

# FOR LEASE

## Alderwood Business Campus

19101 –19221 36th Ave W, Lynnwood 98036



### FEATURES

Six Building Complex totaling approx. 138,665 SF

Locally owned & operated

Responsive ownership

Generous TI's available

Flexible terms

Efficient floorplans

No City B&O taxes, competitive structure

Easy access to I-5, I-405, & SR-525

Minutes from Alderwood Mall and  
Lynnwood Convention Center

Ample / Free parking

### Rates

\$1.92 SF / Full Service

### CONTACT

**Jim Carroll**

206.790.6786

[jimc@royalcommercialcorp.com](mailto:jimc@royalcommercialcorp.com)

**Matthew Royal**

425.952.4000

[matthew@royalcommercialcorp.com](mailto:matthew@royalcommercialcorp.com)



Royal Commercial Corp.

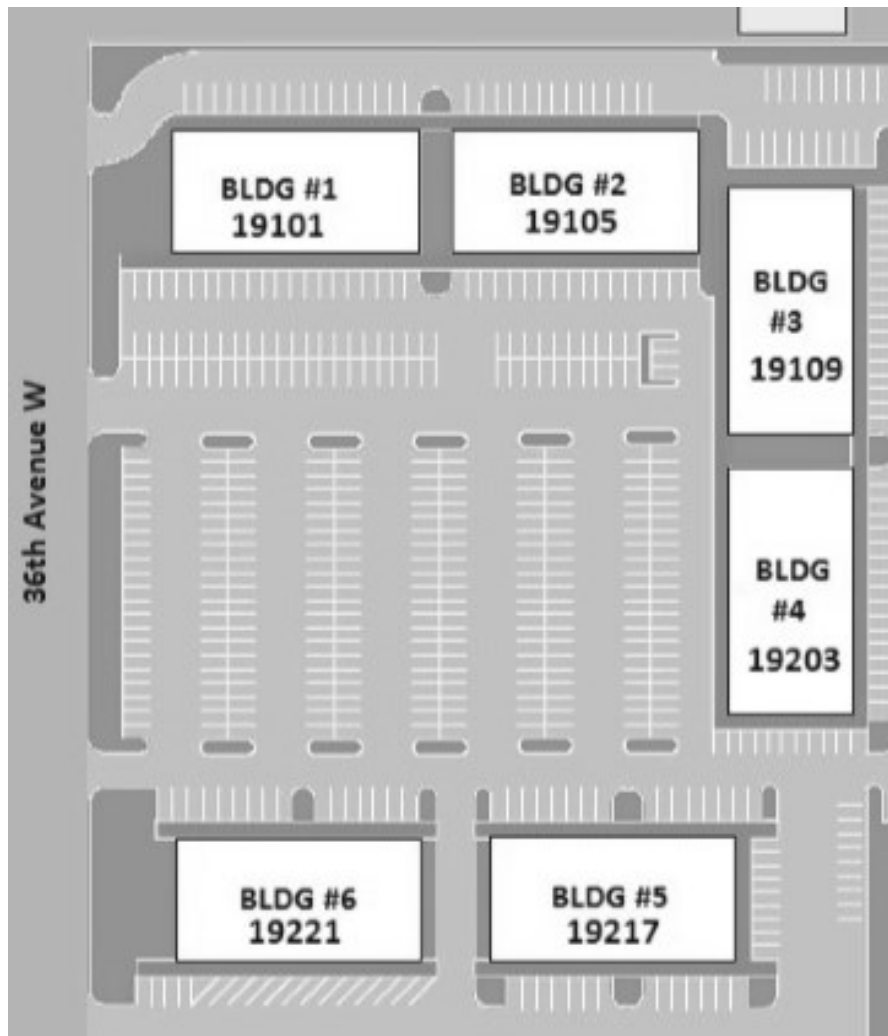
[royalcommercialcorp.com](http://royalcommercialcorp.com)

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

# FOR LEASE

## Alderwood Business Campus

19101 -19221 36th Ave W, Lynnwood 98036



### CONTACT

**Jim Carroll**

206.790.6786

[jimc@royalcommercialcorp.com](mailto:jimc@royalcommercialcorp.com)

**Matthew Royal**

425.952.4000

[matthew@royalcommercialcorp.com](mailto:matthew@royalcommercialcorp.com)



Royal Commercial Corp.

