

# LAKEWOOD INDUSTRIAL PARK

WWW.LAKEWOODINDPARK.COM

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



## AVAILABILITY

Building	Suite	Shell SF	Office SF
19	Entire Building	106,720 SF	3,977 SF
26	A	44,890 SF	1,763 SF
22	B	18,750 SF	1,115 SF
15	B	13,130 SF	869 SF
22	A	7,500 SF	486 SF
21	A	2,500 SF (office only)	2,500 SF
Yard 26	N/A	28,500 SF (trailer yard)	N/A



## PROPERTY FEATURES

- 28-building business park totaling over 2,400,000 square feet of distribution, warehouse and manufacturing facilities
- Excellent location adjacent to I-5 and SR-512
- Spacious truck maneuverability within the park
- On site property management
- Foreign Trade Zone #86 designation
- Fiber Optic internet from Comcast & Century Link
- 10 miles to Port of Tacoma
- Extra trailer parking located within the Park
- Heavy Power available



**SCOTT PRICE**  
D: 253.779.2419  
C: 253.279.3710  
sprice@neilwalter.com

**THERON MEIER**  
D: 253.779.2426  
C: 253.988.2649  
tmeier@neilwalter.com

**BRUCE VALENTINE**  
D: 253.779.2400  
C: 253.606.4830  
bvalentine@neilwalter.com



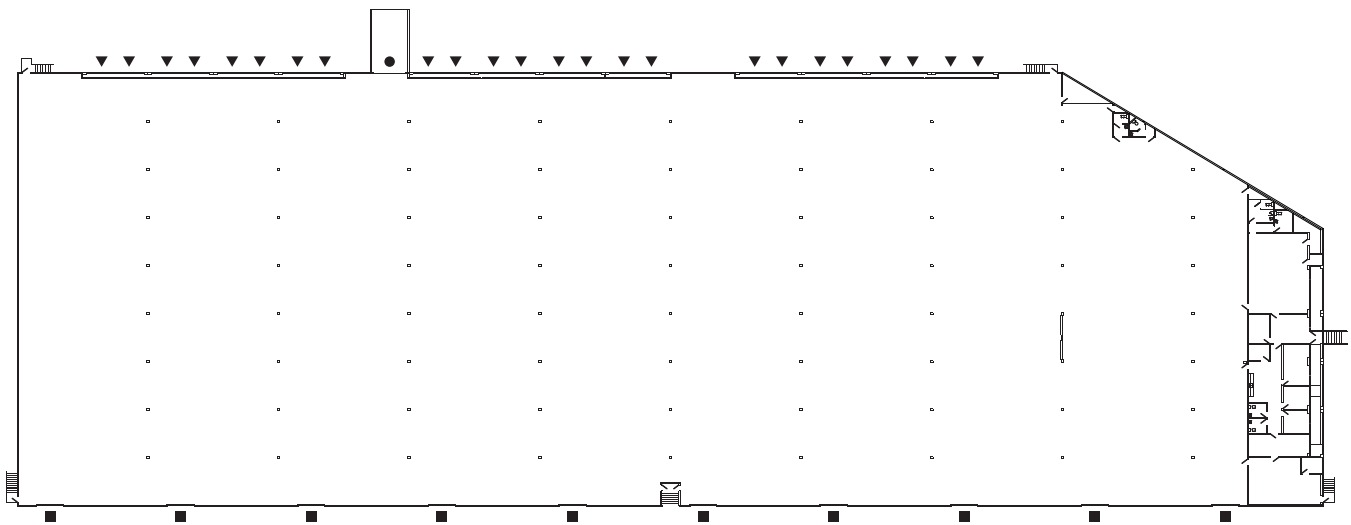
All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



Building	Suite	Shell SF	Office SF	NNN Rate
19	Entire Building	106,720 SF	3,977 SF	\$0.28/SF
Comments: 55,000 SF of Yard; 24 DH Positions; 1 GL Door; 10 Rail Doors; 2,000 Amp, 480/277V, 3-Phase; Available Now				



