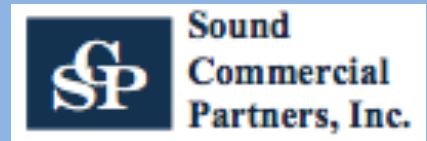


NEW INDUSTRIAL LISTINGS
(SOUTH SEATTLE TO OLYMPIA)
8/14/26



phil@soundcommercialpartners.com
phone: 206.595.3355

	INDUSTRIAL SPACE FOR LEASE	TOTAL SQ. FT.	OFFICE SQ. FT.	LEASE RATE	COMMENTS
	624 S Lander St, Suite 29 Seattle	2,339		Rate: \$1.25/psf \$2,923.75 per month plus NNN's	Available now 20' Clear height 1 Grade level door Zoning II U/160
	624 S Lander St, Suite 32 Seattle	2,400		Rate: \$1.65/psf \$3,960.00 per month plus NNN's	Available now 20' Clear height 1 Grade level door Zoning II U/160
	Hogum Bay Business Park Suite 100 8294 28th Court NE Lacey	3,640	500	Rate: \$1.15/psf NNN: \$0.30/psf \$4,186.00 per month plus NNN's	Available 09/01/2026 18' Clear height 1 Grade level door
	2628 S Tacoma Way Tacoma	4,700		\$5,500.00 per month plus NNN's	Available February 1st, 2027 Grade level doors Private, fenced yard
	3201 South Tacoma Way Tacoma	4,960		\$8,000.00 per month plus NNN's	0.28 Acres Ample parking Grade level doors 16' Clear height I-502 Zoned Private, fenced yard



Pacific West Business Center
Bldg A
18854 72nd Ave S
Kent

6,150

1,000

Lease rate not
published

Ample parking
18' Clear height
1 Grade level door
100 Amps 480v 3-phase



Tacoma Ios Yard
Option 1
2200 112th St E
Tacoma

7,500

750

Lease rate not
published

Built-to- Suit
4 Grade level doors
16,500 SF Yard
Zoning Employment Corridor



Cole St Industrial Warehouse
Suite 102
2321 Cole Street
Enumclaw

8,500

680

Rate: \$1.05/psf
\$8,925.00 per
month plus NNN's

23' Clear height
2 Grade level doors
Heavy 3-phase 480v power
Zoning LI



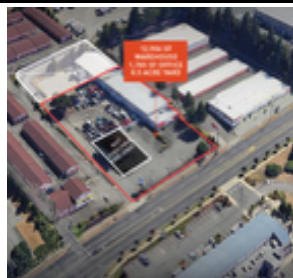
Northward Business Park
Building C
6901 S 194th St
Kent

11,284

1,046

Lease rate not
published

Available 02/01/2027
Easy access to West Valley
Highway
20' Clear height
3 Dock high doors
2 Grade level doors



4023 S Orchard St
Tacoma

12,906

1,745

Lease rate not
published

For Sublease
16' Clear height
3 Grade level doors
0.5 AC Yard
Zoning, M 1



Tacoma Ios Yard
Option 2
2200 112th St E
Tacoma

14,400

1,600

Lease rate not
published

Built-to- Suit
4 Grade level doors
6,500 SF Yard
Zoning Employment Corridor



DPI East Park
Suite D
4520 B St NW
Auburn

15,799

1,247

Lease rate not
published

Available now
24' Clear height
4 Dock high doors
2 Grade level doors
3-Phase power



Oakesdale Business Campus
Suite 200
1600 SW 43rd St
Renton

16,560

2,429

Lease rate not
published

Available January 1, 2027
24' Clear height
4 Dock high doors
1 Grade level door
400 Amps Power



Suite B
19030 West Valley Highway
Kent

16,618

1,298

Lease rate not
published

Available now
Immediate access to SR-167
and I-5
24' Clear height
2 Dock high doors
1 Grade level door
200 Amps of 3 phase



1813 137th Avenue East
Sumner

16,751

Lease rate not
published

Available now
3.58 Acres
18' Clear height
17 Grade level doors



Prologis Park Seattle
2300 26th Ave S
Seattle

17,340

17,340

Lease rate not
published

Available now
Dock high and grade level
doors
23' Clear height
Yard area
Zoning C2-75(M)



