




















Building Photo	Building Address	±Total Size	Rate PSF/Price	Zoning	Comments	Contact
PIERCE COUNTY						
	Narrows Ridge 3230 N Narrows Dr Tacoma, WA	46.32 Acres	\$7,900,000	Residential	<ul style="list-style-type: none"> • 62-lot planned high-end residential community with gated access • Mix of partial and complete view lots • Preliminary plat, SEPA, site plan, grading plan, and all geotechnical completed • Access to all major utilities • Well located, active community center 	Derrick Urquhart 253.779.2403
	Former Lakewood Gravel Pit I-5 & 47 th St SW Lakewood, WA	29.08 Acres	TBD	IBP	<ul style="list-style-type: none"> • 500,000 - 600,000 SF development opportunity • I-5 Frontage • Great freeway access • Easy access • Good truck maneuverability 	Bruce Valentine 253.779.2400 Nick Ratzke 253.779.2414
	20115 & 20317 Meridian E Graham, WA	23.69 Acres	<u>Sale</u> \$1,000,000 <u>Lease</u> \$8,000/Mo, NNN	Rural 5	<ul style="list-style-type: none"> • 2 parcels • 3,300 SF shop building on lot • 4 acres of fenced yard • Apx 27,000 cars/day on Meridian E • Additional 1 acre available 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	Orchard Street Land S Orchard & Emerson St Fircrest, WA	20.35 Acres	\$2,925,000		<ul style="list-style-type: none"> • PENDING • 13 parcels of undeveloped land, one of the largest undeveloped assemblies in Fircrest • Frontage on Orchard St • Zoning: Residential-4 Conservation • Easy access to freeway and lots of amenities 	Trevor Kovich 253.779.2408

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	14401 Pacific Avenue Tacoma, WA	± 14.21 Acres	TBD	Activity Center	<ul style="list-style-type: none"> Great development site Over 32,000 cars per day on Pacific Ave 	Theron Meier 253.779.2426
	5804 384th St E Eatonville, WA	9.11 Acres	\$700,000 Lease house and buildings for \$5,000/mo, NNN	R10	<ul style="list-style-type: none"> 4 Industrial Buildings = 26,552 SF 6 GL doors; 18' clear height 2,078 SF House Perfect for contractor use 3 parcels 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	54th & 20th St Land Fife, WA	8.22 Acres	\$8,946,125	Mixed Use	<ul style="list-style-type: none"> 8.22 Acres (357,845 SF) Zoning: Community Mixed Use Property across from Fife City Hall Land fronting 20th can be purchased separately 	Derrick Urquhart 253.779.2403 Aaron Rosen NAI-PSP 253 203 1319
	7519 48th St E Fife, WA	5.86 Acres	\$1,850,000	CC Community Commercial	<ul style="list-style-type: none"> PENDING Single family home on site could be used as office Great location for a construction contracting company Five minutes from freeway 	Amanda Bruce 253.779.2434 Bruce Valentine 253.779.2400
	Freeman Road Property 4723 Freeman Rd E Puyallup, WA	5.41 Acres	\$1,650,000 \$7.00/SF	EC Employment Center Heavy Industrial	<ul style="list-style-type: none"> UNDER CONTRACT Contractor yard Current state of the property is a farm No entitlements, SEPA process starting Located within the 100-year flood plain Potential for modular office Fronts future SR-167 extension 	Briana Hickey 253.779.2424 Scott Price 253.779.2419
	McKenna Development Site 35029 90th Ave S 9020 351st St St Roy, WA	4.99 Acres	Make Offer!	Rural Activity Center	<ul style="list-style-type: none"> Divisible to 2.5 acres Two separate parcels Parcels can be sold together or individually All utilities are to site 	Theron Meier 253.779.2426

