



3051 E  
VALLEY RD

*±25,100 SF, One-of-a-kind  
Manufacturing Building with Fenced  
Yard for Lease in Renton, WA*

RENTON, WA



## PROPERTY HIGHLIGHTS

RENTABLE SF	Approximately 25,100 SF
YARD AREA	Approximately 18,250 SF
PARCEL AREA	73,616 SF
OFFICE AREA	<p>Approximately 7,950 SF total</p> <ul style="list-style-type: none"> <li>• Approximately 5,000 SF first floor office</li> <li>• Approximately 2,950 SF mezzanine office</li> </ul>
CRANE	5-ton Bridge Crane
DOCK-HIGH DOORS	Two
GRADE-LEVEL DOORS	Two (oversized)
POWER	Heavy 277/480 volt power
CLEAR HEIGHT	Approximately 26'
ZONED	IH (City of Renton)
AVAILABLE	09/01/2026
RATES	Call Broker

**25,100**  
RENTABLE SF

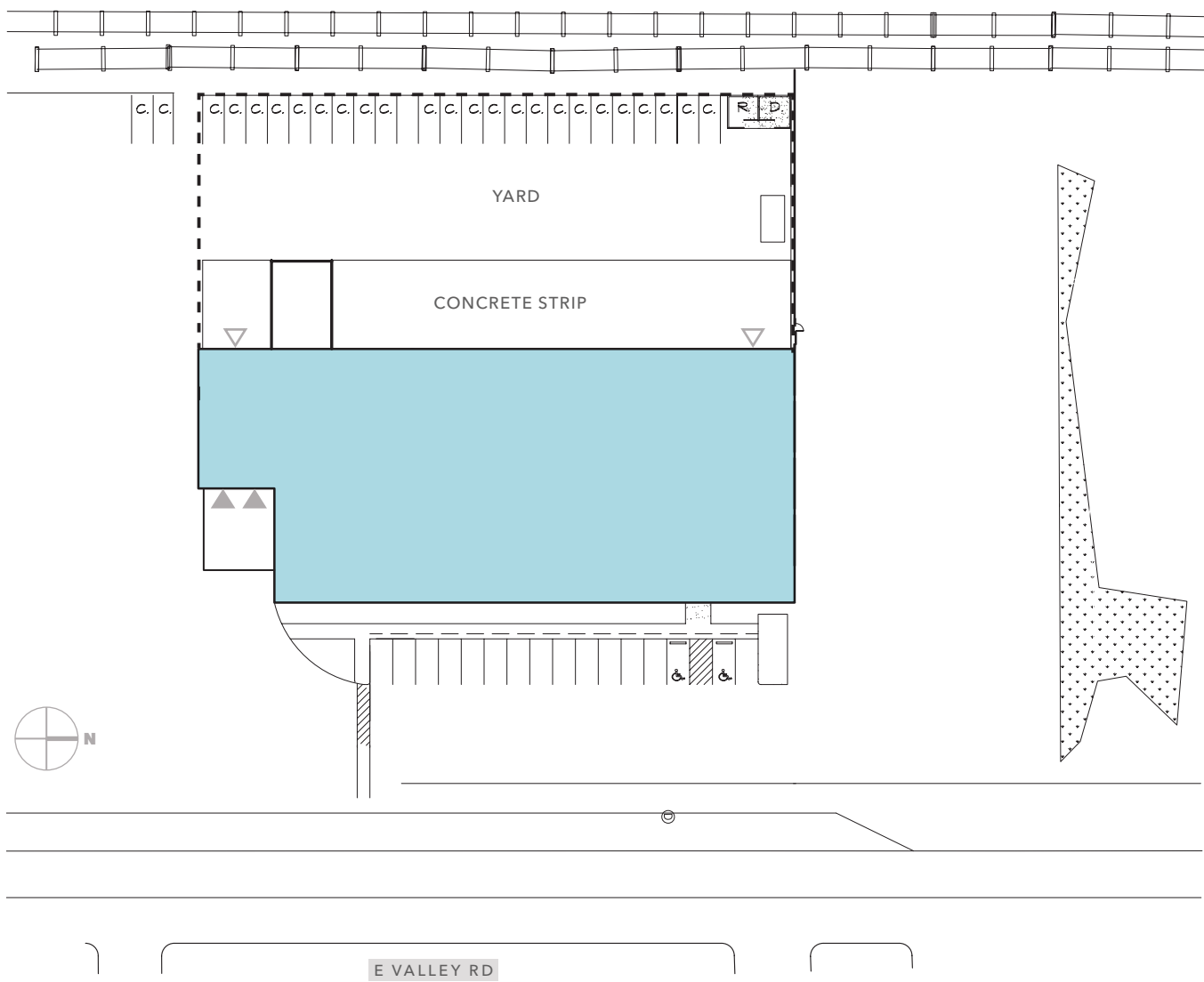
**18,250**  
YARD SF







SITE PLAN



09/01/26

AVAILABLE

2 DH / 2 GL

LOADING DOORS

IH

ZONING

LEGEND

△ Drive-In Loading

▲ Dock-High Loading

# FIRST FLOOR PLAN

25,100 SF

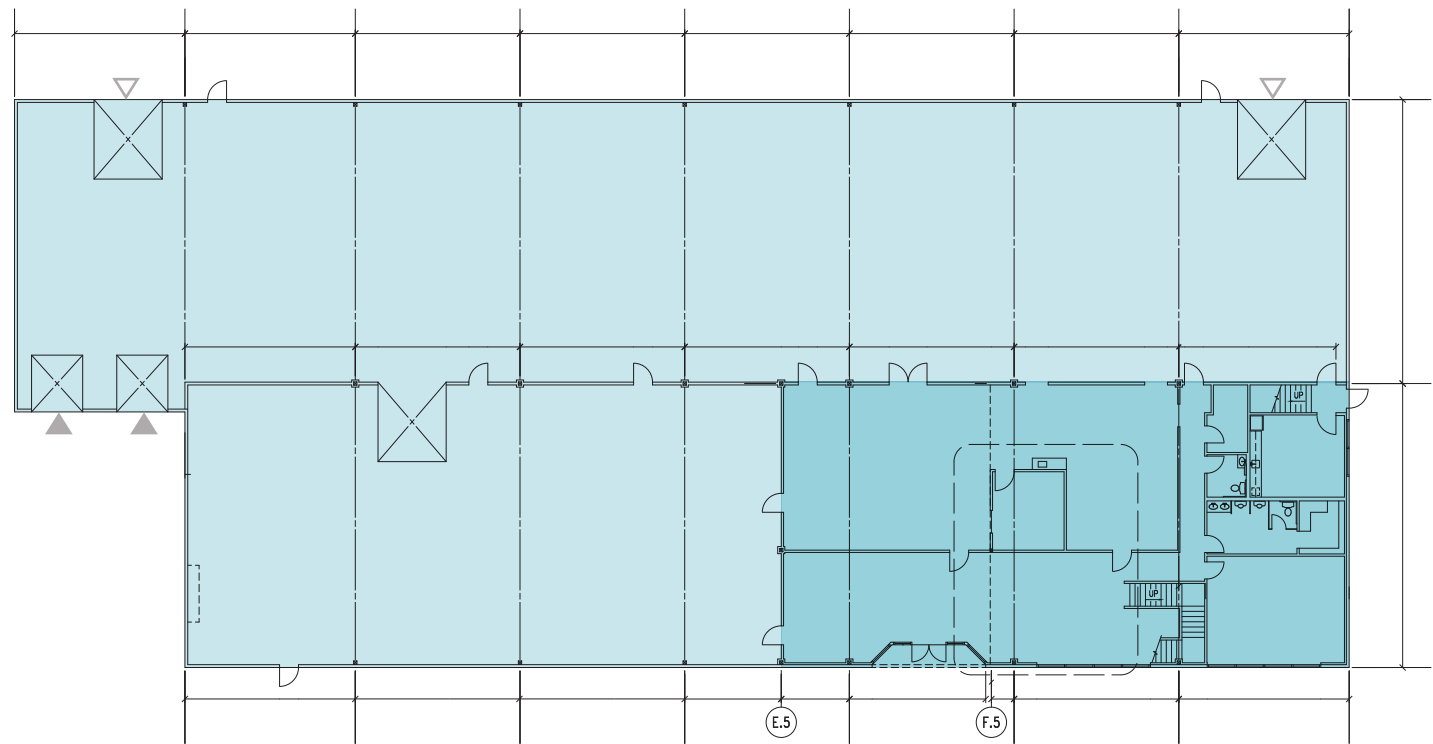
