

CAROLINA BUSINESS PARK WAREHOUSE/ STORAGE

1708 Carolina St, Bellingham WA
98229



FOR LEASE

- CENTRAL BELLINGHAM LOCATION
- 1,302 SF UNIT (845 SF GROUND FLOOR+ 357 SF MEZZ.)
- SPRINKLERED
- 3 PHASE POWER (120/208, 125 A PANEL)
- ADDITIONAL MARKETING: <https://myrealestate.photos/Carolina-Business-Park>

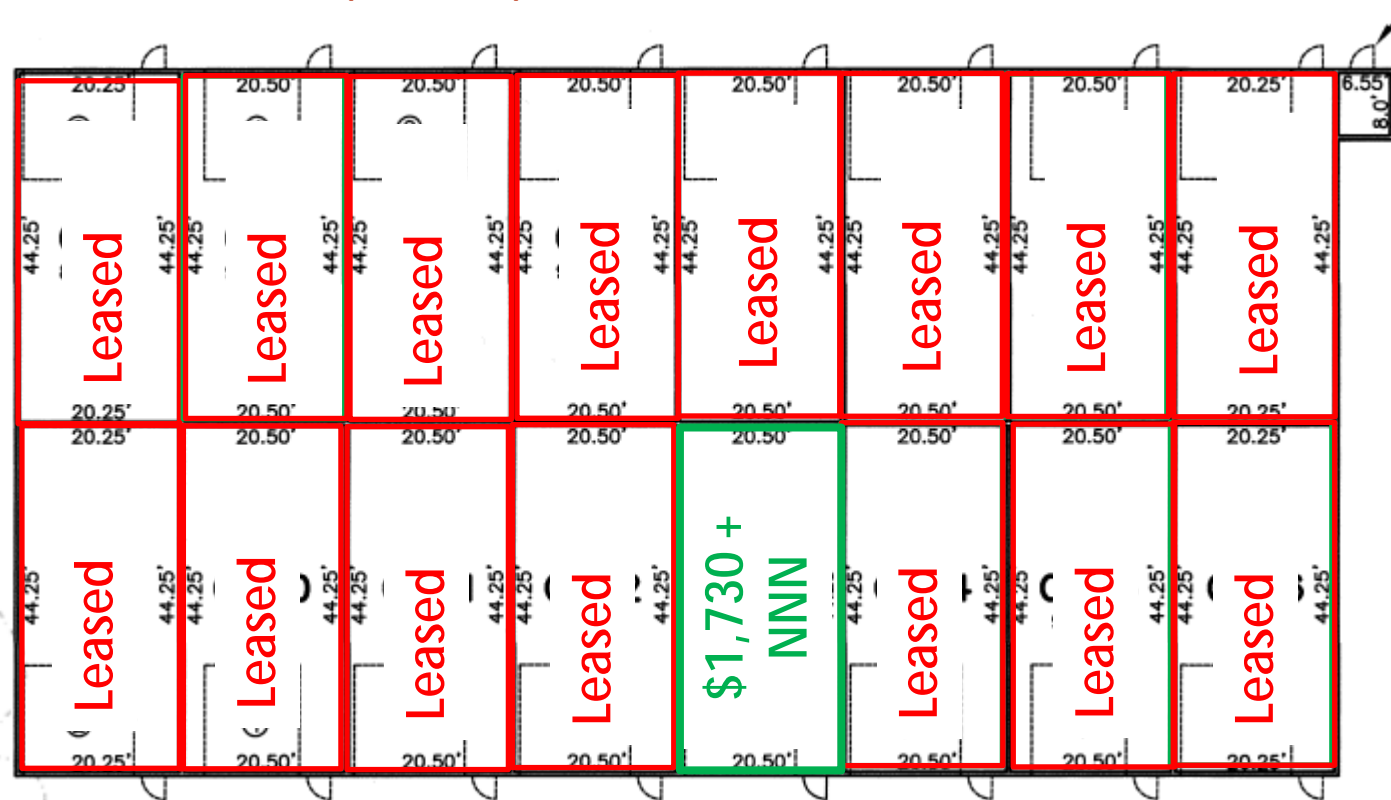


PROPERTY SUMMARY

CAROLINA BUSINESS PARK - Centrally Located in Whatcom County

Built in 2022, the Carolina Business Park offers a modern solution to fit your business needs. High quality construction, built with steel and wood framed