

Sockeye Inn



Offered at \$4,850,000

61 Rooms Built in 2007

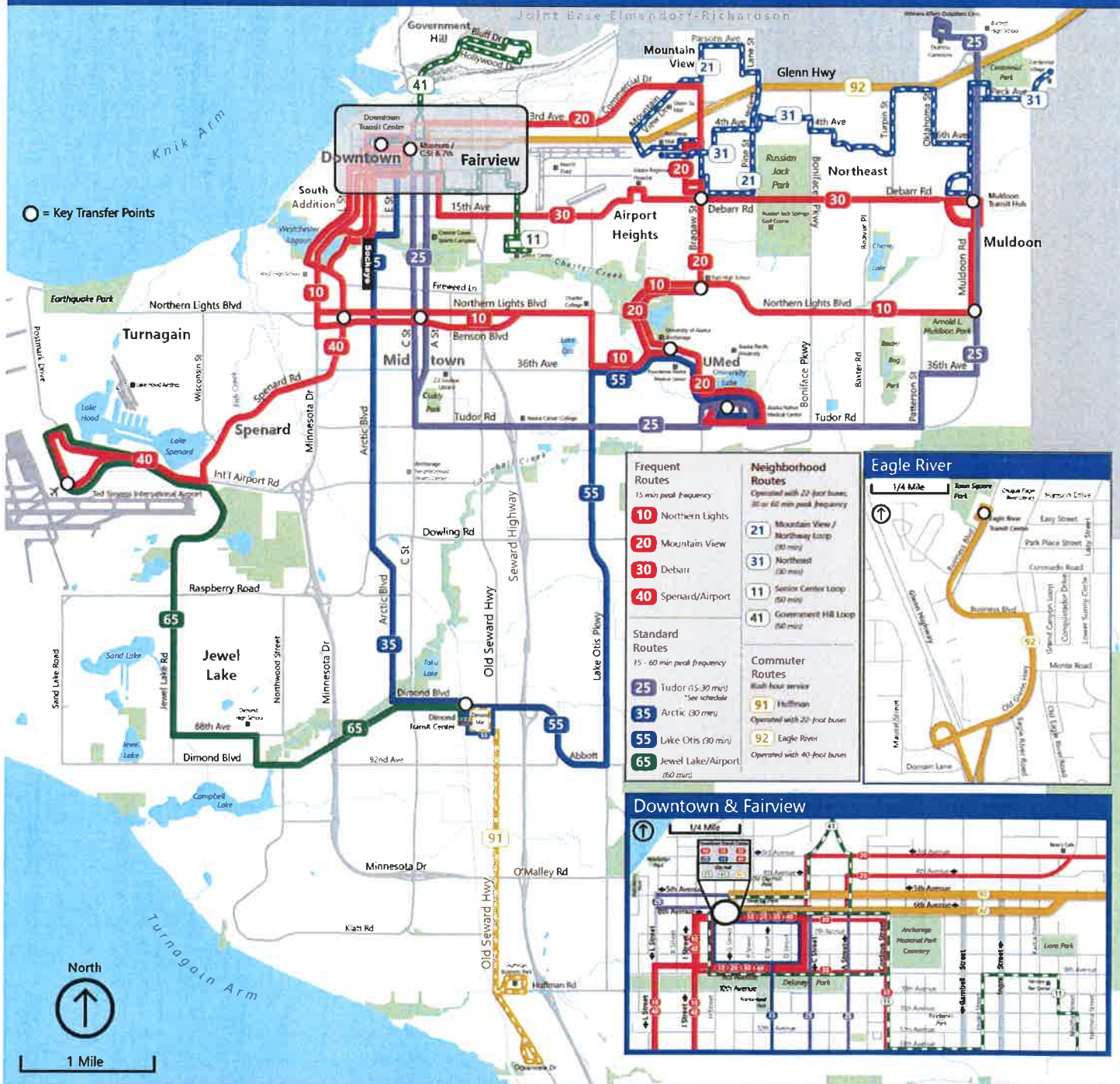
303 W. Fireweed Ln, Anchorage AK 99503



People Mover Bus Route

Anchorage Transit Map

Effective July, 01 2019



www.PeopleMover.org
907-343-6543



Close to Public Transportation



4141 B Street Suite 204, Anchorage AK 99503 Business Phone 907-561-2777

Building Configuration

- ◆ 3 Stories
 - ◆ 1st floor has 11 rooms
 - ◆ 2nd floor has 25 rooms
 - ◆ 3rd floor has 25 rooms

- ◆ 61 total units
 - ◆ 2 full suites with private bath and kitchenette
 - ◆ 59 studio rooms
 - ◇ 12 double bed rooms
 - ◇ 4 with king size beds

- ◆ 19 Common use bathrooms
 - ◆ One ADA bathroom on each floor

- ◆ Open Lobby with reception/check in



MOA Property Data

- ◆ Physical Address: 303 W. Fireweed Lane, Anchorage AK
- ◆ Legal Address: LEO WILDER LT1A-1
- ◆ Plat # - 07-0069
- ◆ Year Built : 2007
- ◆ Zoning: B3
- ◆ Land Use Code: Boarding/Rooming House
- ◆ Grid SW 1530



Building Data

Dimensions

- ◆ Building Size: 20,344 SF'
- ◆ Lot Size: 27,961 SF;
- ◆ Parking: 30 total spaces—2 Handicap spaces

Construction

- ◆ Foundation: Conventional spread footing foundation under concrete block foundation walls
- ◆ Roof: High end membrane with drains
- ◆ Exterior Walls: Exterior walls are metal panel & stucco
- ◆ Interior Walls: Painted gypsum board
- ◆ All hardwood doors with metal frames- fire rated
- ◆ Extra insulation and wall spacing for sound protection



Building Mechanical Features

- ◆ Elevator
- ◆ Full building sprinkler system up to fire standards
- ◆ In floor radiant heat
- ◆ High end rubber roof
 - ◆ 3 Roof drains that connect directly to storm water system
- ◆ Double pane windows though out
- ◆ Secure building with key card access throughout –front and rear entrances & exits
- ◆ Full Surveillance system
- ◆ Easy access to all plumbing through dropdown panels on each floor



Amenities

- ◆ Shared kitchen on each floor—2 units with full kitchens
- ◆ All units are fully furnished with
 - ◆ Beds
 - ◆ Linens
 - ◆ Tables & Chairs
 - ◆ Built in wardrobe
 - ◆ Large refrigerators
 - ◆ 27" (or larger) TV
 - ◆ Secure hi-speed wireless internet
 - ◆ Phones with local coverage
 - ◆ Onsite coin operated laundry- commercial grade
 - ◆ Onsite housekeeping



Common Areas

Shared Kitchens



Shared Bathrooms



Rooms



Double Room



King Bed Room



Kitchenette Suite



Suite Bathroom

