

SODO LAND FOR LEASE *1.36 Acres*

Airport Way S Property

2535 AIRPORT WAY S SEATTLE WA 98134



**Rare Last Mile fully fenced
and paved yard in SODO.**

Easy access to I-5.

2 miles to Seattle CBD.

ADDRESS

2535 Airport Way S
Seattle, WA 98134

LEASE RATE

\$.50/sf/month + NNN (as-is)

LAND SF

59,220 SF – 1.36 AC

ZONING

IG2 U/85

[SEATTLE DCI -](#)

[SEATTLE'S INDUSTRIAL ZONES SUMMARY](#)

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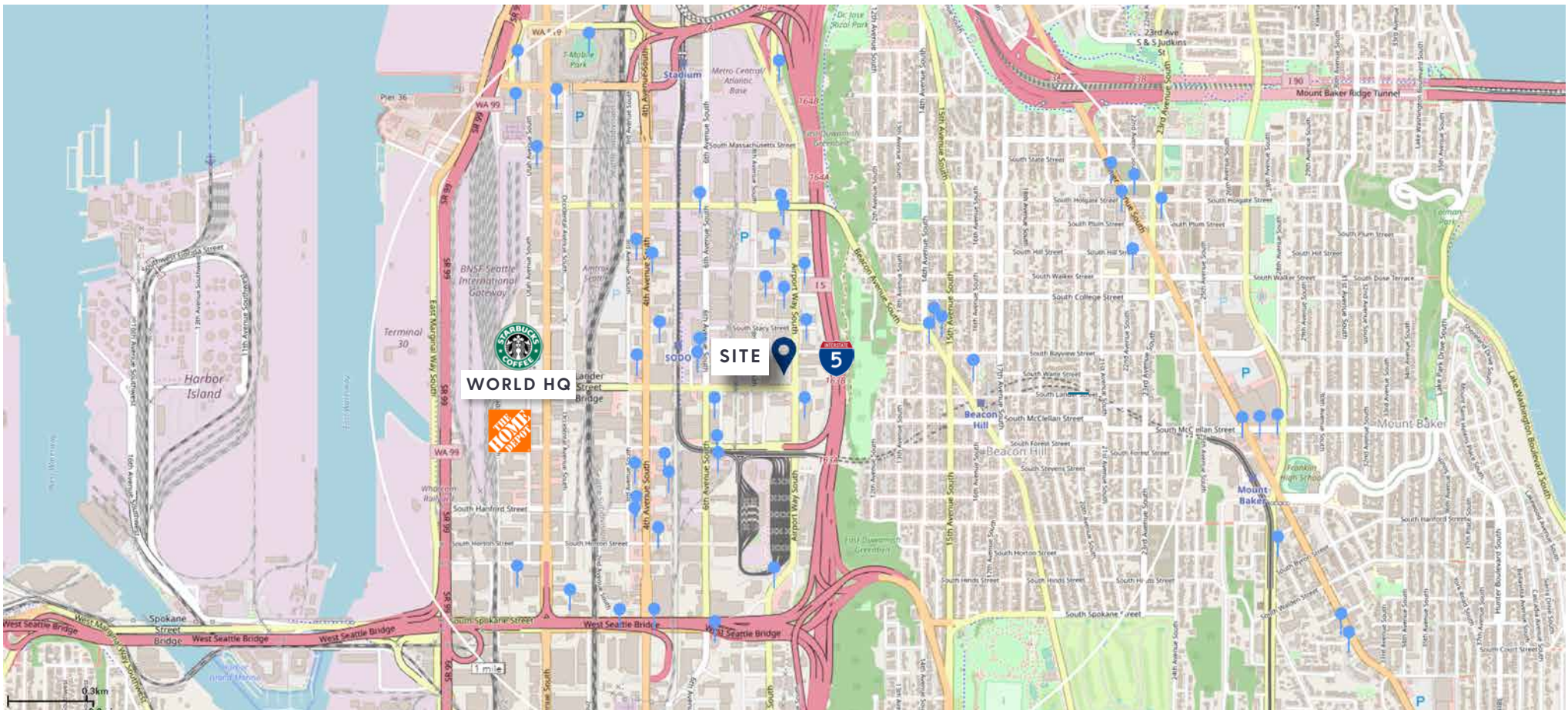


**Rare Last Mile fully fenced and paved yard in SODO,
Easy access to I-5 and 2 miles to Seattle CBD.
1.36 acres of space with utilities in place.**



