













INDUSTRIAL SPACE South King County






Last Updated
8/21/2019

Building Photo	Building Address	Suite	±Total SF (Office SF)	Rate PSF/Price (Shell/Office)	Comments	Contact
	Soos Creek Business Park 27522 Covington Way SE Covington, WA	Bldg A Bldg B	118,537 118,585	Call for rates	<ul style="list-style-type: none"> • For sale or lease; Q4 '19 Delivery • Opportunity for yard • GC Zoning • 30' clear height • ESFR Sprinklers; T-5 Lighting • Great visibility and access to Hwy-18 	Scott Price 253.779.2419 Joel Jones 253.779.2422
	Hill Industrial – Andover East 1201 Andover Park E Tukwila, WA		71,023	Call for rates	<ul style="list-style-type: none"> • NEW • 6 DH; 1 GL; 24' Clear Height • Located at entrance to Costco • Currently large showroom, can resort back to warehouse • Available 9/1/2019 	Michael Roy 206.787.1470 Joe Scalzo 206.787.1478
	Hill Industrial Park – 190D 18931 90 th Ave S Kent, WA		67,500 (1,200) Div to 27,000 or 40,500	Call for rates	<ul style="list-style-type: none"> • Available 1/1/20 • 1 GL; 20 DH; 24' clear height • Great, functional warehouse space on endcap • North Kent Valley location • Local ownership and management 	Michael Roy 206.787.1470 Joe Scalzo 206.787.1478
	Western Van 8521 S 190 th St Kent, WA		46,239 (3,255)	Call for rates	<ul style="list-style-type: none"> • Available 11/1/19 • 2 GL; 6 DH; 24' clear height • Ample truck maneuvering and trailer storage areas • North Kent Valley location • Local ownership and management 	Michael Roy 206.787.1470 Joe Scalzo 206.787.1478
	Park East 950 Andover Park E Tukwila, WA		41,550 Div to 7,000	Call for rates	<ul style="list-style-type: none"> • Fantastic exposure on Andover Park E • 4 DH; 1 GL; 16'-20' Clear height • Flexible space configurations • Generous TVC Zoning allows retail, office or industrial uses 	Kermit Jorgensen 206.787.1475 Michael Roy 206.787.1470
	1001 S 344th St Federal Way, WA	Ste 2	12,000 (948)	\$0.70/\$1.00	<ul style="list-style-type: none"> • 4 DH doors, 18' clear height • Available now <p><i>August Special – Full 5% Fee Payable upon lease execution</i></p>	Derrick Urquhart 253.779.2403

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	West Park (Sublease) 3320 W Valley Hwy N Auburn, WA	D-103	11,075 (1,516)	\$0.75 NNN	<ul style="list-style-type: none"> • NEW SUBLEASE • 1 GL; 2 DH; 30' clear • Heavy 3 phase power • High quality office finishes • Racking potential available • Sublease through 8/31/22 	Joel Jones 253.779.2422 Scott Price 253.779.2419
	Kent Corporate Park 22426 72 nd Ave S, Bldg D Kent, WA	22426	9,783 (792)	Call for rates NNN=\$0.21	<ul style="list-style-type: none"> • Available now • 3 DH; 1 GL; 24' Clear Height • 48' x 21' column spacing • ESFR sprinklers • Excellent access to Hwy-167 	Joel Jones 253.779.2422 Scott Price 253.779.2419
	Crown Building 104 49 th St NW Auburn, WA	101/102	9,000 (510)	\$0.73/\$0.90 NNN=\$0.23	<ul style="list-style-type: none"> • 2 GL; 24' Clear height • Ability to fully secure parking area • 277/480, 3-phase power • Each suite includes restroom • Available 9/1/2019 	Aaron Rosen 253.779.2418
	Kent Gypsum 233 Railroad Ave S Kent, WA		8,444 (1,800)	\$1,075,000	<ul style="list-style-type: none"> • UNDER CONTRACT • Versatile rail-served whse w/yard • 23,422 SF Land • 3 GL; 2 GL Rail; 16' Clear Height • Active exclusive BNSF rail spur • 3-sided covered structure • Zoned DCE, City of Kent 	Michael Roy 206.787.1470 Fletcher Farrar 206.787.1469
	C Street Building 3126 C St NE Auburn, WA		6,550 (550)	Call for rate	<ul style="list-style-type: none"> • Standalone building under new ownership • New improvements include refurbished office, exterior/interior paint, new GL doors (3), and new pavement • Easy loading • Abundant parking 	Jim Honan 206.787.1464 Griffin Day 206.787.1474
	Anderson Business Park 8614 S 222 nd St Kent, WA	8614 Bldg C	6,000 (600)	\$0.90 NNN NNN=\$0.25	<ul style="list-style-type: none"> • 3 GL doors; 16' clear height 	Griffin Day 206.787.1474

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	Campus Business Center 33749 9 th Ave S Federal Way, WA	D-33755	4,040 LEASED	\$0.85/SF/Mo, NNN	<ul style="list-style-type: none"> • West Campus office, retail and warehouse space • Near several amenities • Ample parking • Easy access to I-5, SR-18, SR-167 	Nick Ratzke 206.787.1469
		D-33749	2,512 (1,462)			Max White 206.787.1475
	Century Building 20021 – 80 th Ave S Kent, WA	C-6	3,383 (268)	\$2,876/mo, NNN NNN=\$1,048/mo	<ul style="list-style-type: none"> • Available 8/1/19 possibly sooner 	Griffin Day Fletcher Farrar Kermit Jorgensen 206.787.1800
	Century Commerce Center 19622 70 th Ave S Kent, WA	1-6	3,230 (336)	\$2,745/Mo, NNN NNN=\$969/mo	<ul style="list-style-type: none"> • Available now • 1 GL door 	Griffin Day 206.787.1474 Fletcher Farrar 206.787.1469
	Ninth Avenue Center 34004-34016 9 th Ave S Federal Way, WA	C-11	1,700	\$0.75 Blended NNN	<ul style="list-style-type: none"> • Access to I-5, SR 18, and SR 167 • Flexible build-out • Abundant parking • Unit C-11 available 5/1/2019; 1 DH 	Nick Ratzke 253.779.2414 Max White 206.787.1463
	West Valley Business Park 19226 6 th Ave S Kent, WA 98032	L-102	1,400 (759)	\$1.04, NNN (\$1,460/Mo)	<ul style="list-style-type: none"> • NEW SUBLEASE • Short term flex space in prime Kent location • 14' clear height; 1 GL door • Sublease expires 8/31/20 	Griffin Day 206.787.1474