## SCOTT PRICE

D: 253.779.2419

C: 253.279.3710

sprice@neilwalter.com

## THERON MEIER

D: 253.779.2426

C: 253.988.2649

tmeier@neilwalter.com

## BRUCE VALENTINE

D: 253.779.2400

C: 253.606.4830

bvalentine@neilwalter.com

1940 East D St #100

Tacoma, WA 98421

253.779.8400

www.neilwalter.com

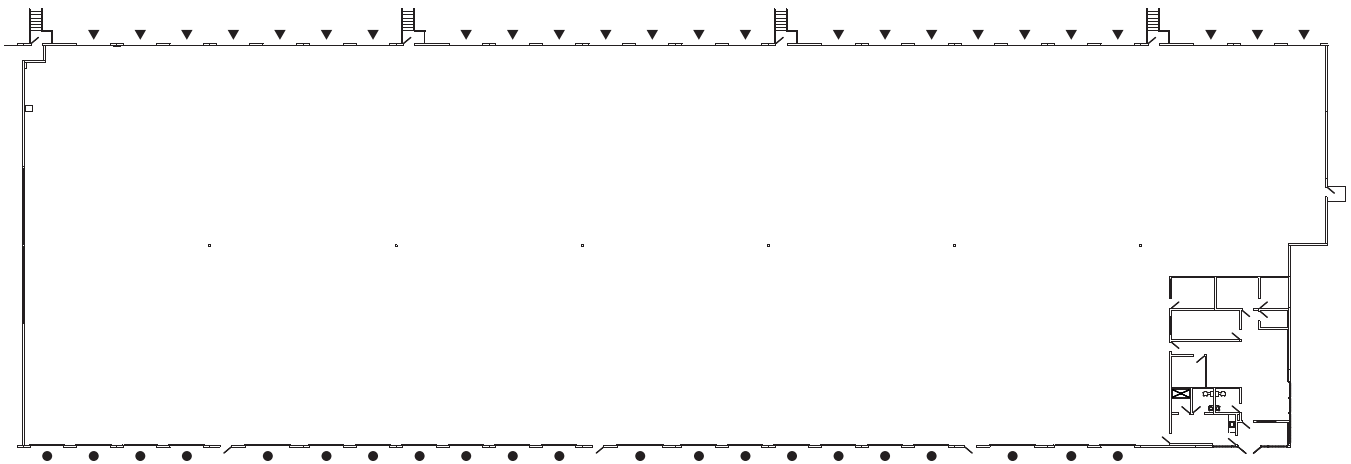
All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



Building	Suite	Shell SF	Office SF	NNN Rate
26	A	44,890 SF	1,763 SF	\$0.28/SF
Comments: 24 DH Doors; 21 GL Doors; Available Now				



**SCOTT PRICE**  
D: 253.779.2419  
C: 253.279.3710  
sprice@neilwalter.com

**THERON MEIER**  
D: 253.779.2426  
C: 253.988.2649  
tmeier@neilwalter.com

**BRUCE VALENTINE**  
D: 253.779.2400  
C: 253.606.4830  
bvalentine@neilwalter.com

1940 East D St #100  
Tacoma, WA 98421  
253.779.8400  
www.neilwalter.com

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.



