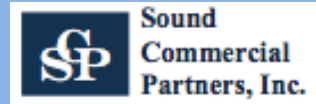


**NEW INDUSTRIAL LISTINGS**  
(SOUTH SEATTLE TO OLYMPIA)  
3/15/24



phil@soundcommercialpartners.com  
phone: 206.595.3355

**INDUSTRIAL SPACE  
FOR LEASE**

**TOTAL  
SQ. FT.**

**OFFICE  
SQ. FT.**

**LEASE  
RATE**

**COMMENTS**



Portside Industrial Center  
6546 20th Street E  
Fife

122,000

Rate: \$0.70/psf  
\$85,400.00 per  
month plus  
NNN's

For Sublease  
32' Clear height  
32 Dock high doors  
1,600 amps 277/480 volt



2231 South 208th Street  
Des Moines

41,559

1,346

Lease rate not  
published

Available October 1, 2024  
Immediate access to I-5  
30' Clear height  
14 Dock high doors  
2 Grade level doors  
400 amps, 277/480v 3-phase



3736 South Tacoma Way  
Tacoma

40,415

3,000

Blended:  
\$0.80/psf  
\$34,732.00 per  
month plus  
NNN's

33' Clear height  
4 Grade level doors  
4 Overhead Cranes  
11,000 SF Yard  
Heavy Power



Standalone Service Industrial  
Building & Yard  
3102 B Street NW  
Auburn

22,175

2,205

Lease rate not  
published

2.04 Acres yard  
15,995 SF Main Building  
6,180 SF Shop  
18' Clear height  
1 Dock high door  
12 Grade level doors  
M-2 Heavy industrial zoning



7829 South 206th Street  
Kent

13,000

2,000

\$49,000.00 per  
month plus  
NNN's

Fenced yard  
2,000 SF mezzanine  
2,000 SF covered & exterior sprinkled  
wash bay  
7 Grade level doors  
Zoning is M2  
2.48 Acre Fenced and secured site



502 54th Ave E  
Fife

6,820

Lease rate not  
published

Zoning Industrial  
Grade level doors



Cumberland Industrial Center 22030 68th Ave S Kent	2,802	1,118	Lease rate not published	16' Clear height 1 Grade level door 3-Phase Power
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Davis Commerce Center Suite B-102 22717 72nd Ave S Kent	2,500	414	Lease rate not published	1 Grade level door 3-Phase Power
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Auburn Business Center Unit 5 4054 Auburn Way N Auburn	2,367	Rate: \$1.25 \$2,958.75 per month plus NNN's	Frontage on Auburn Way N with Immediate access off SR-167 Grade level doors
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Auburn Business Center Unit 4 4058 Auburn Way N Auburn	2,361	Rate: \$1.25/psf \$2,951.25 per month plus NNN's	Frontage on Auburn Way N with Immediate access off SR-167 Grade level doors
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Century Commerce Center Building 1, Unit 1-2 7031 South 196th St Kent	2,273	286	Lease rate not published	Available 08/01/2024 Monthly NNN \$890 20' Clear height 1 Grade level door 208-V, 3-P power
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INDUSTRIAL BLDGS FOR SALE		TOTAL SQ.FT.	OFFICE SQ.FT.	PRICE	COMMENTS
	Back on The Market 19016 72nd Ave S Kent	21,330	2,300	\$6,250,000	1.88 Acres 14' Clear height 2 Dock high doors 6 Grade level doors Zoning M2
	1414 S Concord St Seattle	3,340		\$ 1,195,000	0.14 Acres Grade level doors 20' Clear height Zoning IG2-U/65

INDUSTRIAL LAND FOR LEASE/SALE		TOTAL ACRES	SQUARE FEET	PRICE/LEASE RATE	COMMENTS
	3215 SW 93rd Ave Olympia	5.0	216,929	\$ 1,825,000	For Sale Available 03/04/2024 Zoning LI-UGA
	Airport Way S Property 2535 Airport Way S Seattle	1.4	59,220	\$0.50/SF \$29,610.00 per month plus NNN	For Lease Zoning IG2 U/85