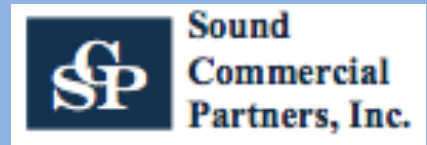


NEW INDUSTRIAL LISTINGS
 (SOUTH SEATTLE TO OLYMPIA)
 5/29/26



phil@soundcommercialpartners.com
 phone: 206.595.3355

	INDUSTRIAL SPACE FOR LEASE	TOTAL SQ. FT.	OFFICE SQ. FT.	LEASE RATE	COMMENTS
	Pine Street Property Suite D3 3113 - 1 S Pine St Tacoma	3,500		Lease rate not published	Sublease Available now 22' Clear height 1 Grade level door Zoning M2-STGPD-ST-M/IC
	Pine Street Property Suite C2 3113 - 1 S Pine St Tacoma	6,100	1,100	Rate: \$1.50/psf \$9,150.00 per month plus NNN's	Available 08/01/2026 Grade level doors Yard Available Zoning M2-STGPD-ST-M/IC
	9243 Martin Luther King Jr Way S Seattle	6,110	240	\$11,500.00 per month plus NNN's	Available now Yard Area Grade level doors 16' Clear height Zoning C2-75(M)
	Kent East Corporate Park Building 1 21402 84th Avenue S. Kent	6,366	2,901	Lease rate not published	Easy access to Hwy-167 1 Dock high door 1 Grade level door
	301 Porter Way Milton	6,900	6,000	Lease rate not published	Also Available for Sale Available December 1, 2026 12' Clear height 3 Grade level doors 13,000 SF Yard M-1 Zoning
	2028 21st Ave S Seattle	7,750	375	NNN: \$0.30/psf Lease rate not published	14'4" Clear height 1 Dock high door 1 Ramp 3-Phase power



Columbia Fire Building
111 S Findlay St
Seattle

10,800

Lease rate not published

Available now
Stand Alone Building
Grade Level Doors
20' Clear height
8,400 SF Fully fenced & secure yard



3736 South Tacoma Way
Tacoma

19,120

2,125

Blended: \$0.80/psf
\$15,296.00 per month plus NNN's

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



600 Andover Park East
Tukwila

21,608

3,535

Lease rate not published

24' Clear height
4 Dock high doors
2 Grade level doors



Yancey Pallet
13707 Pioneer Way East
Puyallup

30,000

Lease rate not published

For Sublease
Master Lease Expires: April 25, 2028
4.29 Acres
8 Dock high doors
3 Grade level doors
Fully Fenced Yard
Zoning: EC



3308 Hogum Bay Road NE,
Suite E
Lacey

33,377

4,621

Lease rate not published

For Sublease
32' Clear height
5 Dock high doors
1 Grade level door
Zoned Light Industrial



Kent West Corporate Park
Bldg D
21929 67th Ave South
Kent

45,864

7,966

Lease rate not published

Available November 1, 2026
24' Clear height
13 Dock high doors
1 Ramp door
6 Pony docks on East Side
Zoning I-1



8605 Commerce Pl Dr NE,
Suite B
Lacey

72,540

6,370

Lease rate not published

Sublease Term 08/30/2029
24' Clear height
21 Dock high doors
3 Grade level doors
3-Phase Power, 1,600 Amps,
480/277 Volts



Lift Logistics 76Th
South Building
22434 76th Ave S
Kent

84,468

2,614

Lease rate not
published

32' Clear height
27 Dock high doors
1 Grade level door
LED Lighting
400 Amps, 480v, 3-phase



7901 S 190th St
Kent

97,548

6,212

Lease rate not
published

3.9 Acres
24' Clear height
28 Dock high doors
1 Grade level door
1 Ramp up door
Fenced and Secured Yard
Power Transformer: 300 kVA.*



Kurv Kent IV Kent
6111 S 228th Street
Kent

114,909

17,124

Lease rate not
published

30' Clear height
14 Dock high doors
1 Drive-in door
1,200 Amps 480 Volts



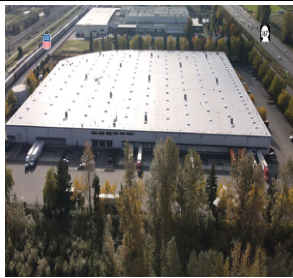
IAC Port 167
Suite A200
1414 Valley Avenue NW
Puyallup

125,919

1,301

Lease rate not
published

Available January 1, 2027
30' Clear height
18 Dock high doors
2 Grade level doors
10 Trailer stalls
Heavy power - 1200 amps






Kent 35
27232 72nd Ave S
Kent

361,120

8,343

Lease rate not
published

Available September 1, 2026
33' Clear height
44 Dock high doors
3 Grade level doors
54 Stalls Trailer Parking (Yard)
Rail: Active, Union Pacific

INDUSTRIAL BLDGS FOR SALE		TOTAL SQ.FT.	OFFICE SQ.FT.	PRICE	COMMENTS
	Georgetown Industrial Building 115 S Orcas St Seattle	4,410		\$ 1,525,000	11,000 SF of Excess Land Industrial Yard Grade level doors Heavy 600 amps 3 phase power MML U/85 zoning
	4000 Airport Way S Seattle	5,176	1,692	\$ 1,695,000	Available now 0.14 Acres Grade level doors 11' Clear height Zoning IG2-U/85
	Kent Business Campus 823 - 841 N Central Ave Kent	108,676		Sale price not published	Investment Property Multi-Tenant Property Grade level doors 6.08 Acres Zoning GC

INDUSTRIAL LAND FOR LEASE/SALE		TOTAL ACRES	SQUARE FEET	PRICE/LEASE RATE	COMMENTS
-----------------------------------	--	----------------	----------------	------------------	----------