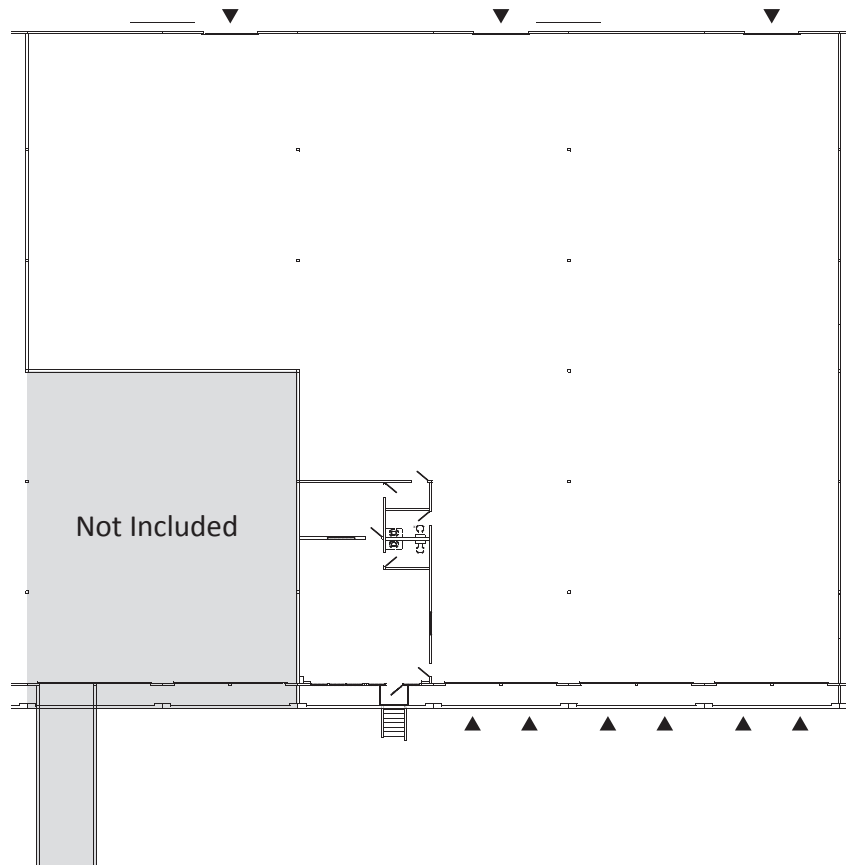
# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



