

# CENTURY COMMERCE CENTER

SOUTH 196TH ST & 70TH AVE S | KENT, WA

FOR LEASE

professionally managed/owned by:



WAREHOUSE/OFFICE SPACE AVAILABLE



CALL BROKERS FOR RATES

Centrally located in Kent, this seven building, 113,166 square foot office and warehouse property offers easy access to I-5, I-405 and SR-167.

With units ranging between 1,900 and 11,000 square feet, Century Commerce Center is able to accommodate your business needs!

## PROPERTY FEATURES:

- Small bays with office area and restrooms
- Grade-level loading (12'x14')
- Flexibility for industrial users
- 208-V, 3-P power
- 14' - 20' ceiling height for most bays
- Insulated buildings
- Close proximity to major highways



**SPENCER MEAD**  
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**GRIFFIN DAY**  
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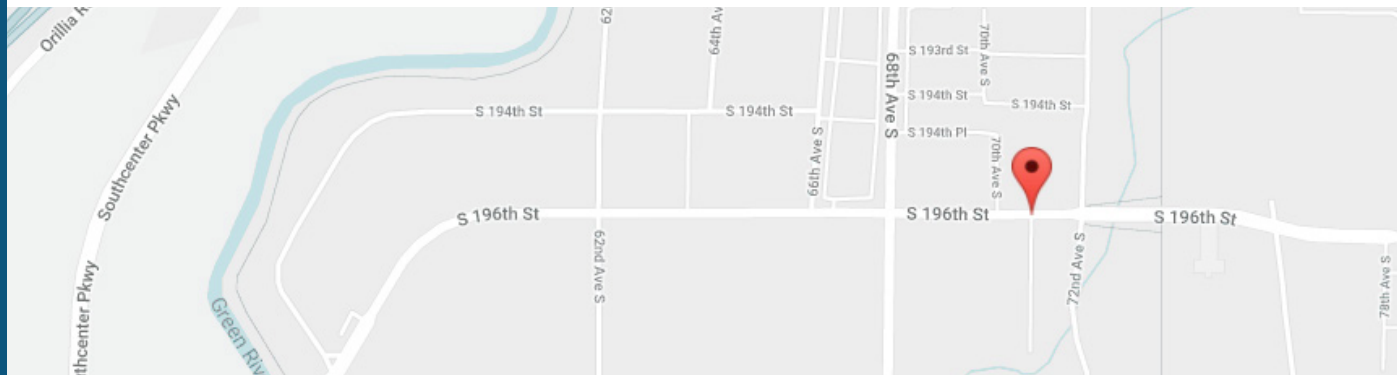
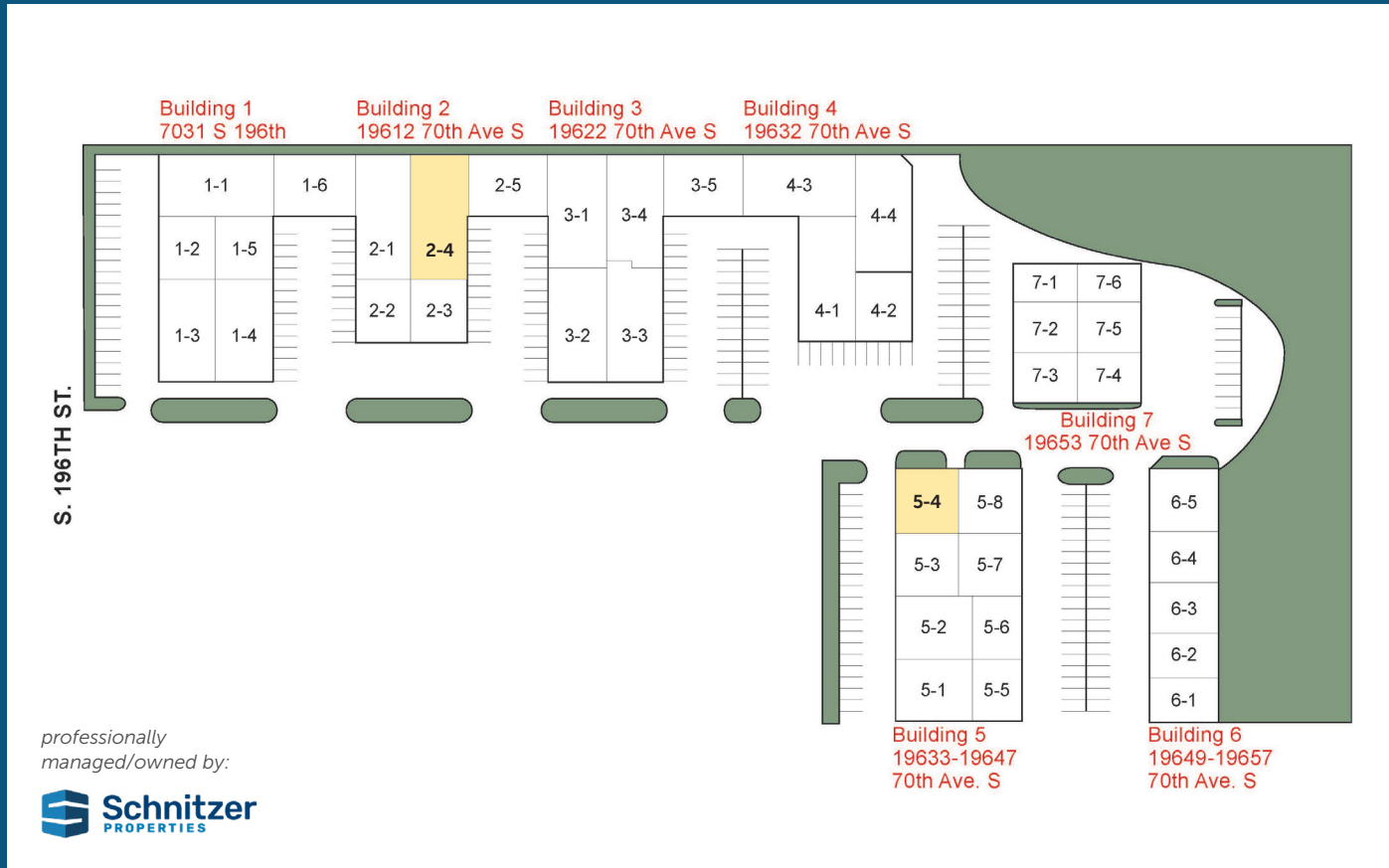
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## Current Lease Opportunities

Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
2-4	4,516	396	\$1,671	Available with 30 days notice; 1 GL door
5-4	2,500	415	\$925	Available 8/15/2023; 1 GL door

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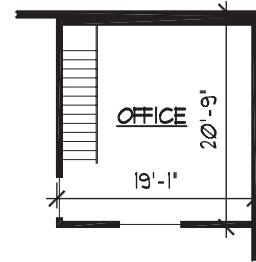


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Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
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2-4	4,516	396	\$1,671	Available with 30 days notice; 1 GL door
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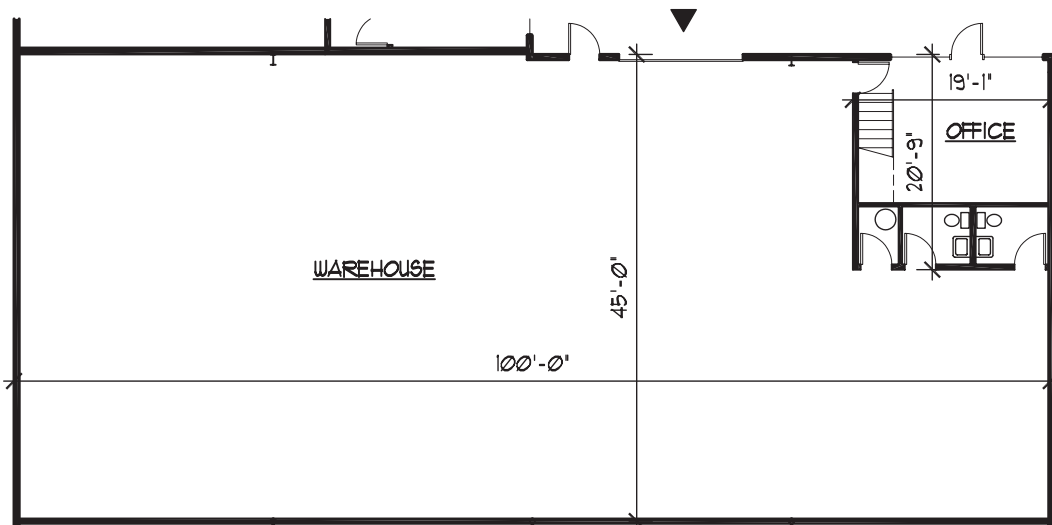


