

Office/Medical/Downtown Poulsbo  
19400 8th Ave NE  
Poulsbo, WA 98370

**HUGE  
PRICE  
REDUCTION**



**AREA SUMMARY**

**GROSS FLOOR AREA**  
MAIN FLOOR 4,540 S.F.  
UPPER FLOOR 2,940 S.F.  
TOTAL 7,500 S.F.

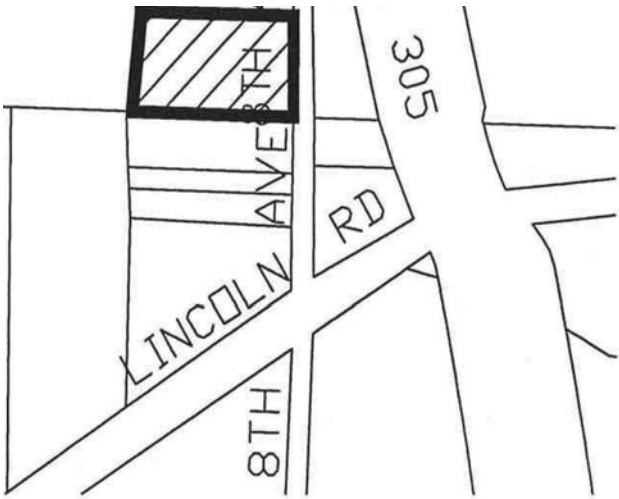
**LEASABLE FLOOR AREA**

MAIN FLOOR 3,444 S.F.  
UPPER FLOOR 2,446 S.F.  
TOTAL 5,860 S.F.

**PARKING SUMMARY**

25 STALLS REQUIRED  
23 STALLS PROVIDED + 10 BIKE STALLS

**FRONT ELEVATION**  
SCALE: 1/8" = 1'-0"



## Downtown Poulsbo Development Opportunity

- REO Property consisting of .48 acres
- Substantially flat site, Utilities in street
- Centrally located, great walk score
- Perfect for medical, professional office, and many other possible uses
- Architectural plans for proposed office building not included in sale
- Buyer to do own due diligence, property being offered "as is"

**\$39,600**



For More info See  
[www.coakleydevelopment.com](http://www.coakleydevelopment.com)  
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