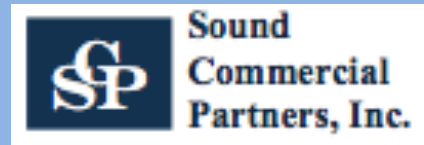


**NEW INDUSTRIAL LISTINGS**  
 (SOUTH SEATTLE TO OLYMPIA)  
 3/20/26



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 phone: 206.595.3355

INDUSTRIAL SPACE FOR LEASE	TOTAL SQ. FT.	OFFICE SQ. FT.	LEASE RATE	COMMENTS
 <p>Rainier Place Industrial                      Condos                      Units 8-9                      9918 162nd St Ct E                      Puyallup</p>	2,469		Rate: \$1.20/psf NNN: \$0.28/psf \$2,962.80 per month plus NNN's	20' Clear height Dock high doors 2 Roll up doors 3 Phase power
 <p>Arabella Business Park                      Suite A2                      13909 Meridian Avenue East                      South Hill</p>	2,520		Shell: \$2.25/psf \$5,670.00 per month plus NNN's	Available 04/10/2026 Grade level doors Zoning C - Corridor
 <p>Arabella Business Park                      Suite D2, 3, &amp; 4                      13909 Meridian Avenue East                      South Hill</p>	3,150		Shell: \$1.66/psf \$5,229.00 per month plus NNN's	Sub-Lease Available now Grade level doors Zoning C - Corridor
 <p>Schenk Business Park                      Unit F4-5                      1703 19th Ave NW                      Puyallup</p>	3,200	550	Lease rate not published	Available now New LED Lighting 5 Grade level doors Fenced / Secure Yard 200 AMPS, 208V, 3Phase
 <p>Schenk Business Park                      Unit E5-6                      1703 19th Ave NW                      Puyallup</p>	3,200	210	Lease rate not published	Available now New LED Lighting 9 Grade level doors Fenced / Secure Yard 200 AMPS, 208V, 3Phase
 <p>2437 6th Ave S                      Seattle</p>	3,524		\$8,000.00 per month plus NNN's	14' Clear height Grade level doors 6,700 SF Secured Yard Zoning IG1-U/85



Central Commerce Center  
Option 2  
8326 S 259th Street  
Kent

3,627

1,374

Lease rate not published

Available now  
Ample Parking  
13' Clear height  
1 Grade level door  
100 amps, 120/208v, 3-Phase power



Georgetown Industrial Space  
6259 Airport Way S  
Seattle

4,185

1,140

\$6,500.00 per month plus NNN's

Excellent Access to I-5  
10 Ft. Ceilings  
10x10 Roll-up door  
Paved and Fenced Yard  
Three-Phase & Single-Phase Power  
Zoning C2-55(M)



West Valley Distribution Center II  
18620 72nd Avenue South  
Kent

6,000

484

Lease rate not published

Available now  
24' Clear height  
2 Dock high doors



Andover East Business Center  
Building B  
1087 Andover Park East  
Tukwila

8,140

1,293

Lease rate not published

Available June 1, 2026  
22' Clear height  
2 Dock high doors



6440 South 143rd Street  
Tukwila

8,200

3,610

Lease rate not published

1.59 Acres  
Great proximity to I-5, I-405  
15' Clear height  
1 Dock high door  
2 Grade level doors



Lakewood Industrial Park  
Bldg 25, Suite C & D  
100th St SW & 47th Ave SW  
Lakewood

10,000

1,077

NNN: \$0.29/psf  
Lease rate not published

Available 10/1/2026  
3 Grade level doors  
Heavy Power



Southcenter South Industrial Park  
Building 469  
18201 Olympic Ave S  
Tukwila

11,387

914

Lease rate not published

29' Clear height  
2 Dock high doors  
1 Grade level door  
200 Amps



Pacific Business Park  
Building 4  
6862 S 220th St  
Kent

11,500 1,050

Shell: \$1.15/psf  
Office: \$1.35/psf  
\$14,642.50 per  
month plus NNN's

Available now  
Comcast cable available  
20' Clear height  
8 Dock high doors  
2 Grade level doors



Northward Business Park  
Building A  
19227 72nd Avenue South  
Kent

15,525 600

Blended: \$0.85/psf  
\$13,196.25 per  
month plus NNN's

Excellent Access to I-5 and the  
Valley Freeway  
Abundant Parking  
24' Clear height  
3 Dock high doors  
1 Grade level door



