



Prime downtown location offering proximity, lifestyle, and future potential



MOSS BAY Exceptional Build Opportunity with Stunning Views

\$1,649,950



VIEWS | LOCATION | OPPORTUNITY

KIRKLAND
321 6th Ave S

Located in the sought-after Moss Bay neighborhood. Just minutes from downtown Kirkland's shops, dining, parks, and waterfront. Enjoy easy access to Google, the Cross Kirkland Corridor, and award winning Lake Washington schools.



MAX ROMBAKH

STATS

BEDROOMS	4 BEDROOMS
BATHROOMS	2 - 3/4
TOTAL SQ FT	2,000
LOT SIZE	5,000 SQ FT
YEAR BUILT	1918
MLS	2497953

PROPERTY FEATURES

- 2,000 sf rambler with exceptional development potential
- Stunning views of Lake Washington Olympic Mountains
- Fully fenced backyard with storage shed, patio, and mature landscaping
- Blocks to downtown Kirkland, waterfront & Google
- Close to parks, trails, shopping & top-rated Lake Washington schools

INTERIOR FEATURES

- Light filled living spaces
- Living room with cozy brick fireplace with built ins
- Kitchen with ample storage
- Dedicated dining area
- Utility room
- Spacious family room with French doors
- Flexible lower level basement space
- Functional layout with four bedrooms and two 3/4 bathrooms



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**MANAGING BROKER
WINDERMERE REAL ESTATE**

206.227.0737
MAXR@WINDERMERE.COM
MAXROMBAKH.COM