Building	Suite	Shell SF	Office SF	NNN Rate
22	B	18,750 SF	1,115 SF	\$0.28/SF

Comments: 9 DH Doors; Optional 12,632 SF trailer yard available for lease



**SCOTT PRICE**  
D: 253.779.2419  
C: 253.279.3710  
sprice@neilwalter.com

**THERON MEIER**  
D: 253.779.2426  
C: 253.988.2649  
tmeier@neilwalter.com

**BRUCE VALENTINE**  
D: 253.779.2400  
C: 253.606.4830  
bvalentine@neilwalter.com

1940 East D St #100  
Tacoma, WA 98421  
253.779.8400  
www.neilwalter.com

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

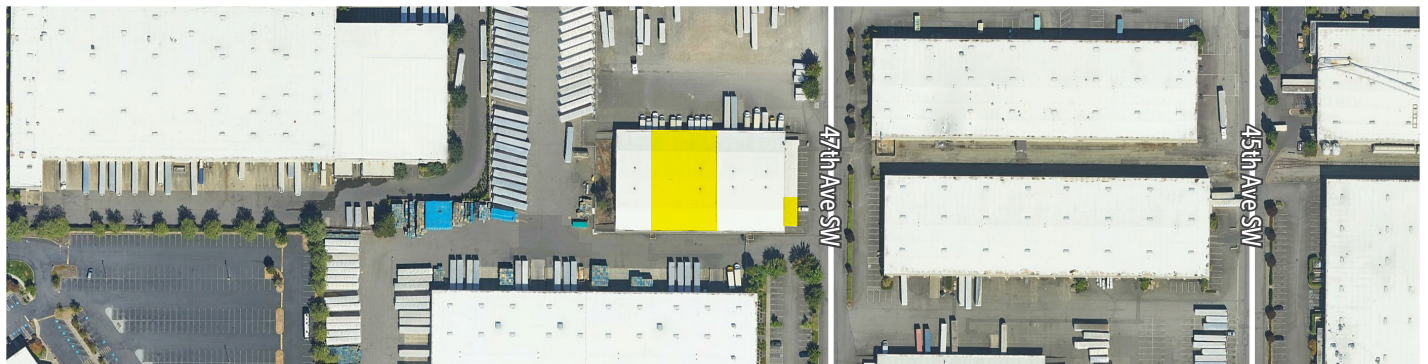
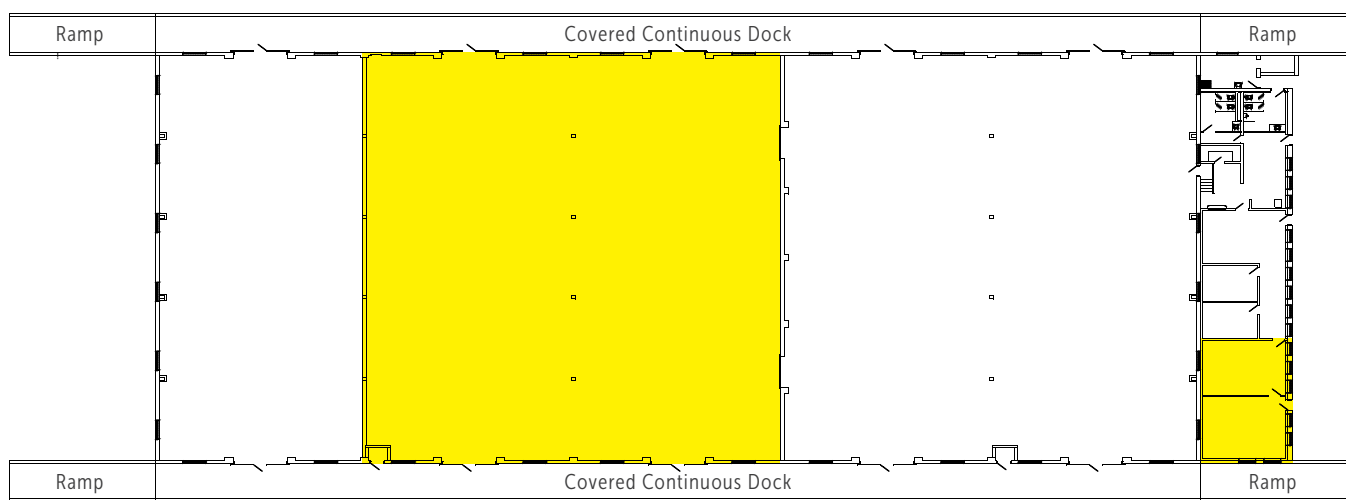
# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



NEIL WALTER  
COMPANY

Building	Suite	Shell SF	Office SF	NNN Rate
15	B	13,130 SF	869 SF	\$0.28/SF
Comments: 869 SF office is not adjacent to the warehouse; Available Now				



## SCOTT PRICE

D: 253.779.2419

C: 253.279.3710

sprice@neilwalter.com

## THERON MEIER

D: 253.779.2426

C: 253.988.2649

tmeier@neilwalter.com

## BRUCE VALENTINE

D: 253.779.2400

C: 253.606.4830

bvalentine@neilwalter.com

1940 East D St #100

Tacoma, WA 98421

253.779.8400

www.neilwalter.com

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

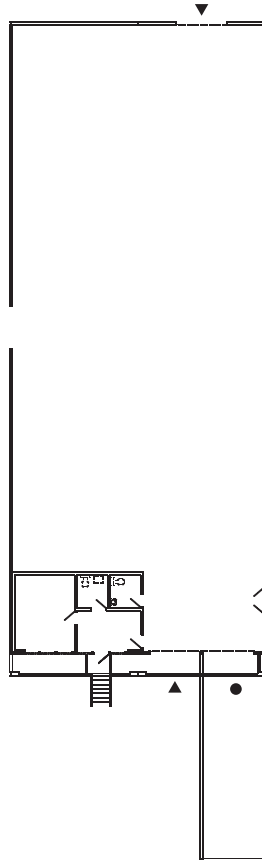
# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