partition walls. High ceilings, featuring 14ft. Clear height to Mezz, and 8-10 SF clear height above mezz. Bathroom in unit with full ADA shower, pedestal sink, toilet, and hot water. Roll-up + man door entry. Gated and secure facility, with intercom access, and additional Comcast signal boosters added for minimal signal loss

AVAILABLE UNITS (MAPPED)



PROPERTY OVERVIEW

Address(s):

1700-1708 Carolina St, Bellingham WA 98229

Unit SF: 1,302 (945 SF Ground Floor + 357 SF Mezz.)

Year Built: 2022

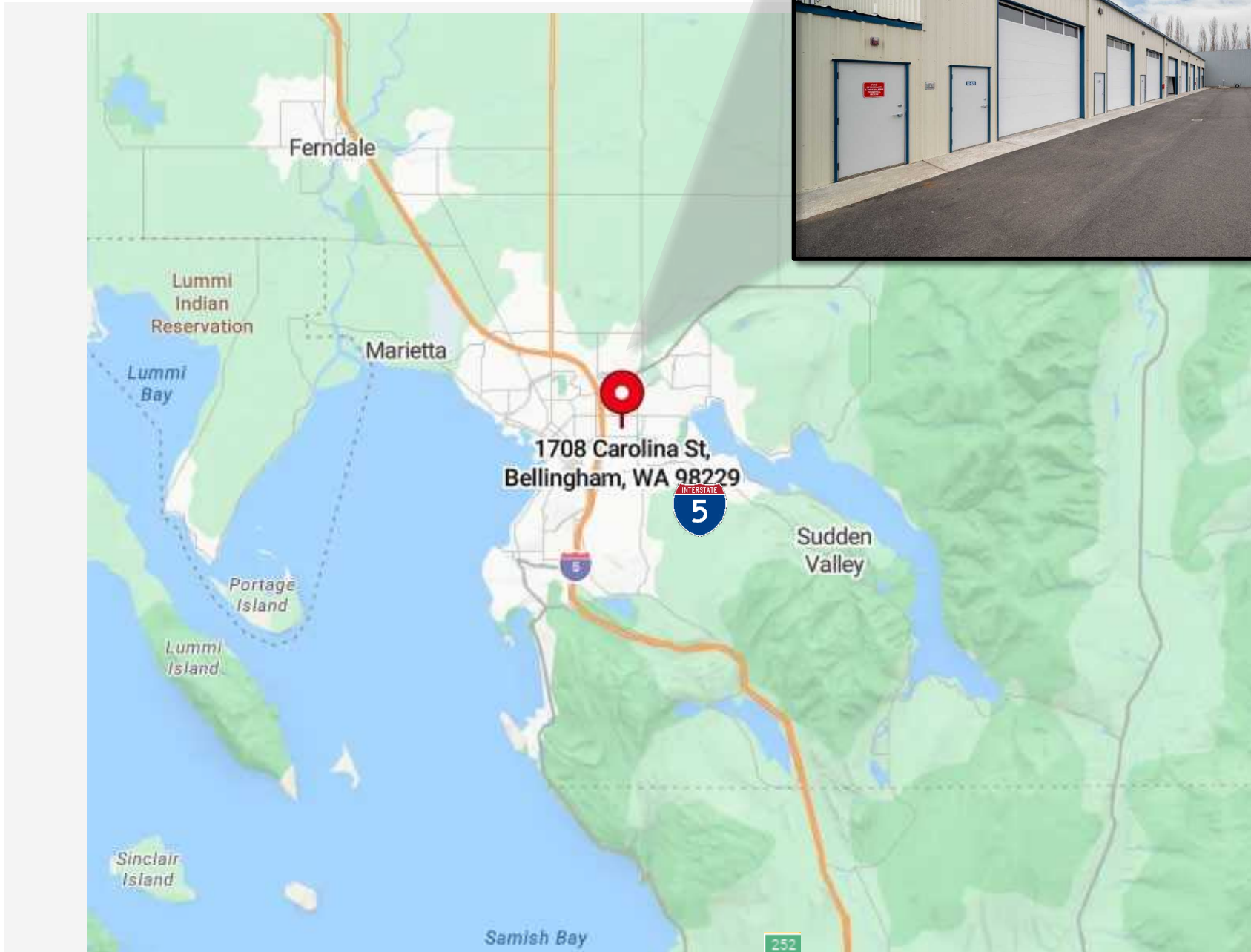
Construction: Steel w/ wood framed partition walls

