

# CENTURY COMMERCE CENTER

AVAILABLE FOR LEASE

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

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**  
206.787.1476  
smead@neilwalter.com

**GRIFFIN DAY**  
206.261.4012  
gday@neilwalter.com

*professionally  
managed/owned by:*



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# CENTURY COMMERCE CENTER

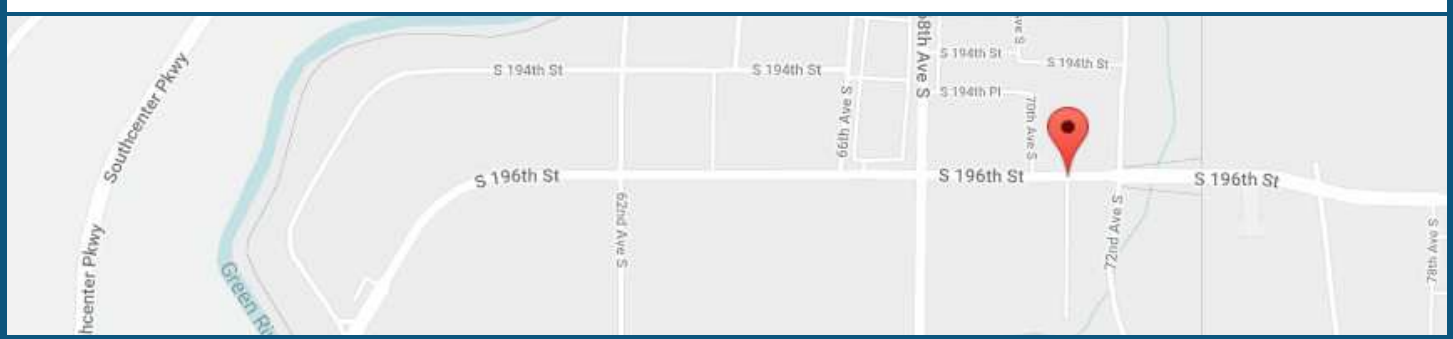
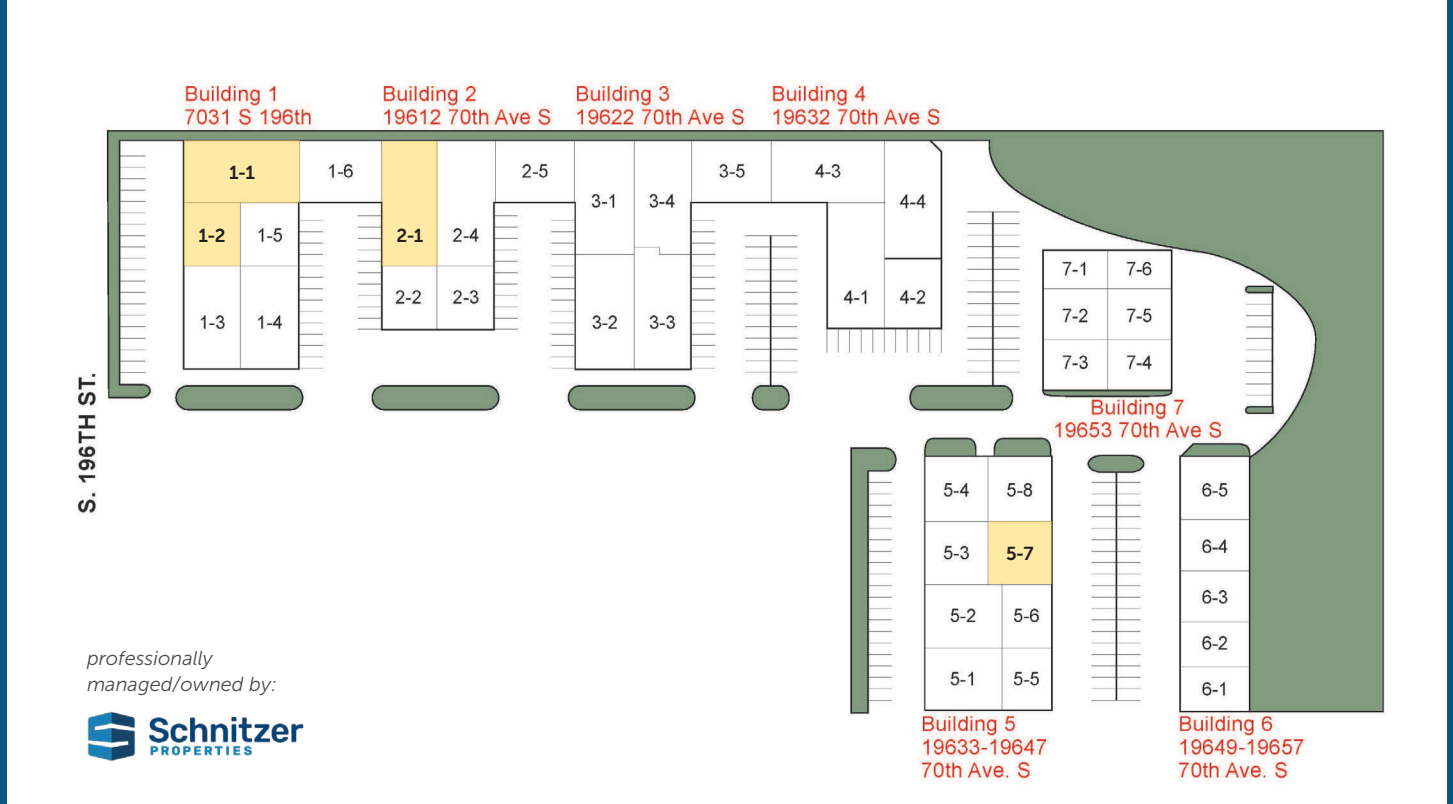
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## Current Lease Opportunities

Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
1-1	4,490 SF	425 SF + Mezz	\$1,758	Available 12/1/24; 1 GL door
2-1	4,435 SF	395 SF + Mezz	\$1,737	Available 7/1/24; 1 GL door
5-7	2,505 SF	394 SF + Mezz	\$981	Available 10/1/24; 1 GL door
1-2	2,273 SF	286 SF	\$890	Available 8/1/24; 1 GL door

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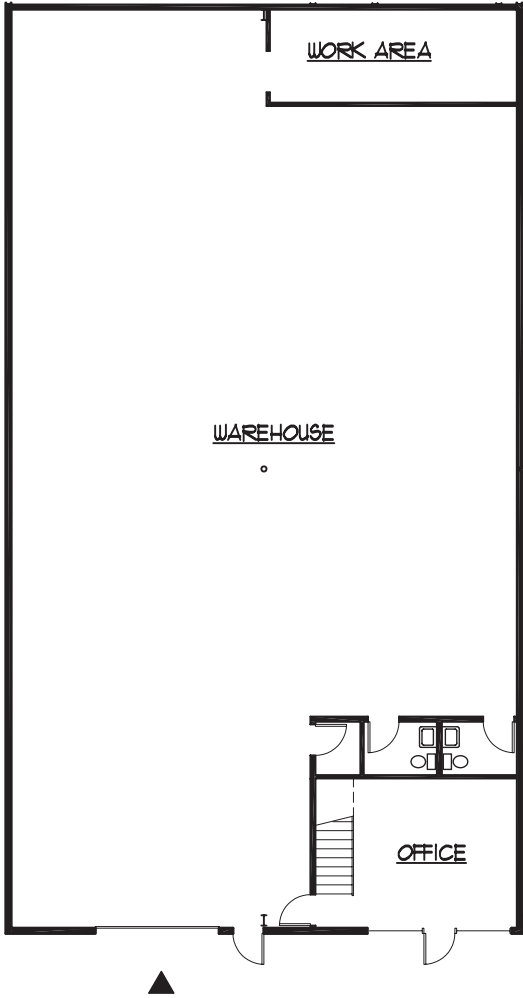
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Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
1-1	4,490 SF	425 SF + Mezz	\$1,758	Available 12/1/24; 1 GL door



**BAY 1 MAIN FLOOR PLAN**



**MEZZ. FLOOR PLAN**

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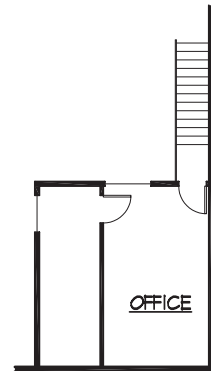
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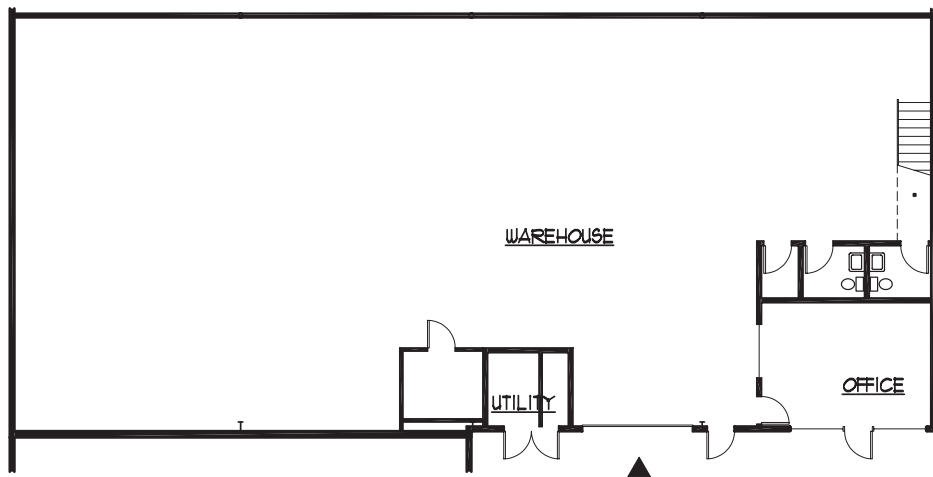


Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
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2-1	4,435 SF	395 SF + Mezz	\$1,737	Available 7/1/24; 1 GL door
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**MEZZ. FLOOR PLAN**



**UNIT 1 MAIN FLOOR PLAN**

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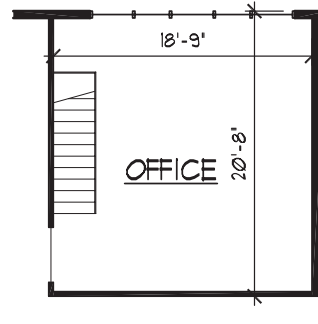
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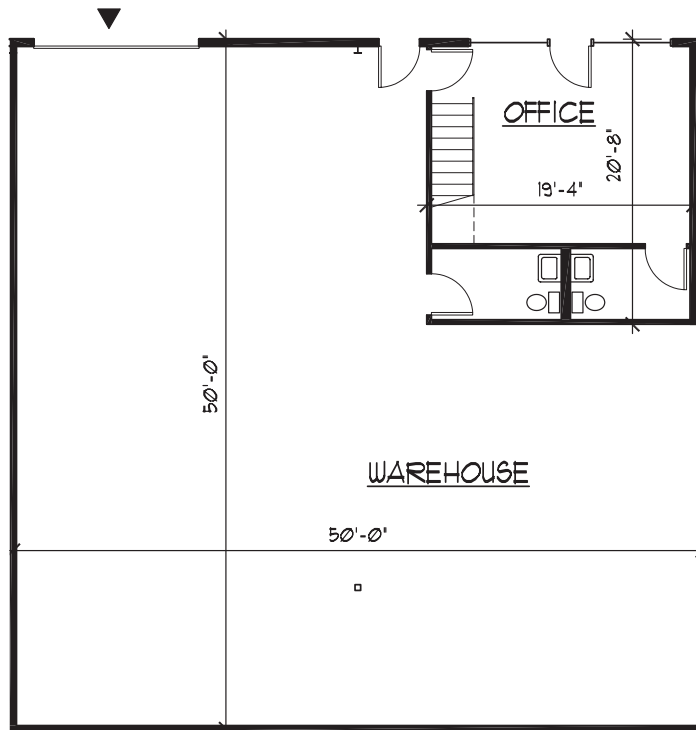
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5-7	2,505 SF	394 SF + Mezz	\$981	Available 10/1/24; 1 GL door
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**MEZZANINE FLOOR PLAN**

3/32" = 1'-0"



**UNIT 7 MAIN FLOOR PLAN**

3/32" = 1'-0"

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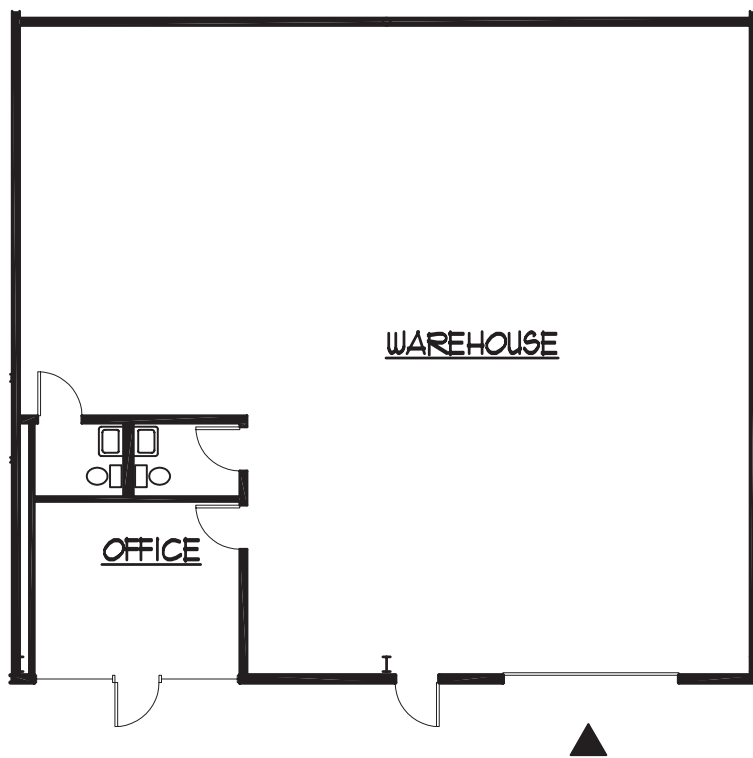
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Unit #	Total SF	Office SF	Monthly NNN (Estimated)	Comments
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1-2	2,273 SF	286 SF	\$890	Available 8/1/24; 1 GL door
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## BAY 2 MAIN FLOOR PLAN

1/16" = 1'-0"

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