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	197th & Mountain Hwy East Spanaway, WA	4.85 Acres	\$700,000	CE	<ul style="list-style-type: none"> Two parcels 25,000 cars/day on Mountain Hwy E 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	Frederickson Place Retail 176th St E & Canyon Frederickson, WA	95,663 SF 54,679 SF 30,062 SF 29,409 SF 27,834 SF	\$1,950,000 TBD \$692,000 \$750,000 \$595,000	ES (Employment Services)	<ul style="list-style-type: none"> Retail pads or build-to-suit for sale/lease Prime corner location Directly across from Canyon Cross retail center Major traffic corridor Rapid housing growth <p>Other committed businesses: <i>Taco Bell, Auto Zone, Carl's Jr.</i></p>	Scott Price 253.779.2419 Mike Avila Pacific Rim Real Estate 253.961.4305
	21509 Mountain Hwy E Spanaway, WA	1.62	\$600,000	MUD	<ul style="list-style-type: none"> Redevelopment lot 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	18001 Canyon Rd E Frederickson, WA	± 1.21 Acres	\$300,000	EC	<ul style="list-style-type: none"> Great laydown yard for small contractor 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	Puyallup Industrial Lot 412 23rd St SE Puyallup, WA	49,311 SF (1.13 Acres)	\$800,000	ML Limited Mfg	<ul style="list-style-type: none"> Square lot configuration Lot is cleared and level Easy access to Hwy-167 and Hwy-512 	Kermit Jorgensen 206.787.1475 Jim Honan 206.787.1464

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	Sidhu Property XXX 38 th Ave E Frederickson, WA	42,689 SF (.98 Acres)	\$490,000	EC	<ul style="list-style-type: none"> • Yard 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
	1824 S Meridian Puyallup, WA	39,640 SF	\$575,000	RM-20	<ul style="list-style-type: none"> • 1,728 SF office/retail building on site • Excellent location on Meridian near Good Samaritan Hospital • Easy access to/from the SR-512 • Traffic counts 29,231+ vehicles per day • Showings by appointment only 	Briana Hickey 253.779.2424 Amanda Bruce 253.779.2434
	Front Street Dev Site 9402 Front St S Lakewood, WA	34,414 SF	\$230,000	AC1	<ul style="list-style-type: none"> • Undeveloped land w/apx 163' or I-5 exposure • Site located just minutes from SR-512 & I-5 • AC1 zoning allows for a variety of uses including contractor yards, warehousing, motor vehicle sales/rental/repair and more 	Trevor Kovich 253.779.2408
	11605-11619 Pacific Hwy SW Lakewood, WA	29,676 SF	\$700,000		<ul style="list-style-type: none"> • Car lot across from Lakewood Ford • 4,208 SF Building 	Theron Meier 253.779.2426 Harvey Widman Realty Connections 253.531.4515
KITSAP COUNTY						
	Mattress Ranch Surplus Land 3270 W State Hwy 16 Port Orchard, WA	1.52 Acres	\$700,000	10-30 DU/AC	<ul style="list-style-type: none"> • 1,632 SF shed on property • Hwy-16 frontage • Zoned low intensity commercial 	Theron Meier 253.779.2426

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LEWIS COUNTY						
	Industrial Site 122 & 126 Halliday Road Centralia, WA	24.92 Acres	\$700,000		<ul style="list-style-type: none"> Fenced premises with shop building Plenty of truck parking Loading dock 2 miles east of Pearl on Little Hanaford Rd Adjacent +/- 5 acre lot also available 	<p>Theron Meier 253.779.2426</p> <p>Harvey Widman Realty Connections 253.531.4515</p>
	Rose Valley 26 NE Median St Chehalis, WA	1.76 Acres	TBD For Sale/Lease		<ul style="list-style-type: none"> BTS retail/office/commercial on corner lot BTS size 5,000 – 20,000 SF High traffic counts on Kresky Ave Excellent location with quick access to I-5 Ownership will build-to-suit Long-term land lease possible Nearby many amenities 	Kermit Jorgensen 206.787.1475
SKAGIT COUNTY						
	Cascade Industrial Park 148XX McFarland Rd Mount Vernon, WA	45.5 Acres 32.5 Acres 18.5 Acres 11.7 Acres 6.9 Acres 4.0 Acres 3.8 Acres 3.8 Acres 2.3 Acres	TBD \$8.95/sf \$8.95/sf \$4,561,385 2,690,048 \$1,559,448 \$1,481,476 \$1,481,476 \$896,683	Bayview Heavy Industrial	<ul style="list-style-type: none"> Fully entitled industrial lots Ready for construction Common storm water system for all lots All utilities to site Lots filled and graded Rail service possible for lots 2 through 6 	<p>Kermit Jorgensen 206.787.1475</p> <p>Scott Price 253.779.2419</p> <p>Mike Avila Pacific Rim Real Estate 253.961.4305</p>