recreation
- Tennis courts, athletic fields & playground

NORTHGATE
- Shopping, dining & everyday services
- Northgate light rail station
- Convenient connection via Northgate Way

PINEHURST STATION
- 1 & 2 Line light rail service
- Convenient access from N/NE 130th Street
- Serving Bitter Lake, Haller Lake & North Seattle



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12645
STONE AVE N

DRIVE TIMES

DOWNTOWN SEATTLE
12 MINUTES | 9 MILES

UNIVERSITY OF WASHINGTON
12 MINUTES | 6 MILES

SEA-TAC AIRPORT
24 MINUTES | 23 MILES

BOEING FIELD
16 MINUTES | 15 MILES

DOWNTOWN BELLEVUE
16 MINUTES | 15 MILES

PAINE FIELD
18 MINUTES | 16 MILES

EVERETT
24 MINUTES | 21 MILES



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