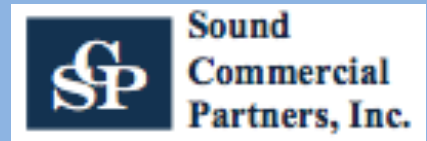


NEW INDUSTRIAL LISTINGS
(SOUTH SEATTLE TO OLYMPIA)
10/16/26



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	INDUSTRIAL SPACE FOR LEASE	TOTAL SQ. FT.	OFFICE SQ. FT.	LEASE RATE	COMMENTS
	Auburn Business Center Building 4050, Suite 1 4040, 4044, 4050, 4054, 4058 Auburn Way N Auburn	3,122		Lease rate not published	Available now 2 Grade level doors
	Century Building Unit C-8 20021 80th Ave S Kent	4,622	411	Lease rate not published	Available 3/1/2027 16' Clear height Grade level doors 208 volt, 3-phase power
	427 5th Avenue NW Pacific	10,400	800	Lease rate not published	For Sublease Term Expiration - February 22, 2029 LED Warehouse Lighting 20' Clear height 4 Grade level doors 10,000 SF Fenced & Paved Yard Zoning HC
	Auburn Business Center Suite 105 1307 West Valley Hwy N Auburn	11,609	1,380	Lease rate not published	Available now 24' Clear height 2 Dock high doors 1 Grade level door
	Prologis Park Kent 45 18421 72nd Ave S Kent	12,000	754	Lease rate not published	Available March 1, 2027 24' Clear height 3 Dock high doors



White River Corporate Park
Bldg B, Suites 140-150
2222 West Valley Hwy N
Auburn

15,138

2,815

Lease rate not
published

Available February 1, 2027
24' Clear height
4 Dock high doors
2 Grade level doors
LED lighting
Two separate 200a, 480v 3-
phase panels



Southcenter South Industrial
Park
Cascade A, Ste 100
18404 Cascade Ave S
Tukwila

17,384

2,482

Lease rate not
published

Available now
24' Clear height
3 Dock high doors
1 Grade level door
LED lighting
200 Amps



6276 Ellis Avenue South
Seattle

18,000

Lease rate not
published

Available July 1, 2027
32,173 SF Lot
18' Clear height
2 Grade level doors
Yard: North 8,500 SF Fenced,
South 5,600 SF
400 Amp



Kent East Corporate Park
Building C
21506 86th Avenue South
Kent

21,582

1,010

Lease rate not
published

Available May 1, 2027
24' Clear height
6 Dock high doors
1 Grade level door



West Valley At South 196th
Ste 100
6840 S 196th St
Kent

22,654

1,462

Shell: \$1.00/psf
Office: \$1.10/psf
\$24,262.20 per
month plus NNN's

Ample parking
30' Clear height
10 Dock high doors
1 Grade level door



Auburn Business Center
Suite 105 + 106
1307 West Valley Hwy N
Auburn

23,218

3,005

Lease rate not
published

Available November 1, 2026
24' Clear height
4 Dock high doors
2 Grade level doors



Prologis Park Renton 10
1030 SW 34th Street
Renton

23,384

5,989

Lease rate not
published

24' Clear height
7 Dock high doors
2 Drive-in doors
Ample Car Parking



Valley Distribution Center
Suite 101
15022 Puyallup Street
Sumner

27,530

2,612

Lease rate not
published

Available July 2027
25' Clear height
13 Dock high doors
1 Grade level door
28 Trailer stalls
200 Amps of 480V 3-phase
power



Southcenter South Industrial
Park
Building 447
18260 Olympic Ave S
Tukwila

39,548

3,983

Lease rate not
published

LED lighting
24' Clear height
9 Dock high doors
1 Grade level door
400 Amps



Hill Industrial - 80B
18547 E Valley Hwy
Kent

42,000

5,450

Lease rate not
published

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

	INDUSTRIAL BLDGS FOR SALE	TOTAL SQ.FT.	OFFICE SQ.FT.	PRICE	COMMENTS
	Park 17 Suite 6 1721 West Valley Highway North Auburn	2,160		\$ 650,000	Available now 16' Clear height 1 Grade level door Zoning M-1
	2510 - 2518 16th St NW Puyallup	3,888		\$ 2,900,000	Stand alone building Grade level doors Zoning ML
	Land Assemblage & Industrial Campus Opportunity 502 54th Ave E Fife	9,154		\$ 3,700,000	2.1 Acres Land Zoning Industrial



Mutli-Tenant Flex Investment
102 S 26th St
Tacoma

14,888

\$ 1,660,000

Investment Sale
11,700 SF Lot
Zoning WR



6276 Ellis Avenue South
Seattle

18,000

Sale price not
published

Available July 1, 2027
32,173 SF Lot
18' Clear height
2 Grade level doors
Yard: North 8,500 SF Fenced
South 5,600 SF
400 Amp
Zoning C2-55 (M)

INDUSTRIAL LAND FOR LEASE/SALE

TOTAL
ACRES

SQUARE
FEET

PRICE/LEASE RATE COMMENTS



2510 - 2518 16th St NW
Puyallup

0.3

12,000

\$2,750.00 per
month plus NNN

For Lease
Available now
Grade level doors
Yard Available
Zoning ML



311 Clay St NW
Auburn

1.0

43,220

\$ 625,000

For Sale
Available now
Zoning M1



4301 Auburn Way N
Auburn

1.1

47,804

Not published

For Lease
Contractors Yard
\$0.025 PSF NNN
Zoned: C-3



Land Assemblage &
Industrial Campus
Opportunity
502 54th Ave E
Fife

2.1

91,476

\$ 3,700,000

For Sale
9,154 SF Approx
Zoning Industrial