

2702 W VALLEY HWY N

AUBURN, WA 98001

FOR LEASE: 7.2 NET USABLE ACRES
WITH FLEXIBLE DEMISING OPTIONS

TROPHY SERVICE CENTER FOR LEASE IN AUBURN



BLDG 1- HEAVY EQUIPMENT/SHOP

- 36,893 SF Total
- 13,440 SF Shop/Heavy equipment maintenance
- LED lighting
- 30' clear height, fully insulated
- Drive through service bays, 160' depth
- 7 oversized grade level doors (16' x 16' fully automated)
- Heavy power (TBD)
- Heavy equipment/truck exhaust system
- (1) 3.5-ton rail crane, (2) 2-ton jib cranes
- Sprinklers, air lines, & water throughout
- Radiant heat
- 630' of frontage on West Valley Hwy N

BLDG 1 - OFFICE/STORAGE

- 6,918 SF (1st floor office)
- 3,682 SF (2nd floor office)
- 5,874 SF (1st floor parts storage)
- 10,190 SF (mezzanine storage)
- Locker room with showers

OUTBUILDINGS 2 & 3

Building 2

- 3,400 SF warehouse
- 4 grade level doors (12' x 12')
- 16' clear height

Building 3

- 2,223 SF, 3 sides enclosed
- 18' clear height
- Truck wash bay with oil/water separator
- Above ground fuel tanks
- Dock high ramp

CONTACT BROKER FOR RATES



JIM HONAN

206.399.7649

jhonan@neilwalter.com

GRIFFIN DAY

206.261.4012

gday@neilwalter.com

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550 S Michigan St
Seattle, WA 98108
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www.neilwalter.com

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FLEXIBLE DEMISING OPTIONS



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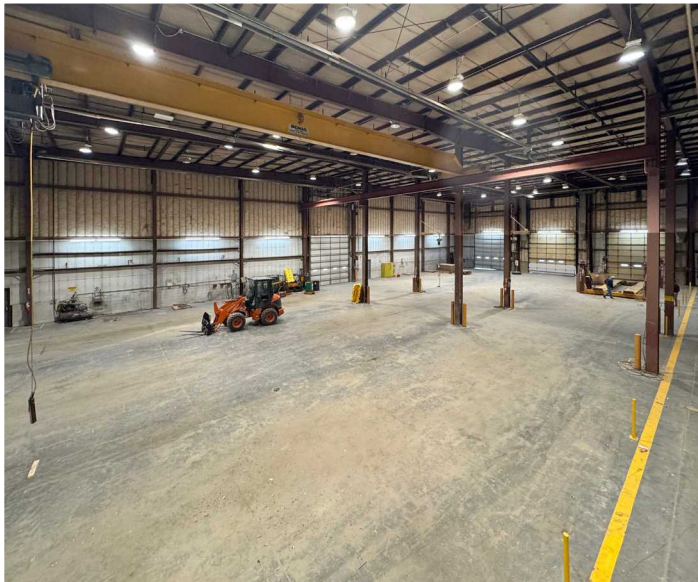
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NEIL WALTER
COMPANY



JIM HONAN

206.399.7649

jhonan@neilwalter.com

GRIFFIN DAY

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gday@neilwalter.com

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