

# LAKWOOD INDUSTRIAL PARK

WWW.LAKEWOODINDPARK.COM

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

## INDUSTRIAL SPACE - 100TH STREET FRONTAGE



### AVAILABILITY

Building	Suite	Shell SF	Office SF
9	Entire Building	75,000 SF (Divisible)	1,728 SF
26	A	44,890 SF	1,763 SF
15	B	13,130 SF	869 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
9	Entire Building	75,000 SF (Divisible)	1,728 SF	\$0.24/SF
Comments: 3 GL doors; 22 DH doors (6 rail served); 10 pit levelers; Available 5/1/2024				



**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

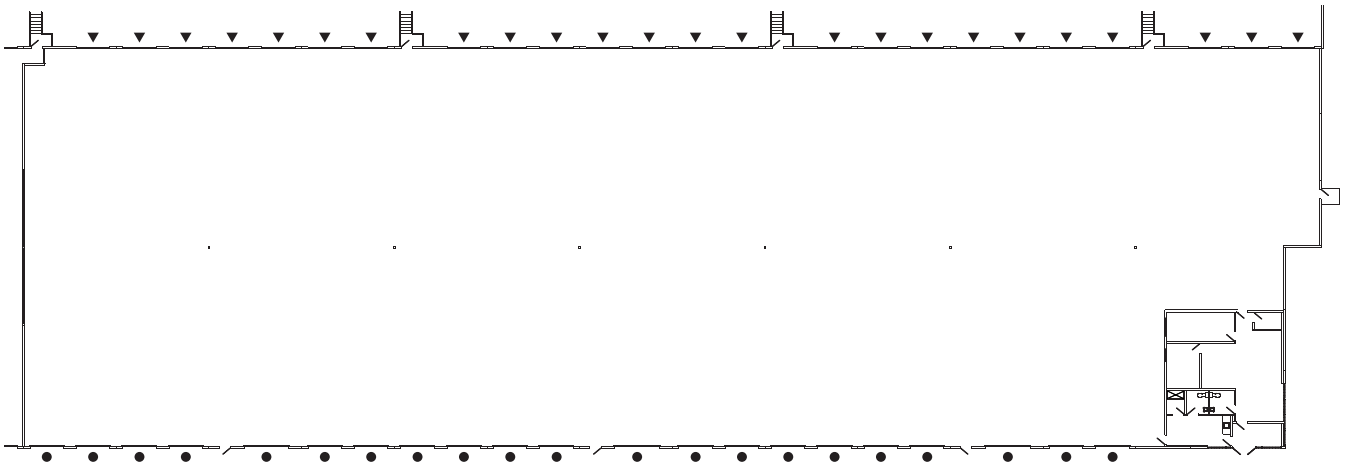
1940 East D St #100  
 Tacoma, WA 98421  
 253.779.8400  
 www.neilwalter.com

# 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	\$0.24/SF
Comments: 24 DH doors; 21 GL door; Available 4/15/2024				



**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

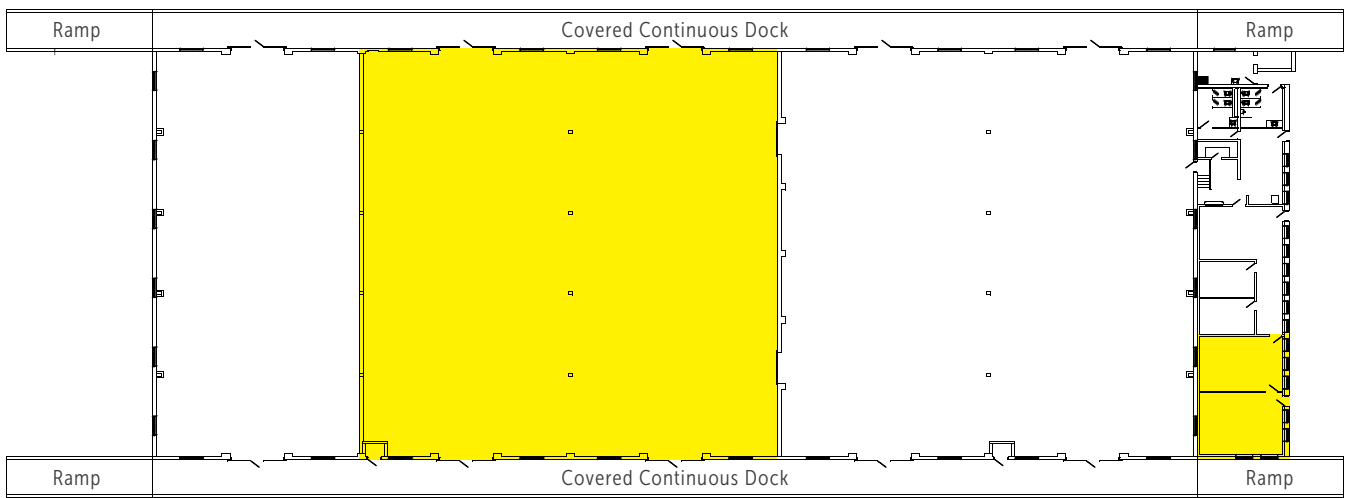
All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation 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
15	B	13,130 SF	869 SF	\$0.24/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

# 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