

DES MOINES CREEK

Business Park West

402,380 SF

www.DesMoinesCreekWest.com

New Construction Starting Spring 2025
Ownership Will Consider a Build to Suit

FOR LEASE

1432 S 216th St
Des Moines, WA

NEWMARK

km Kidder
Mathews

PANATTONI

Port
of Seattle

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SITE PLAN

Building Details



ADDRESS
1432 S 216th St, Des Moines, WA



TOTAL BUILDING SF
402,380 SF



OFFICE SF
BTS



CLEAR HEIGHT
36'



LOADING
56 Dock High Doors
2 Grade Level Doors



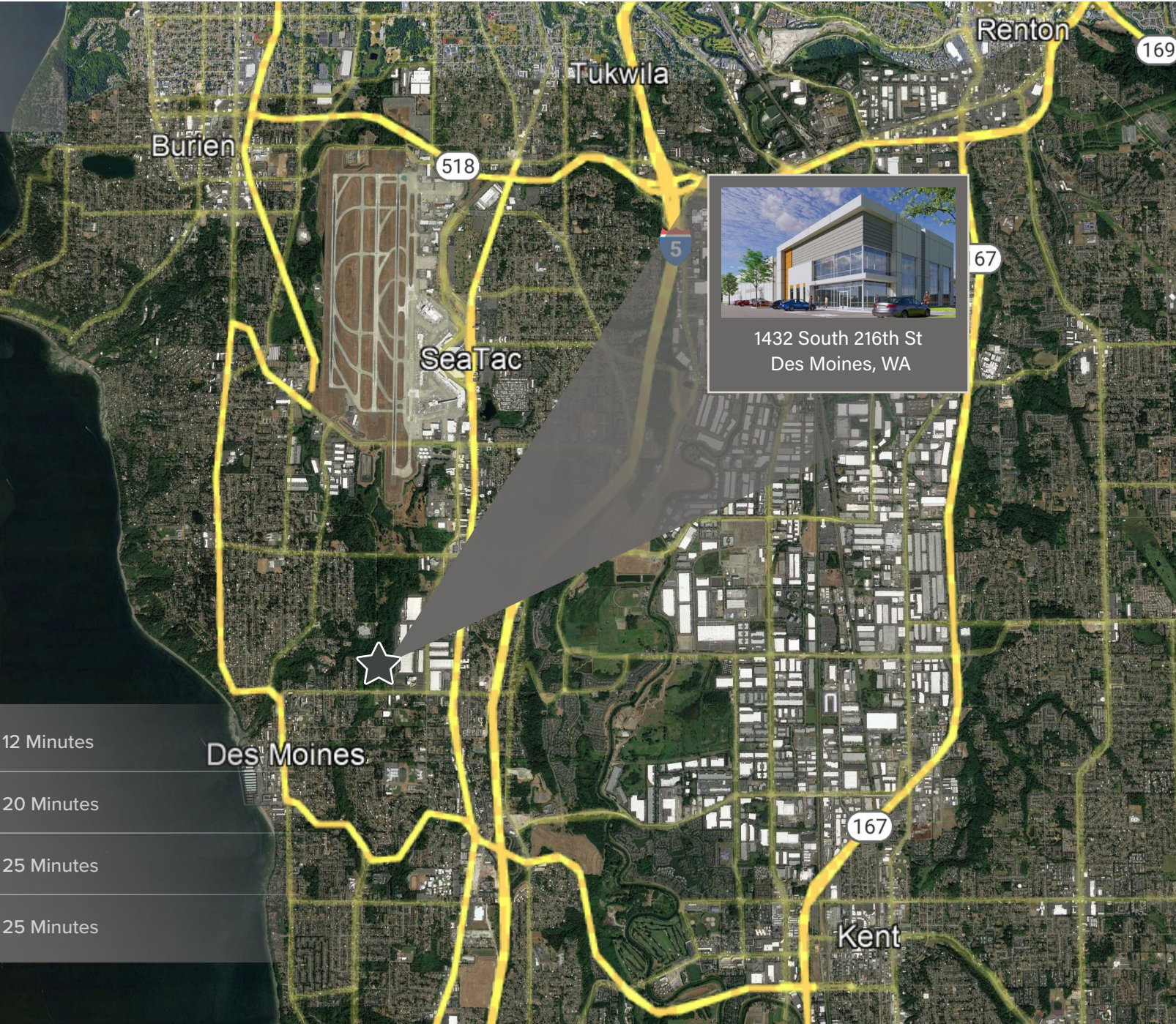
PARKING
316 Auto Stalls
70 Trailer Stalls

Property Highlights

- Available Year End 2025
- Immediate access to I-5
- Power: 3000 Amps
- ESFR fire protection
- LED Warehouse lighting and exterior wall pack lighting
- LEED design standards or equivalent



