

\$1,650,000 - 17820 Smokey Point Boulevard, Arlington

MLS® #2366135

\$1,650,000

0 Bedroom, 0.00 Bathroom, 6,084 sqft

Income on 0.52 Acres

Smokey Point, Arlington, WA

6-unit multi-family investment opportunity in Arlington. This 6-unit property offers 6,084 SF on 22,651 SF of land, with a strong in-place income. All units are 2bd1ba, 1,014 SF each. Current Proforma Revenue: \$130,620 (effective 6/1/25) NOI: \$90,620, Cap Rate: 5.49% Expenses: ~\$40,000/year Units 4, 5 and 6 all recently renovated. New Fence constructed in 2023 in the backyard. Located in a growing Arlington area with strong rental demand. The new 2.8 million SF Amazon Fulfillment Center is just a couple minutes away. Additionally, Smokey Point Community Park, located across Smokey Point Blvd, is under construction. See the attached offering flyer.



Built in 1969

Essential Information

MLS® #	2366135
List Price	\$1,650,000
Sale Price	\$1,200,000
Price Per SqFt	\$197
Bathrooms	0.00
Square Footage	6,084
Acres	0.52
Year Built	1969
Type	Income
Sub-Type	Multi Family
Status	Sold

Community Information

Address	17820 Smokey Point Boulevard
Area	770 - Northwest Snohomish
Subdivision	Smokey Point
City	Arlington
County	Snohomish
State	WA
Zip Code	98223

Amenities

Parking Spaces	16
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Interior

# of Stories	1
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Exterior

Exterior Features	Wood Products
Lot Description	Corner Lot, Curbs, Paved, Sidewalk
Foundation	Slab

School Information

District	Lakewood
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Additional Information

Days on Market	69
Cumulative Days on Market	69
Days on Website	96