APPROX. TOTAL

7,950 SF

APPROX. OFFICE

18,250 SF

APPROX. YARD



## LEGEND

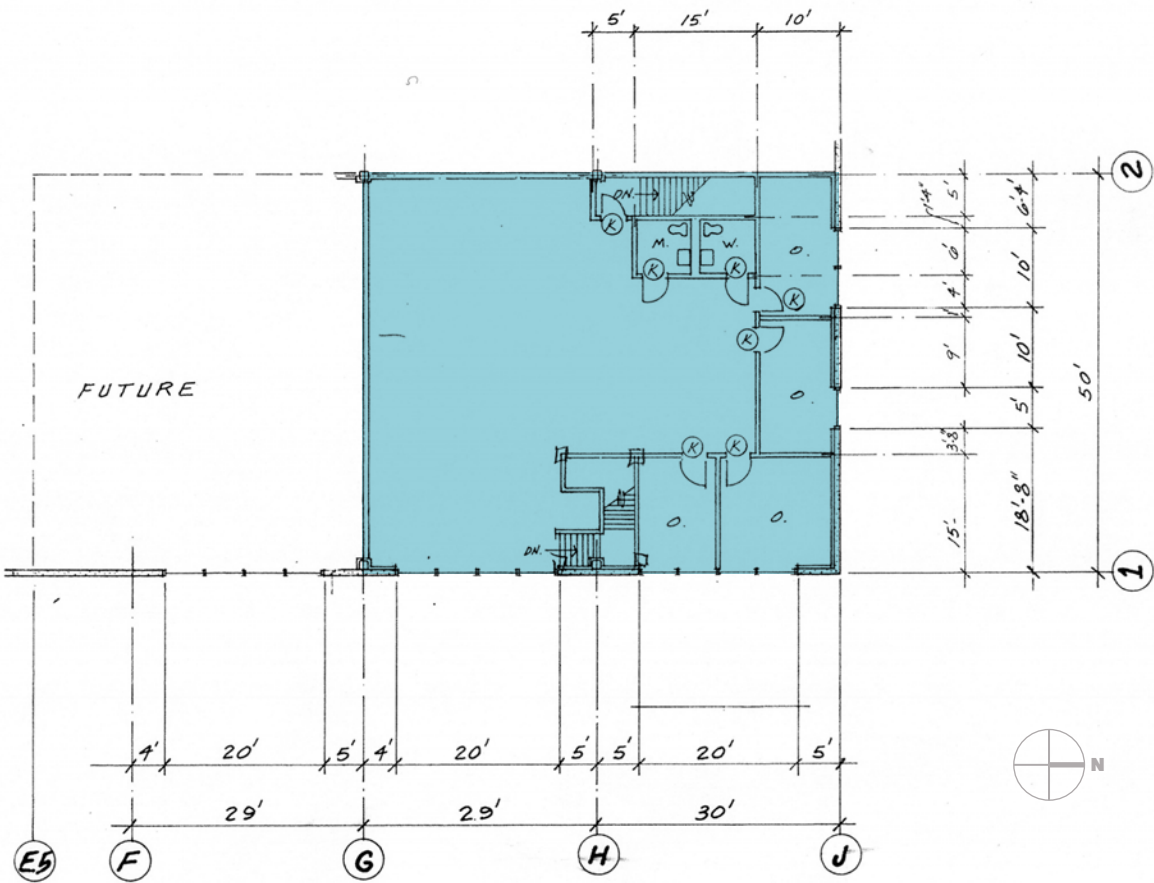
- |           |                   |
|-----------|-------------------|
| Office    | Drive-In Loading  |
| Warehouse | Dock-High Loading |



# MEZZANINE FLOOR PLAN

2,950SF

APPROX. MEZZ





## 3051 E VALLEY RD

*For more information on  
this property, please contact*

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