Building	Suite	Shell SF	Office SF	NNN Rate
22	A	7,500 SF	486 SF	\$0.28/SF

Comments: 2 DH Doors; 1 GL Door; Optional 12,632 SF trailer yard available for lease



## SCOTT PRICE

D: 253.779.2419

C: 253.279.3710

sprice@neilwalter.com

## THERON MEIER

D: 253.779.2426

C: 253.988.2649

tmeier@neilwalter.com

## BRUCE VALENTINE

D: 253.779.2400

C: 253.606.4830

bvalentine@neilwalter.com

1940 East D St #100

Tacoma, WA 98421

253.779.8400

[www.neilwalter.com](http://www.neilwalter.com)

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

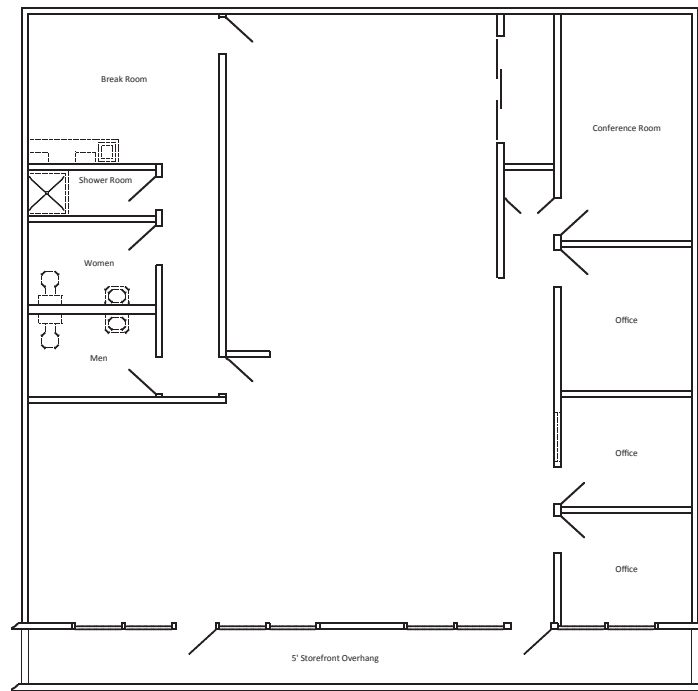
# LAKEWOOD INDUSTRIAL PARK



NEIL WALTER  
COMPANY

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA

Building	Suite	Shell SF	Office SF	NNN Rate
21	A	2,500 SF (office only)	2,500 SF	\$0.28/SF
Comments: Available now				



**SCOTT PRICE**  
D: 253.779.2419  
C: 253.279.3710  
sprice@neilwalter.com

**THERON MEIER**  
D: 253.779.2426  
C: 253.988.2649  
tmeier@neilwalter.com

**BRUCE VALENTINE**  
D: 253.779.2400  
C: 253.606.4830  
bvalentine@neilwalter.com

1940 East D St #100  
Tacoma, WA 98421  
253.779.8400  
www.neilwalter.com

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.



# LAKEWOOD INDUSTRIAL PARK

100TH ST SW & 47TH AVE SW | LAKEWOOD, WA



Building

Yard Size

Lease Rate

Yard 26

28,500 SF

\$0.25/SF

Comments: Striped for trailers; Parcels 4001310010 & 4001310020



**SCOTT PRICE**

D: 253.779.2419

C: 253.279.3710

sprice@neilwalter.com

**THERON MEIER**

D: 253.779.2426

C: 253.988.2649

tmeier@neilwalter.com

**BRUCE VALENTINE**

D: 253.779.2400

C: 253.606.4830

bvalentine@neilwalter.com

1940 East D St #100

Tacoma, WA 98421

253.779.8400

[www.neilwalter.com](http://www.neilwalter.com)

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.