Kent Corporate Park
Building B, Suite 22440-
22442
22412-22426 72nd Ave S
Kent

20,615

1,954

Shell: \$1.10/psf
Office: \$1.35/psf
\$25,314.40 per
month plus NNN's

Available 01/01/2027
26' Clear height
8 Dock high doors
1 Grade level door
Power 400A



Auburn ITC
Bldg E, Ste 120
1704 B Street NW
Auburn

27,610

6,107

Lease rate not
published

24' Clear height
6 Dock high doors
1 Grade level door
M-1 Zoning



Suite C
19030 West Valley Highway
Kent

28,382

2,965

Lease rate not
published

Available now
Immediate access to SR-167
and I-5
24' Clear height
3 Dock high doors
250 Amps of 3 phase



Auburn ITC
Bldg E, Ste 110
1704 B Street NW
Auburn

32,610

4,749

Lease rate not
published

24' Clear height
6 Dock high doors
1 Grade level door
M-1 Zoning



Northwest Corporate Park
Kent 14
8467 S 208th St
Kent

33,180

1,859

Lease rate not
published

Available now
22' Clear height
11 Dock high doors
2 Grade level doors
4 Rail doors
35 Car Parking Spaces



Auburn ITC
Bldg A, Ste 120
2108 B Street NW
Auburn

34,020

1,972

Lease rate not
published

24' Clear height
6 Dock high doors
1 Grade level door
M-1 Zoning



Auburn ITC
Bldg A, Ste 110
2108 B Street NW
Auburn

35,991

4,310

Lease rate not
published

24' Clear height
6 Dock high doors
1 Grade level door
M-1 Zoning



Prologis Park Sumner 17
Suite 100
14810 Puyallup Street
Sumner

89,250

9,660

Lease rate not
published

Available September 1, 2026
LED Lighting
32' Clear height
11 Dock high doors
2 Grade level doors
6 Pit levelers
3,500 Amps Power



Prologis Park Seattle
2300 26th Ave S
Seattle

108,900

Lease rate not
published

Available now
23' Clear height
5 Grade level doors
Yard Available
Zoning C2-75(M)



Kent Valley I Distribution
Center
22615 64th Avenue S
Kent

145,871

14,829

Lease rate not
published

Available now
30' Clear height
39 Dock high doors
3 Drive-in doors
7 Pit levelers

	INDUSTRIAL BLDGS FOR SALE	TOTAL SQ.FT.	OFFICE SQ.FT.	PRICE	COMMENTS
	Algona Business Park Suite D 901 Algona Blvd N Algona	3,330	1,812	\$ 1,100,000	1 Grade level door 100 Amps of three-phase 480v power Zoning C1 - Mixed Use Commercial
	Tibeda Investments, LLC 36510 Mountain Hwy E Eatonville	11,158		\$ 1,525,000	Available now Grade level doors Zoning R10
	Johnny's Fine Foods Building 319 East 25th Street Tacoma	23,000	1,300	\$ 4,000,000	Also Available for Lease Available now 20' Clear height Dock high doors Grade level doors 3-Phase Power DTMU Zoning
	Tacoma Rubber Stamp Building 919 Market Street Tacoma	25,500		\$ 1,450,000	9,184 SF Site 18' Clear height Grade level doors Heavy Power Flexible Zoning
	Olympic Mountain Products 8655 S 208th St Kent	38,130	7,380	\$ 8,750,000	65,265 SF Land New LED lighting 20' Clear height 2 Dock high doors 1 Grade level door Zoned M1 Heavy 3-phase power

INDUSTRIAL LAND FOR LEASE/SALE	TOTAL ACRES	SQUARE FEET	PRICE/LEASE RATE	COMMENTS
	Tacoma Ios Yard 2200 112th St E Tacoma	1.1	\$0.15/psf \$7,384.00 per month plus NNN	Yard For Lease Fenced and graveled Immediate SR-512 Access Ios Yard Zoning Employment Corridor
	1813 137th Avenue East Sumner	3.6	Not published	Yard For Lease Available now 16,751 SF Building 18' Clear height 17 Grade level doors
	7800 S 206th St Kent	4.5	Not published	Yard For Lease 15,000 SF Covered Storage 4,645 SF Office Paved Yard 22' Clear height Heavy Power Zoning I3