Power: 3 Phase Power (120/208, 125 A PANEL)

PROPERTY SPEC - WAREHOUSE

| | | | |
|---------------------------------|--|-----------------------|--|
| Construction Year Built: | 2022 (High efficiency construction built to new energy code) | Exterior | Metal |
| Unit Size Available: | 1,302 SF (945 SF Ground Floor + 357 SF Mezz) | Electrical | Three Phase 120/208 (125 Amp Panel) |
| Interior Finishes | | | |
| Walls: | Sheetrocked & Primed | | |
| Floors: | Concrete | | |
| Roofing: | Metal For Long Life | Communications | Signal booster added by Comcast for minimal signal loss. |
| Door Sizes: | 12' X 14' & 14 X 14 (Manual Chain) | | |
| Plumbing: | Sewer, Water (City of Bellingham) | Utilities | Separately metered electric. Water is Sub-metered. |
| Lighting: | LED Throughout | | |
| Heat: | High-efficiency Electric Wall Heaters (5 total) controlled with thermostat(s). | | |
| Insulated: | Yes (R-19 in demising walls, R-11 in bathroom walls/ ceiling) | | |
| Fire Suppression: | | | |
| Private Bathroom: | Sprinklered Each Unit. Includes ADA Shower | | |

MAP



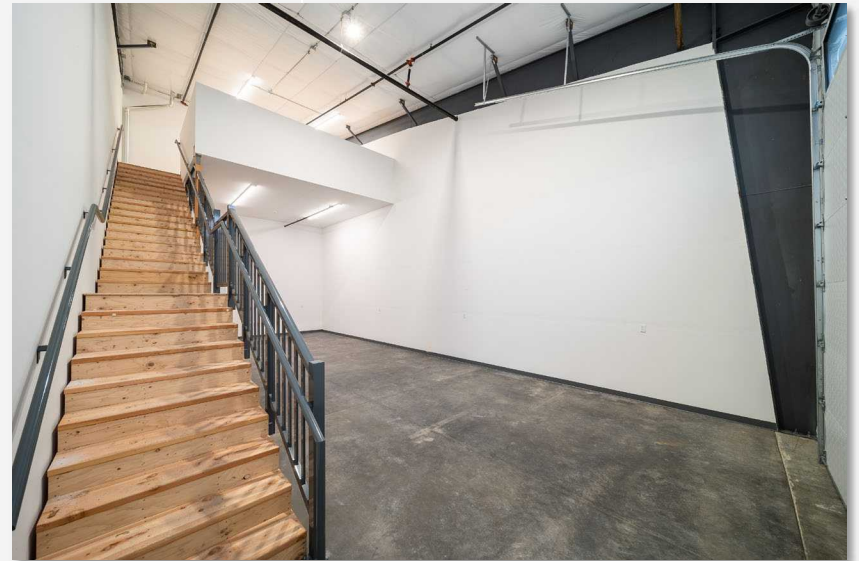
PHOTOS



PHOTOS- "B" BUILDING- UNIT W/ MEZZANINE



PHOTOS- "C" BUILDING- NO MEZZANINE





FOR MORE INFORMATION

PLEASE CONTACT:

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