2535 AIRPORT WAY S, SEATTLE, WA 98134 **SODO LAND FOR LEASE** | 2 |

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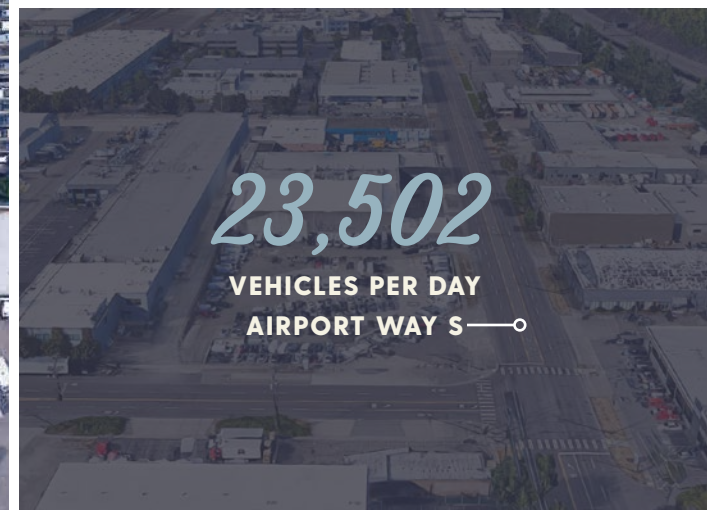
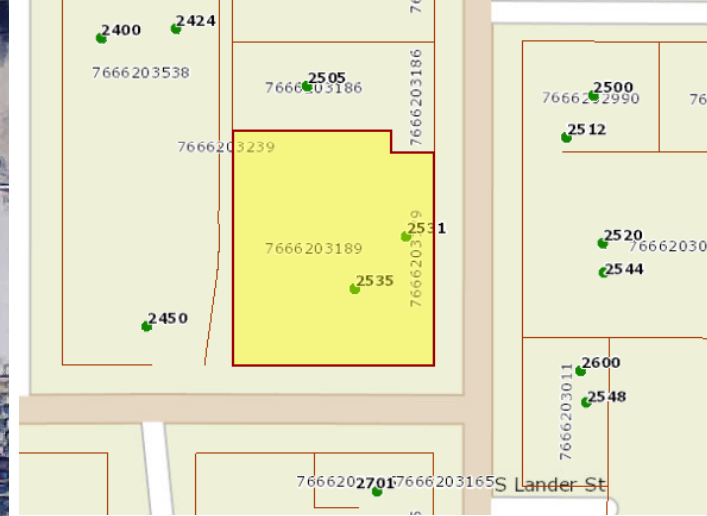
AUTO BUSINESSES WITHIN 1 MILE

ALL-STAR AUTO GLASS
 ARC MOTORS LTD
 ARCO
 ARROWS AUTOMOTIVE LLC
 BARR-KING'S TRANSMISSIONS
 BMW SEATTLE BMW SALES
 BMW SEATTLE PARTS CTR
 BMW SEATTLE SVC CTR
 BRAKE & CLUTCH SUPPLY INC
 CARGO COLLISION REPAIR LLC
 CARPAPAPA AUTO GROUP
 CASCADE STAR INC

CHEVRON
 COSTCO GAS
 COSTCO TIRE CENTER
 EMERALD CITY MOTORSPORTS LLC
 GOOD NEIGHBOR TIRE SODO LLC
 HONDA OF SEATTLE
 INTERNATIONAL PARKING MGMT
 KING'S TRANSMISSION SEATTLE
 KITIMAT LLC SEATTLE GULL CO
 LANDER ST SHELL
 LUCID MOTOR SVC CTR
 MEINEKE

MERCEDES-BENZ OF SEATTLE
 METRO AUTO REBUILD LLC
 MOTORSPORTS LIMITED
 NAPA AUTO PARTS
 PACIFIC AUTO BODY
 PARADISE GARAGE
 PARAMOUNT MOTORS NW
 PEACE VANS
 PEP BOYS
 PET BOYS
 PITTMAN AUTOMOTIVE SVC
 POALCOMAN AUTO SALES INC

PREMIER PARKING
 PRESTIGE NW AUTO SALON
 REPAIR REVOLUTION
 SEATTLE AUTOMOTIVE INC
 TESLA MOTORS
 TOYOTA OF SEATTLE



2023 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	14,072	209,637	433,585
Daytime Population	27,516	391,497	639,050
Households	5,900	109,490	213,169
Avg. Household Income	\$131,291	\$149,241	\$163,515

- ◉ LOCATED SOUTH OF DOWNTOWN (SODO)
- ◉ RARE CORNER LOT WITH UTILITIES IN PLACE
- ◉ ONE BLOCK NORTH OF I-5 FREEWAY OFFRAMP
- ◉ TWO BLOCKS NORTH OF I-5 FREEWAY ONRAMP
- ◉ SIX BLOCKS FROM STARBUCKS HEADQUARTERS