












| 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"> • PENDING • 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

- 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

Theron Meier
253.779.2426

Harvey Widman
Realty Connections
253.531.4515

SKAGIT COUNTY



Cascade Industrial Park
148XX McFarland Rd
Mount Vernon, WA

| | |
|------------|-------------|
| 45.5 Acres | TBD |
| 28.7 Acres | \$8.95/sf |
| 18.5 Acres | \$8.95/sf |
| 11.7 Acres | \$4,561,385 |
| 6.9 Acres | 2,690,048 |
| 4.0 Acres | \$1,559,448 |
| 3.8 Acres | \$1,481,476 |
| 2.3 Acres | \$896,683 |

Bayview Heavy
Industrial

- 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

Kermit Jorgensen
206.787.1475

Scott Price
253.779.2419

Mike Avila
Pacific Rim Real Estate
253.961.4305