Northwest Corporate Park  
Kent 9  
20408 87th Ave S  
Kent

19,500 942

Lease rate not  
published

Available August 1, 2026  
24' Clear height  
7 Dock high doors  
1 Drive-in door  
2 Rail doors



3985 70th Ave E  
Fife

19,550 850

Sublease rate not  
published

For Sublease  
Master Lease expires June 30,  
2034  
30' Clear height  
5 Dock high doors  
1 Grade level door  
Heavy Power



Johnny's Fine Foods Building  
319 East 25th Street  
Tacoma

23,000 1,300

Rate: \$0.70/psf  
\$16,100.00 per  
month plus NNN's

Available 5/1/2026  
20' Clear height  
Dock high doors  
Grade level doors  
3-Phase Power  
DTMU Zoning



Rainier Corporate Park East  
Suite B119  
2400 70th Ave E  
Fife

33,600 491

Lease rate not  
published

Available now  
30' Clear height  
14 Dock high doors  
2 Grade level doors  
Three phase power



South 96th Business Park  
410 South 96th Street  
Seattle

34,560 3,000

Lease rate not  
published

Available Q3 2026  
4 Pony docks  
6 Grade level doors  
1,800 Amps of 480 volt power  
Zoning classification MH



Auburn Park 277  
Suite 102  
4810 D St NW  
Auburn

39,724

2,981

Lease rate not published

Available August 1, 2026  
30' Clear height  
11 Dock high doors  
1 Grade level door



Northwest Corporate Park  
Kent 8  
20411 87th Ave S  
Kent

43,200

2,000

Lease rate not published

Available now  
30' Clear height  
6 Dock high doors  
3 Rail doors



Unit B  
19030 West Valley Highway  
Kent

45,000

1,700

Shell: \$0.89/psf  
Office: \$1.35/psf  
NNN: \$0.28/psf  
\$42,345.00 per month plus NNN's

Available now  
Immediate access to SR-167 and I-5  
24' Clear height  
6 Dock high doors  
1 Grade level door



8605 34th Ave South  
Lakewood

50,218

1,564

Shell: \$0.84/psf  
Office: \$1.50/psf  
NNN: \$0.28/psf  
\$44,529.12 per month plus NNN's

32' Clear height  
9 Dock high doors  
1 Grade level door  
Air Corridor 2 Zoning



Rainier Corporate Park East  
Suite B100  
2400 70th Ave E  
Fife

60,650

7,792

Lease rate not published

Available now  
30' Clear height  
19 Dock high doors  
1 Grade level door  
Three phase power



Auburn North  
Suite A  
4510 Frontage Road NW  
Auburn

62,853

3,133

Lease rate not published

Available 11/1/2026  
Fully Fenced & Secured  
30' Clear height  
16 Dock high doors  
1 Grade level door



Auburn North  
Suite B  
4510 Frontage Road NW  
Auburn

63,776

3,521

Lease rate not published

Available 11/1/2026  
Fully Fenced & Secured  
30' Clear height  
16 Dock high doors  
1 Grade level door



Suite 100  
15102 Woodbrook Drive SW  
Lakewood 81,858

Rate: \$0.875/psf  
\$71,625.75 per  
month plus NNN's

For Sublease  
36' Clear height  
13 Dock high doors  
800 Amps power



Bridge Point Kent 180  
Tenant A  
7730 S 202nd St  
Kent 88,765

Lease rate not  
published

Available Q1 2026  
40' Clear height  
Dock high doors  
Grade level doors



Bridge Point Kent 180  
Tenant B  
7730 S 202nd St  
Kent 93,518 3,087

Lease rate not  
published

Available Q1 2026  
40' Clear height  
Dock high doors  
Grade level doors



Auburn North  
4510 Frontage Road NW  
Auburn 128,331 7,262

Lease rate not  
published

Available 11/1/2026  
Fully Fenced & Secured  
30' Clear height  
32 Dock high doors  
2 Grade level doors



Rainier Corporate Park East  
Suite A100  
2400 70th Ave E  
Fife 156,473 3,568

Lease rate not  
published

Available now  
30' Clear height  
50 Dock high doors  
1 Grade level door  
Three phase power



