

SEATTLE BOATS FACILITY

25028-25032 PACIFIC HWY S | KENT, WA 98031

FOR SALE - \$3,500,000

INDUSTRIAL/SERVICE BUILDING AND YARD AVAILABLE FOR SALE



PROPERTY HIGHLIGHTS

- 1.35 acre (59,000 SF) site on 2 tax parcels
- 12,900 SF service building with 16 grade level doors
- Multiple office nodes
- 3 phase power
- 14' - 16' Clear Height
- Majority of site is fully fenced with ability to fence whole site
- Partially paved with remainder being gravel
- Easy access to I-5 and Hwy-518
- Prominent frontage of Pacific Hwy S with 27,000 cars daily
- Monument sign in place
- Month-to-month tenant leasing 7,400 SF with ability to extend long term or vacate
- **Sale Price: \$3,500,000**



COMMERCIAL MANUFACTURING (CM) ZONING

- Outdoor storage
- Warehousing
- Auto/RV/Boat sales, service, rental
- Equipment sales and service
- Contractor services
- Light manufacturing

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.



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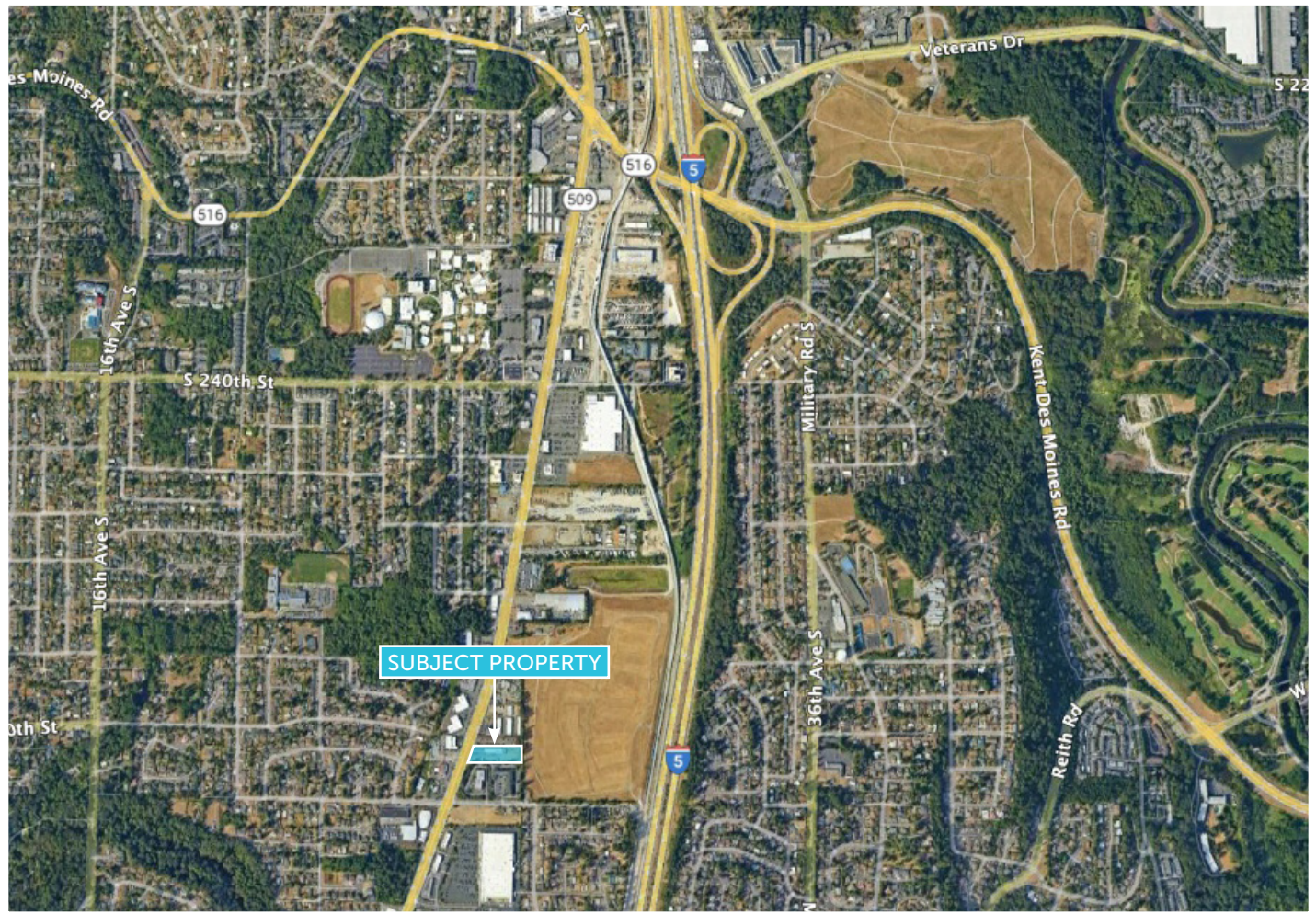
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