

ALPENTAL LOGISTICS

STRATEGIC I-90 LOCATION

*115,575 SF Industrial Building
Now Available for Lease in North Bend*

44003 SE TANNER RD
NORTH BEND, WA

ALPENTALLOGISTICS.COM

DEVELOPED BY

VECTOR
DEVELOPMENT COMPANY

EXCLUSIVELY LEASED BY

km Kidder
Mathews

CONSTRUCTION COMPLETED Q2 2024



PROPERTY HIGHLIGHTS

5.35 acres

BTS office

32' clear height

18 dock-high loading doors with seals, three (3) doors with 40,000 lb. pit-style levelers

2 grade-level loading doors

120 total parking stalls

EP-1 zoning, City of North Bend

ESFR sprinklers

6" reinforced slab

LED lighting

Excellent truck maneuverability

Call for rates

→ [SAMPLE RACKING PLAN](#)

115,575

TOTAL SQUARE FEET

±50,000

DIVISIBLE SQUARE FEET

32'

CLEAR HEIGHT

CONVENIENT *FREEWAY ACCESS*



NORTH BEND PREMIUM OUTLETS

SI VIEW PARK

NORTH BEND

Middle Fork Snoqualmie River

MOUNT SI



2 MIN DRIVE
To I-90

INTERSTATE
90

436TH AVE SE

ALPENTAL LOGISTICS

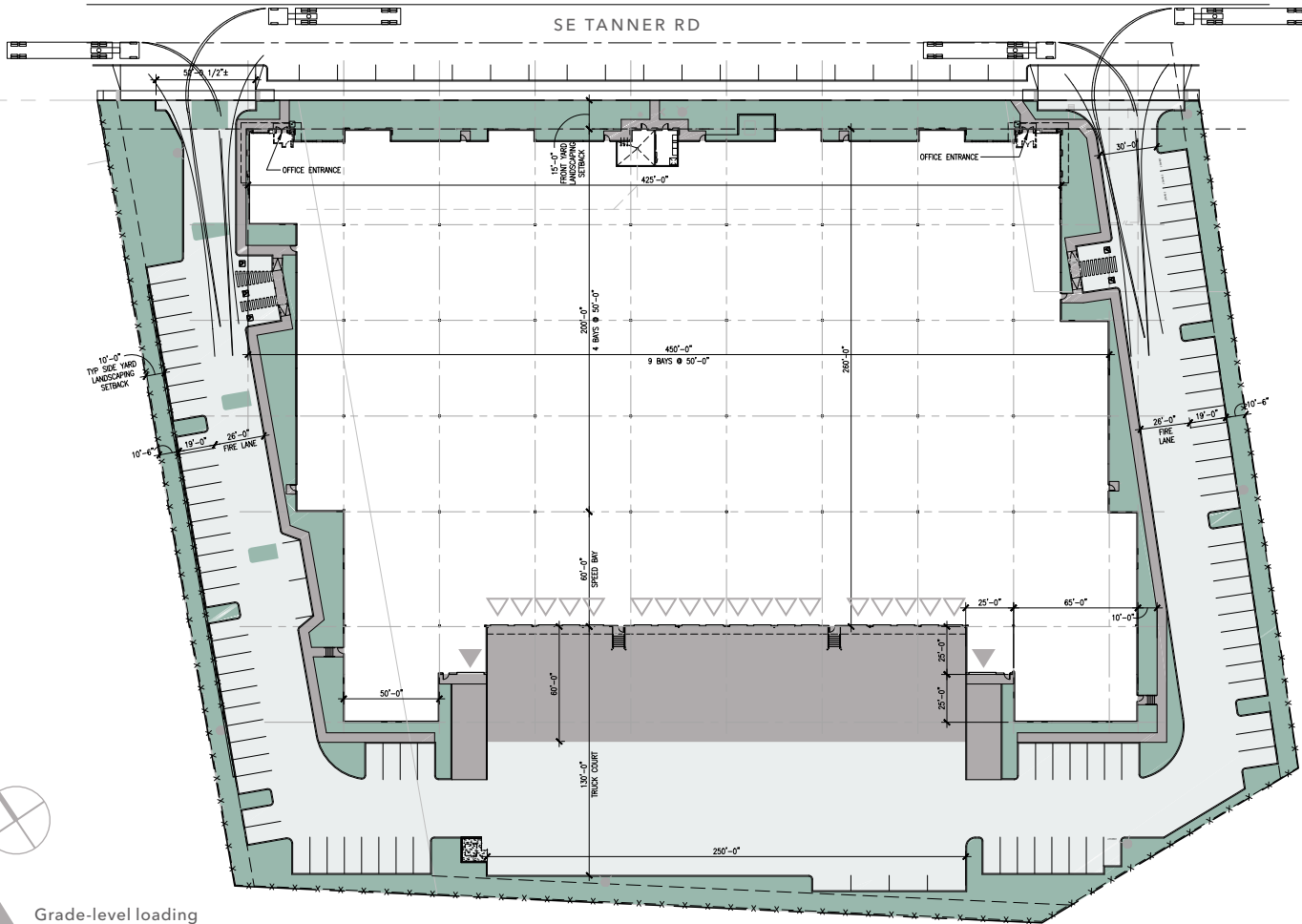
SE MOUNT SI RD

SE TANNER RD

SE NORTH BEND WAY



SITE PLAN



- ▲ Grade-level loading
- △ Dock-high loading

AVAILABLE FOR LEASE

115,575

TOTAL BUILDING SF

5.35

TOTAL LAND AC

EP-1

ZONING

→ [VIEW ZONING DETAILS](#)

→ [SAMPLE RACKING PLAN](#)

STRATEGIC LOGISTICAL LOCATION



DRIVE TIMES	From Alpentel Logistics	From SR-18/SR-167 Interchange
BELLEVUE	30 mins	35 mins
REDMOND	35 mins	37 mins
PORT OF SEATTLE	43 mins	41 mins
SEATAC INT'L AIRPORT	40 mins	21 mins
RENTON	30 mins	22 mins
TACOMA	50 mins	18 mins
SPOKANE	4.5 hours	5 hours
MOSES LAKE	3 hours	3.25 hours

ALPENTAL LOGISTICS



AVAILABLE FOR LEASE

KIDDER MATHEWS

Developed by

Exclusively leased by

VECTOR
DEVELOPMENT COMPANY

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