Link I-5 Logistics Center  
3401 96th St. S  
Lakewood 210,700 2,252

Lease rate not  
published

Available now  
32' Clear height  
57 Dock high doors  
4 Grade level doors  
17 Stalls Trailer Parking  
147 Stalls Car Parking  
1600 Amps 277/480 Volts

**INDUSTRIAL BLDGS  
FOR SALE**

**TOTAL  
SQ.FT.**

**OFFICE  
SQ.FT.**

**PRICE**

**COMMENTS**



6423 Pacific Hwy E  
Fife

5,692 4,108 \$ 2,500,000

Available now  
0.99 Acres Land  
2 Grade level doors  
Zoning RC



Industrial Warehouse in  
Nalley Valley  
6602 South Tacoma Way  
Tacoma

10,000 2,200 \$ 2,300,000

Available now  
0.62 Acres  
2 Grade level doors  
400 Amps  
Zoning C2



Smith-Western Building  
2223 S 80th  
Tacoma

58,255

Sale price not  
published

2.44 Acres Land  
24' Clear height  
9 Dock high doors  
2 Grade level doors  
61 Auto Stalls  
Exclusive, secure fenced yard  
1,600 Amps  
Zoning M1-STGPD



716 W Meeker St.  
Kent

233,350 \$ 1,495,000

**INDUSTRIAL LAND  
FOR LEASE/SALE**

**TOTAL  
ACRES SQUARE  
FEET**

**PRICE/LEASE RATE COMMENTS**



322 Railroad Ave S  
Kent

0.2 9,000 \$

395,000  
For Sale  
2,190 SF Existing House  
Zoning DCE



Yard, Office & Wash Bay In  
South Park  
8425 1st Ave S  
Seattle

0.2 10,500 Not published

For Lease  
Available now  
1,500 SF Office  
1,815 SF Wash Bay



Kent Industrial Yard  
19422 & 19424 84th Ave  
South  
Kent

0.5 21,780

\$0.42/psf  
\$9,147.60 per  
month plus NNN

For Lease  
Close proximity to Hwy-167  
4,000 SF Warehouse  
3,000 SF Office  
Half acre of paved yard  
Zoned Industrial



2455 5th Pl S  
Seattle

0.8 33,500

\$16,875.00 per  
month plus NNN

For Lease  
Excellent access to I-5  
Additional 3,524 SF drive-  
through building and 6,700 SF  
of yard space



500 S Lander St  
Seattle

0.8 33,500

\$16,875.00 per  
month plus NNN

For Lease  
Available now  
Zoning IG1-U/85



Infill Industrial Outdoor  
Storage  
10107 Portland Ave E  
Tacoma

1.7 72,309

\$ 3,320,000

For Sale  
Irreplaceable Industrial Zoning

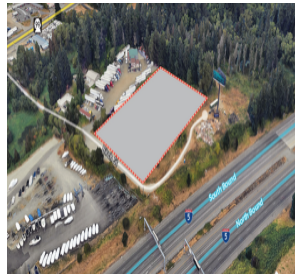


700 S Grady Way  
Renton

2.1 92,347

\$ 6,900,000

For Sale or Lease  
Available now  
9,789 SF Building  
\$39.00 PSF Lease Rate



320 Birch Street  
Milton

2.5 110,642

Not published

For Lease  
SEPA Approved 45,713 SF  
Building  
40' Clear height  
16 Dock high doors  
1 Grade level door  
Site works well for  
construction yard  
Zoning M-1 Light Mfg



Strander Avenue  
Tukwila

3.3 142,005

\$ 1,000,000

For Sale or Lease  
7,200 SF Building  
Ground Lease Rate: \$.08/SF  
Great storage yard  
Zoning: TUC



506 33rd St SE  
Puyallup

4.2 184,714 \$ 2,308,925

For Sale  
Zoned CMX Mixed Use



19111 38th Ave E  
Tacoma

17.5 761,429 \$115,000.00 per  
month plus NNN

For Lease  
17.48 Acres IOS Yard  
Fully fenced and Lit  
Power and water at site  
Zoning Frederickson  
Community Plan -  
Employment Center



Puyallup Thun Field Acreage  
164th St E & 110th Ave E  
Puyallup

38.5 \$ 2,500,000

For Sale  
Employment Center (EC)  
Zoning