## UNIT 4 MAIN FLOOR PLAN

1/16" = 1'-0"  
 TOTAL AREA MAIN FLOOR = APPROX. 4,516 sf  
 WAREHOUSE AREA = 4,120 sf  
 OFFICE AREA = 396 sf

## MEZZ. FLOOR PLAN

1/16" = 1'-0"  
 MEZZ. AREA = 396 sf



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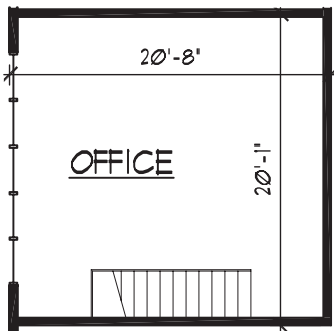
Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
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5-4	2,500	415	\$925	Available 8/15/2023; 1 GL door
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## MEZZ. FLOOR PLAN

3/32" = 1'-0"

MEZZANINE OFFICE AREA = 415 sf



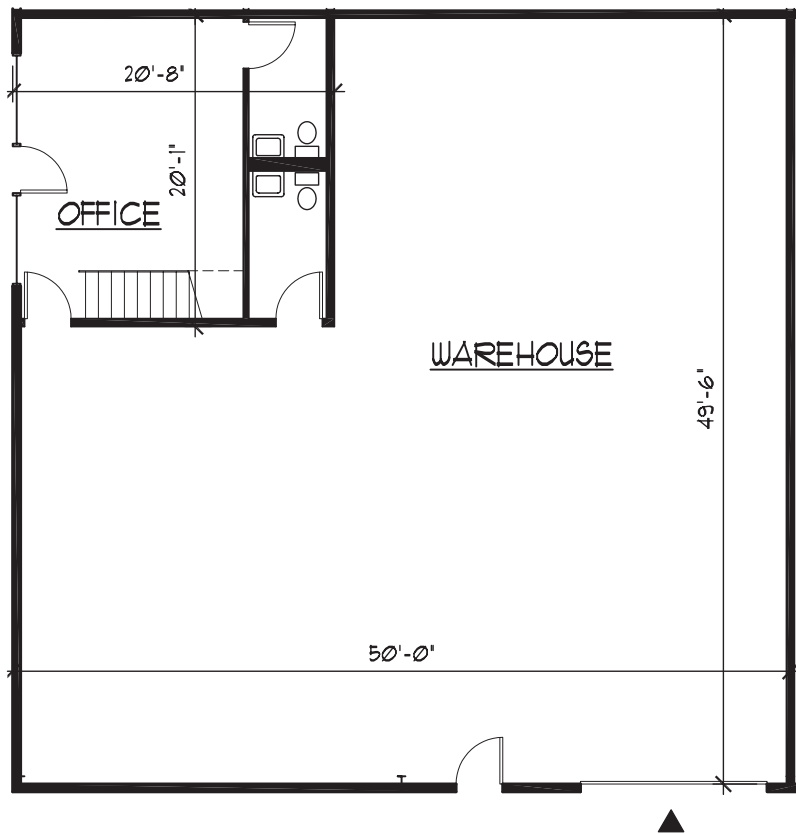
## UNIT 4 MAIN FLOOR PLAN

3/32" = 1'-0"

TOTAL AREA MAIN FLOOR = APPROX. 2,500 sf

WAREHOUSE AREA = 2,085 sf

OFFICE AREA = 415 sf



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