DRIVE TIMES



SEA INTERNATIONAL AIRPORT	12 Minutes
PORT OF SEATTLE	20 Minutes
DOWNTOWN BELLEVUE	25 Minutes
PORT OF TACOMA	25 Minutes

SITE BENEFITS

- Last opportunity of this size in the Des Moines area
- Adjacent to walking paths and wetland preservation centers
- Located next to FAA Headquarters
- Close to SEA International Airport
- Easy Access to I-5
- Proximity to Light Rail



DEMOGRAPHICS

Des Moines Fast Facts:

Population: 33,857

Labor Force: 18,009

Unemployment: 7.4%

Median Age: 39 years

Median Household Income: \$82,554

Cost of Living Index: 128.4

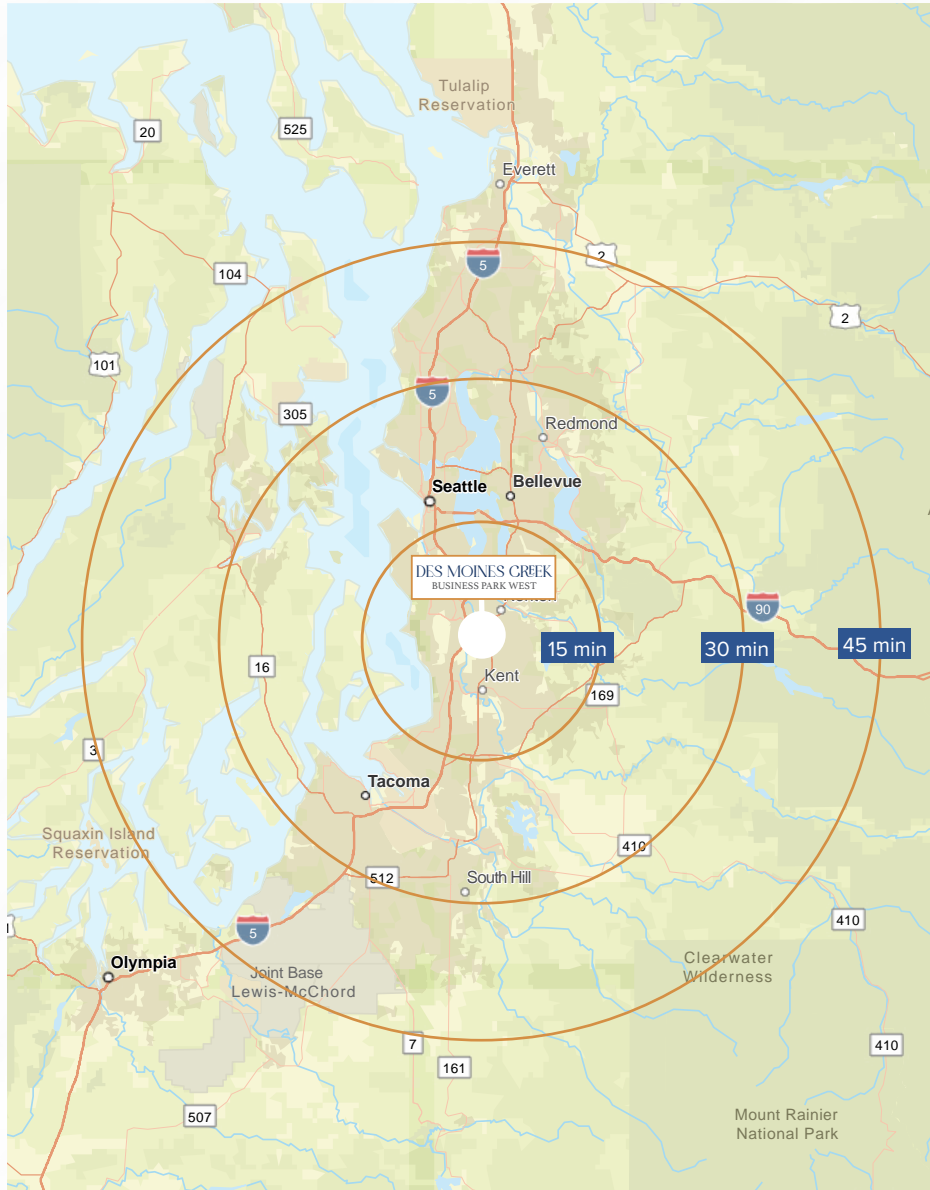
Area: 7.41 sq mi

Median Home Price: \$484,925

Average Commute Time: 30 minutes

Gross Metro Product: \$56.2M

Primary Industries: Professional Services, Manufacturing,
Transportation/Utilities, Construction



Travel Times for Map

15 min: Kent, Seatac

30 min: Seattle, Auburn, Renton

45 min: Lakewood, Shoreline, Bothell