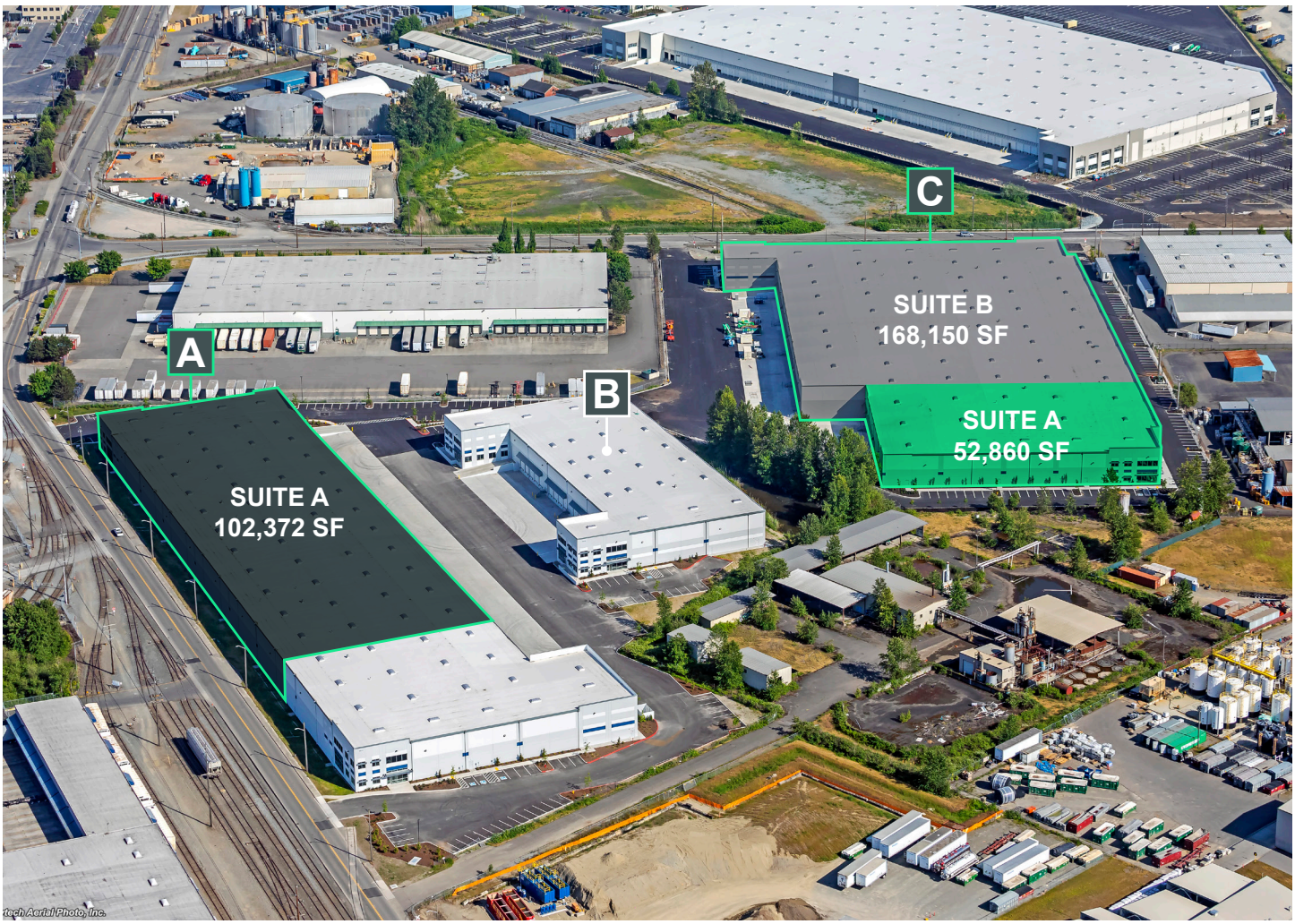
CBRE Investment Management

http://www.cbreim.com/logistics

Portside North/ South

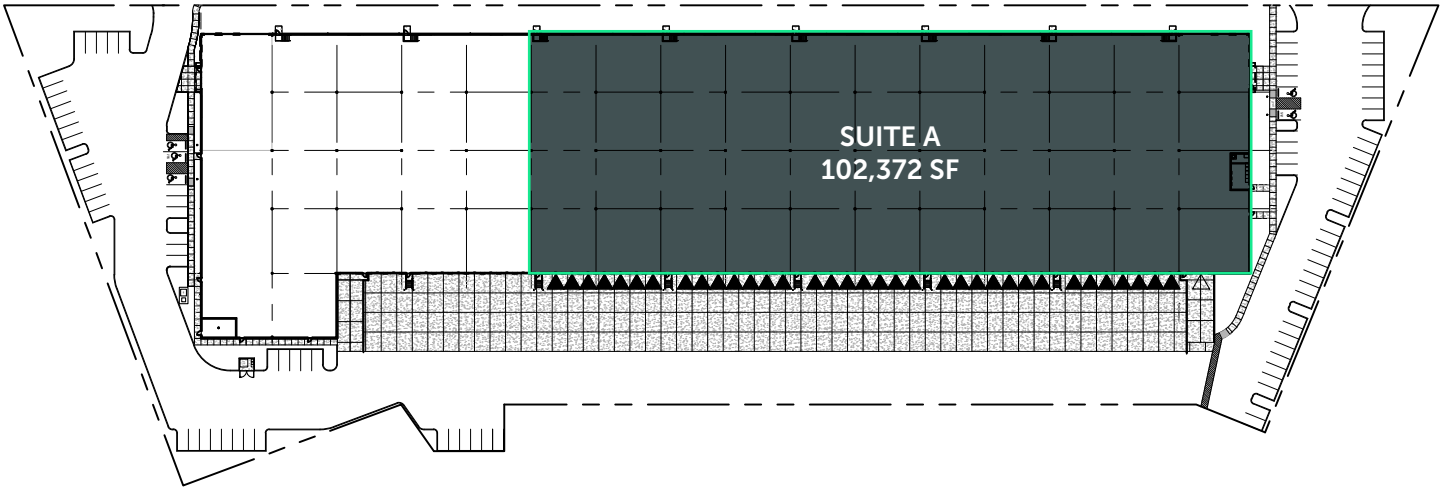
52,860 SF to 221,010 SF

3401 Lincoln Ave & 1514 Taylor Way
Tacoma, WA 98421



Located at 3401 Lincoln Ave & 1514 Taylor Way, Buildings A & C are concrete tilt-up industrial facilities featuring 50' x 50' column spacing, ESFR sprinkler systems, with 250 PSF floor load capacity. The property is zoned PMI (Port Maritime & Industrial), supporting a wide range of heavy industrial and maritime-related uses within the Port of Tacoma. SR-167 Expressway between I-5 and SR-509 near the Port of Tacoma is now open providing a more reliable and faster trip.

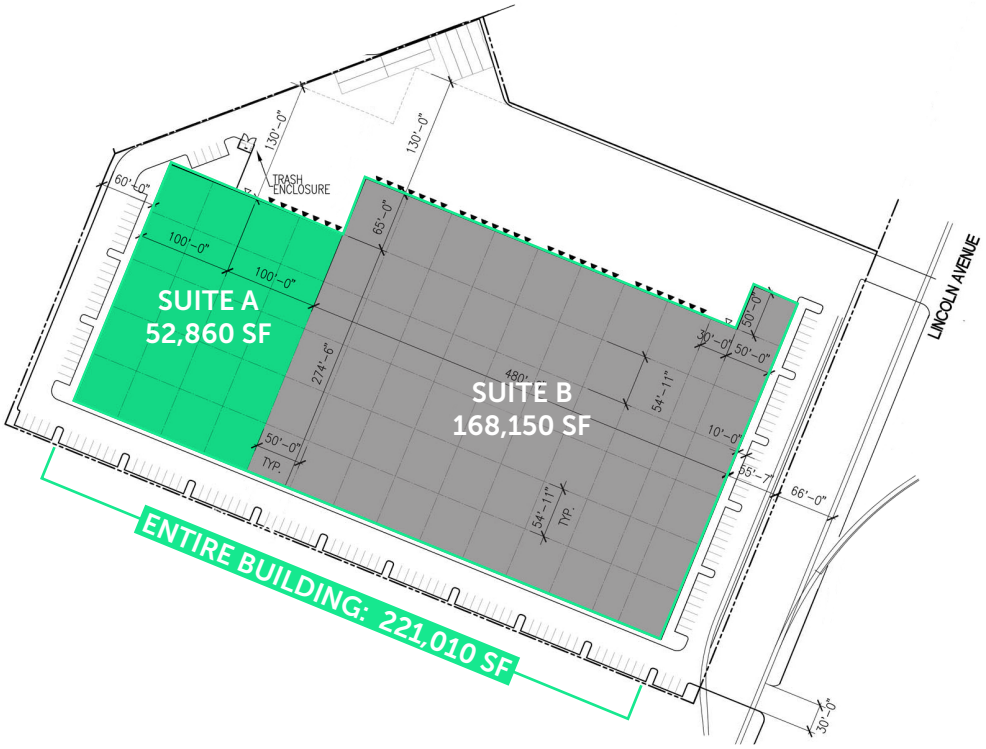
Building A



Building A	
Suite	Suite A
Size Available	102,372 SF
Office Space	TBD
Grade Level	1
Dock High	35
Power	400 Amps
Rail	Rail access available (Tacoma Rail)
Clear Height	30’
Lighting	T5 w/motion sensors

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Building C



Building C			
Suite	Suite A	Suite B	Entire Building
Size Available	52,860 SF	168,150 SF	221,010 SF
Office Space	1,500 SF	3,000 SF	4,500 SF
Grade Level	1	1	2
Dock High	7	26	33
Power	600 Amps	1,200 Amps	2,000 Amps
Clear Height	32’	32’	32’
Parking	150 Stalls (entire building)	150 Stalls (entire building)	150 Stalls (entire building)
Trailer Parking	Yes	Yes	Yes
Lighting	LED	LED	LED
Available	Now	Now	Now

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