

# FOR LEASE/SALE

## LTD Building

9523 19th Ave E  
Tacoma, WA



### SALE DETAILS

- 9,000 SF Building (20,312 SF Land)
- Sale Price: \$1,080,000

### LEASE DETAILS

- 6,375 SF Available (2,250 SF Warehouse)
- 2, 625 SF Office, 1,500 SF Mezzanine
- \$4,900.00/Month Modified Gross (Tenant pays separately metered utilities)

### PROPERTY HIGHLIGHTS

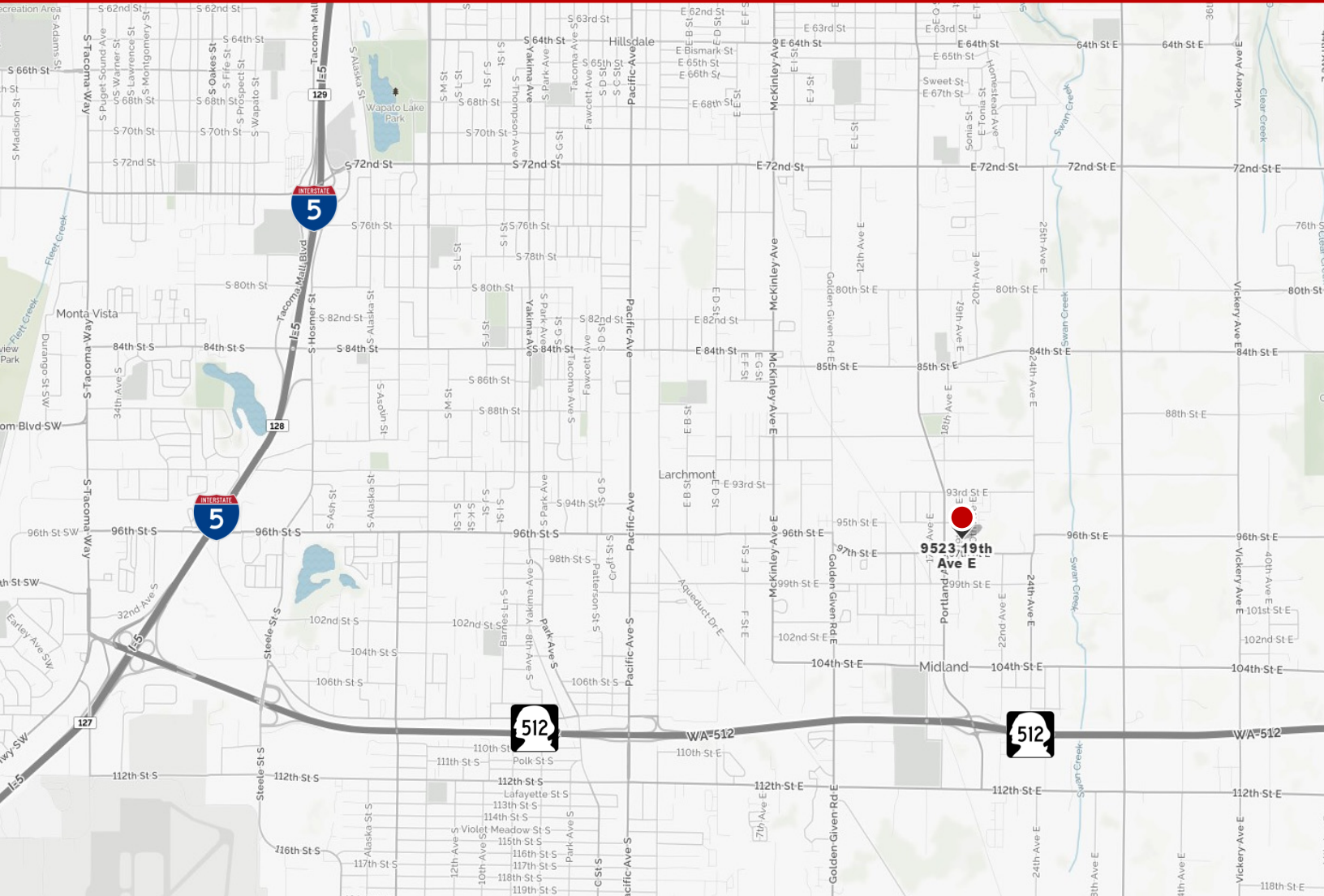
- 1 GL door (16')
- Secured parking/yard area
- Private security system installed in space
- 3-phase power available (generator ready)
- Class A office with contemporary finishes
- Good access to Hwy-512
- More space can be made available (total building size 9,612 SF)

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