

Flex Exclusive Listings

May 2024



Large Sales Yard

33216 Pacific Hwy S
Federal Way, WA 98003

Listing Type: Lease
Available: August 1st, 2024

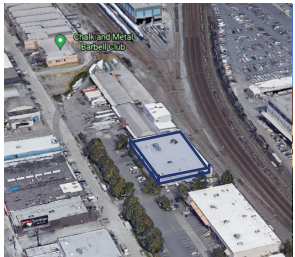
Total SF Available: 58,705 SF (1.35 AC)

Office SF: 900 SF
Warehouse SF: 4,600 SF
Divisible To: -
Zoning: BC
Clearance: -
Dock Doors: -
Grade Doors: -

Comments: Flexible business commercial zoning. Great location and visibility on Pacific Hwy S. Vehicle and equipment sales, service, repair and rental. Easy access to I-5, Hwy-18 and Hwy-167. 4,600 SF of service/shop space and 900 SF of sales/office. Paved, gated, fenced and very well lighted. Near downtown Federal Way, Link Light Rail Station, and Federal Way Crossings Shopping District. Call broker for rates.

Bruce Clarkson

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Occidental Business Park Building 1

2454 Occidental Ave S
Seattle, WA 98134

Listing Type: Lease
Available: Now

Total SF Available: 20,400 SF

Office SF: -
Divisible To: -
Zoning: IG1-U85
Clearance: -
Dock Doors: -
Grade Doors: -

Rate: \$12.00/SF/Yr + NNN

Comments: Divisible to two (2) spaces. Potential storage, secured, paved area, high car parking ratio for SODO. Flexible building modifications. Many different uses including office, assembly warehousing, and flex. Over 1,600 amps of electrical power. Contact broker for more details and rates.

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SDC Annex Building

5811 6th Ave S
Seattle, WA 98108

Listing Type: Lease
Available: Now

Total SF Available: 11,504 SF

Office SF: -
Divisible: Yes
Zoning: IG-2
Clearance: 18'
Dock Doors: -
Grade Doors: -
First Yr Introductory Rate: 6 months free, \$12.00/SF + NNN

Comments: Located in Seattle's vibrant Georgetown neighborhood. The property's corner location in the Design Center area gives tenants excellent visibility. The SDC Annex Building is easily accessible to all the major freeways with on/off ramps to I-5 and Hwy 99 less than 0.5 mile away. Many new Seattle restaurants nearby + strong retail services. Call broker for more information.

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