

FOR SUBLEASE

WA REA
Washington Real Estate Advisors



HAWKS PRAIRIE LOGISTICS CENTER - BUILDING 2

7816 HAWKS PRAIRIE ROAD
LACEY, WASHINGTON

AVAILABLE SPACE	Up to ±274,040 SF (Can be adjusted by ±25,000 SF increments)
OFFICE	Restrooms existing
CLEAR HEIGHT	± 36' with ESRF sprinklers
COLUMN SPACING	± 52' x 50' Typical
TRUCK COURT	± 135'
LOADING DOORS	62 Dock-high doors 2 Drive-in doors
PARKING	60 trailer stalls ± 122 car stalls
ASKING RATE	\$0.59/SF/Mo., NNN

- Immediate access to I-5 via newly improved interchange
- 30 minutes to the Port of Tacoma
- Close proximity to employee amenities
- Abundant, strong labor force



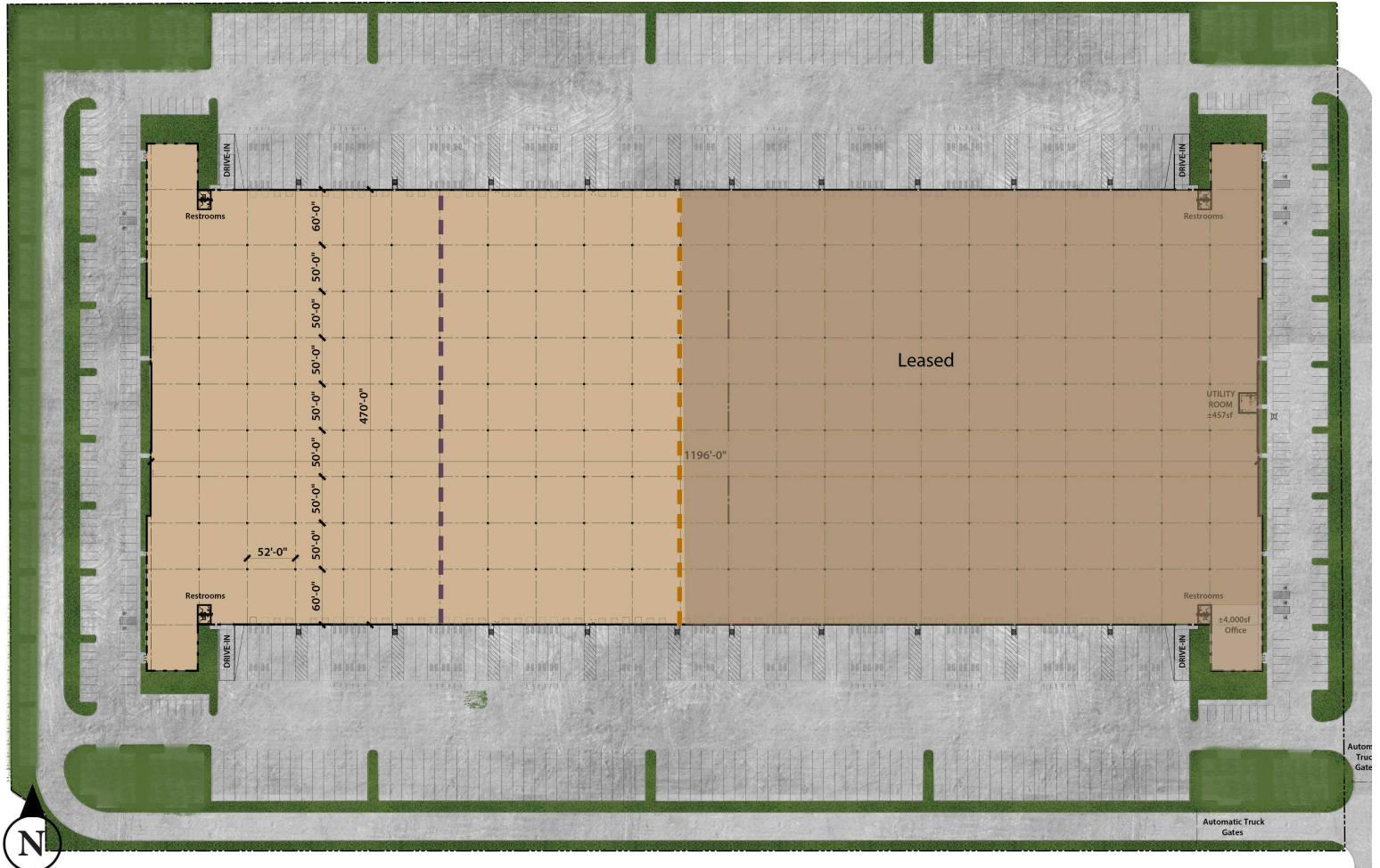
Exclusively Represented By:

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Potential Demising Options

- ±274,040 SF
- ±151,280 SF

**Demising options can be adjusted in ±25,000 SF increments.

DOCK EQUIPMENT	All doors equipped with 45,000lb mechanical pit levelers with toe guards, night locks, dock seals, and bumpers.
LIGHTING	LED with 30-foot candles at 30" AFF
RACKING	Racking and radio shuttle can be made available for lease. Equipment list available upon request.



Wilma Warshak, SIOR
 wilma.warshak@wa-rea.com
 P 206.838.5492
 C 206.409.1432

Alana Garrett
 alana.garrett@wa-rea.com
 P 206.838.5492
 C 858.722.5627

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