

# COVINGTON FULFILLMENT CENTER

27631 Covington Way SE | Covington, WA

93,600 SF BUILDING WITH 7.85 ACRES OF YARD

AVAILABLE

Highway 18



EXCLUSIVELY MARKETING BY:

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# COVINGTON FULFILLMENT CENTER

Located just 6.4 miles from downtown Kent and conveniently positioned adjacent to Highway 18 with direct access to both I-90 and SR 167, the Covington site offers an unique opportunity to occupy a specialized building in the extremely competitive South King County Industrial Market.

<b>Address</b>	27631 Covington Way SE Covington, WA 98042
<b>Bldg. SF</b>	93,600 SF Footprint (96,100 SF including Mezz) 2,500 SF Spec Office + 2,500 SF Mezz Structure (Expandable up to 5,000 SF)
<b>Yard Area</b>	7.85 acres (342,146 SF)
<b>Loading</b>	32 DH and 2 GL
<b>Clearance</b>	32'
<b>Parking</b>	358 Trailer stalls / 115 Auto Stalls
<b>Lot Size</b>	19.74 acres Ability to fence and secure entire site
<b>Visibility</b>	Highway 18
<b>Highlights</b>	No local B&O tax, ESFR sprinkler system, 6" concrete slab, LEED certified, 52' x 60' typical column spacing
<b>Available For Lease</b>	Owner/user sale may be considered



# SITE PLAN



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# AREA OVERVIEW



→ INGRESS

← EGRESS

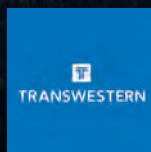
East ↑  
Highway 18  
West ↓

19.74  
ACRES



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OWNED BY:



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