# FOR LEASE

## Alderwood Business Campus

19101 –19221 36th Ave W, Lynnwood 98036

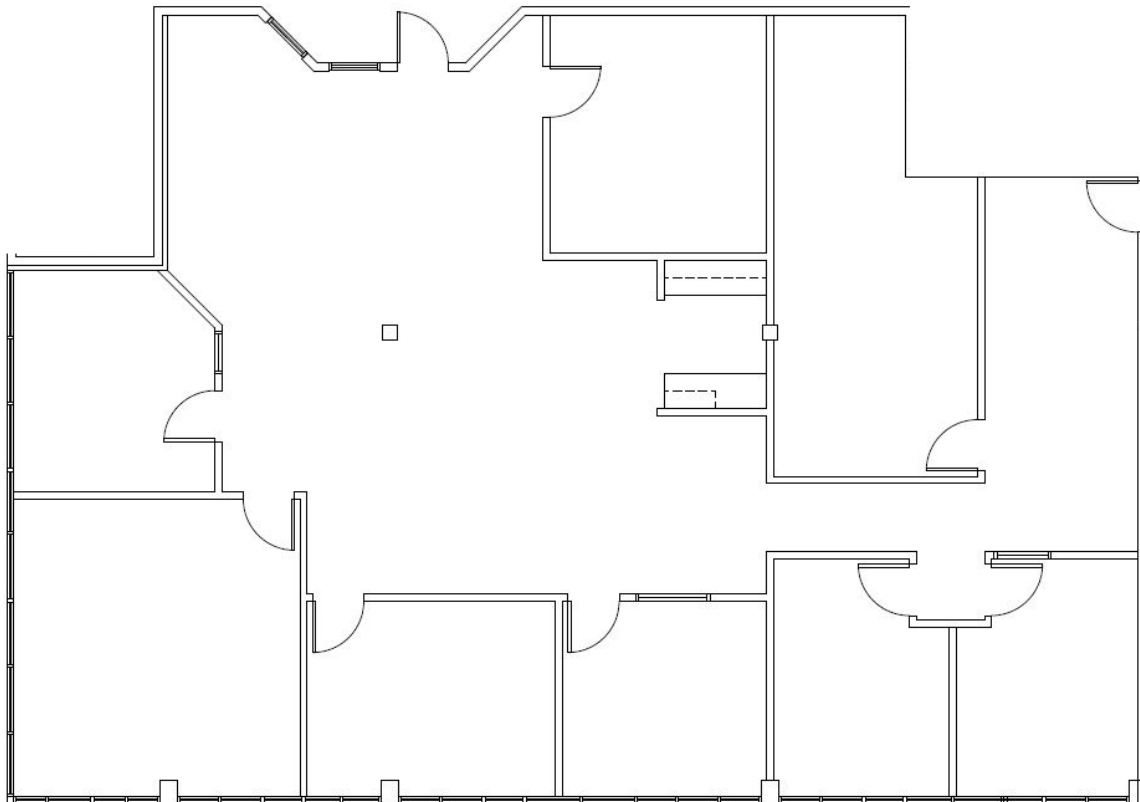
### AVAILABLE SPACE

Building 2

Suite	Available SF Office	Rates
201/203	3,189 SF (November 2020)	\$1.92 SF / Full Service

\*Can be Demised

\*Not drawn to scale



### CONTACT

**Jim Carroll**

206.790.6786

jimc@royalcommercialcorp.com

**Matthew Royal**

425.952.4000



Royal Commercial Corp.