



12-18 MONTH DEALS AVAILABLE!

159,552 SF AVAILABLE FOR LEASE

3518-3546 W. Marginal Way SW, Seattle, WA 98106

Google Earth

MATT WOOD, SIOR
206 596 6814
matt.wood@kbcadvisors.com

JOHN BROOM
206 877 2750
john.broom@kbcadvisors.com

5628 Airport Way S. Suite 238, Seattle, WA 98108



KBCADVISORS.COM

159,552 Square Feet

Dry Sprinkler system



4,196 SF Office

1,000 amps 277/480, 3-phase, 4-wire*

24'-26' Clear

MML U/85 Zoning

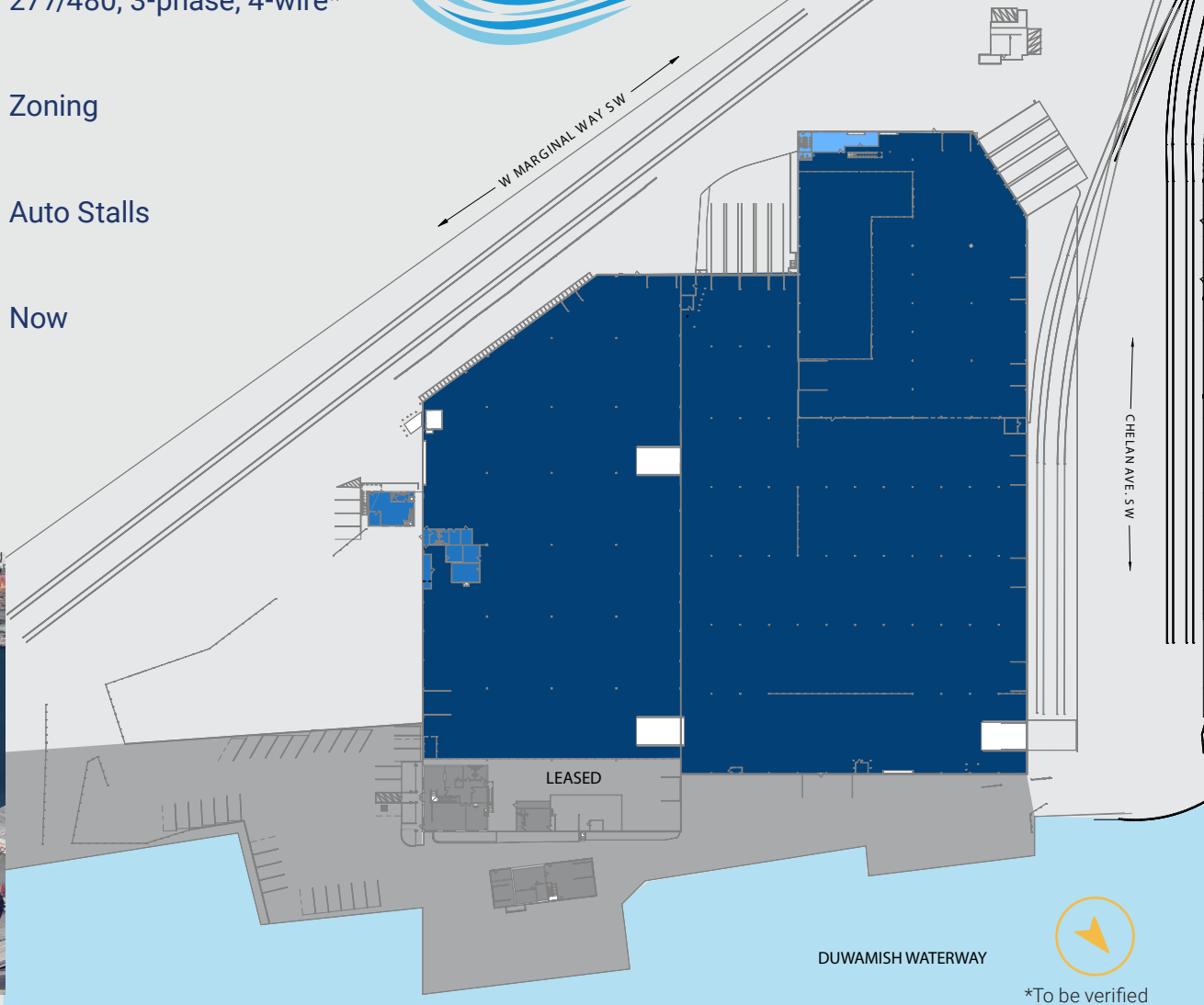
10 Dock-high doors

Ample Auto Stalls

7 Drive-in doors

Available Now

5 Rail doors dual providers



3518-3546 W. Marginal Way SW, Seattle, WA 98106



*To be verified

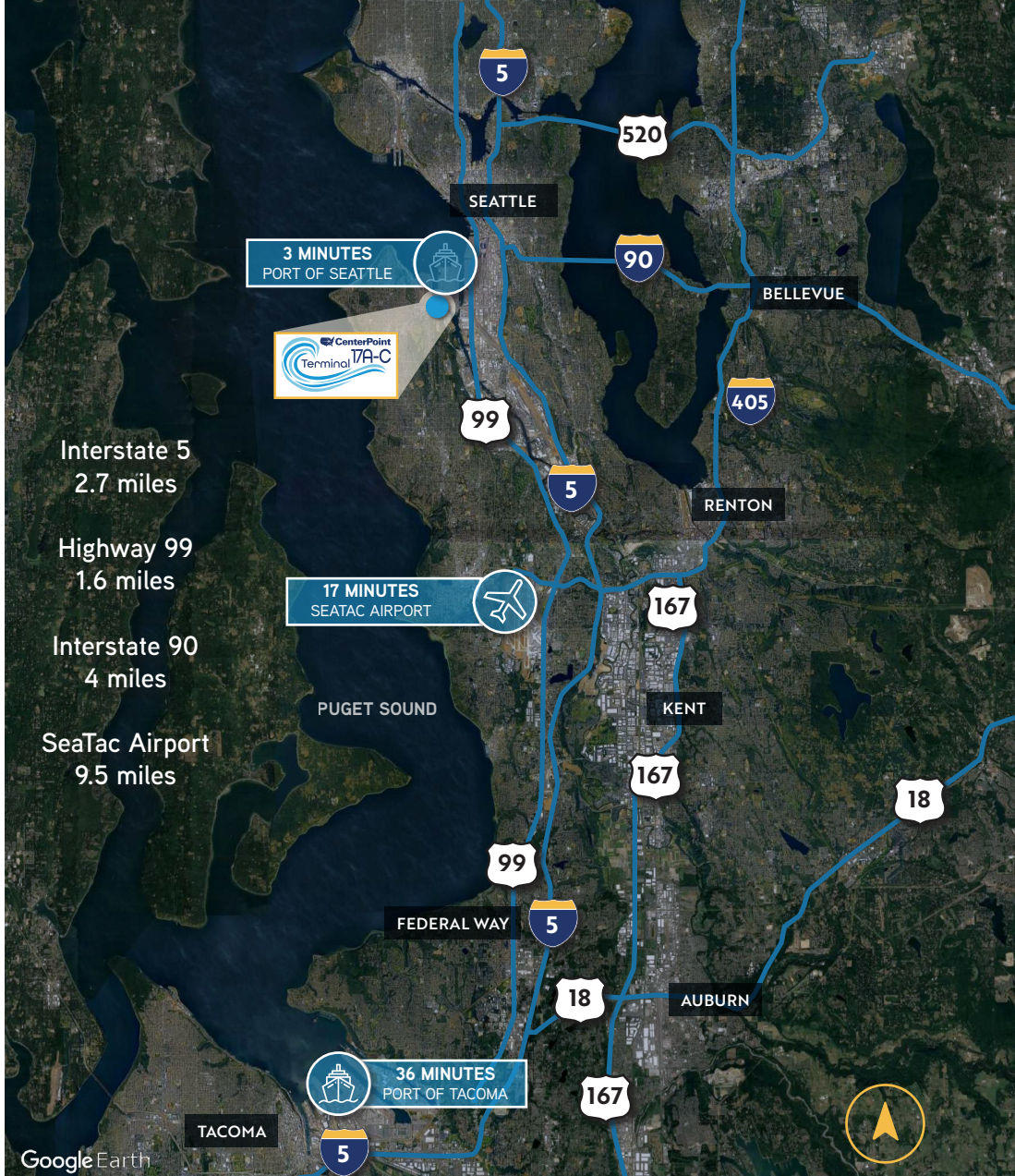
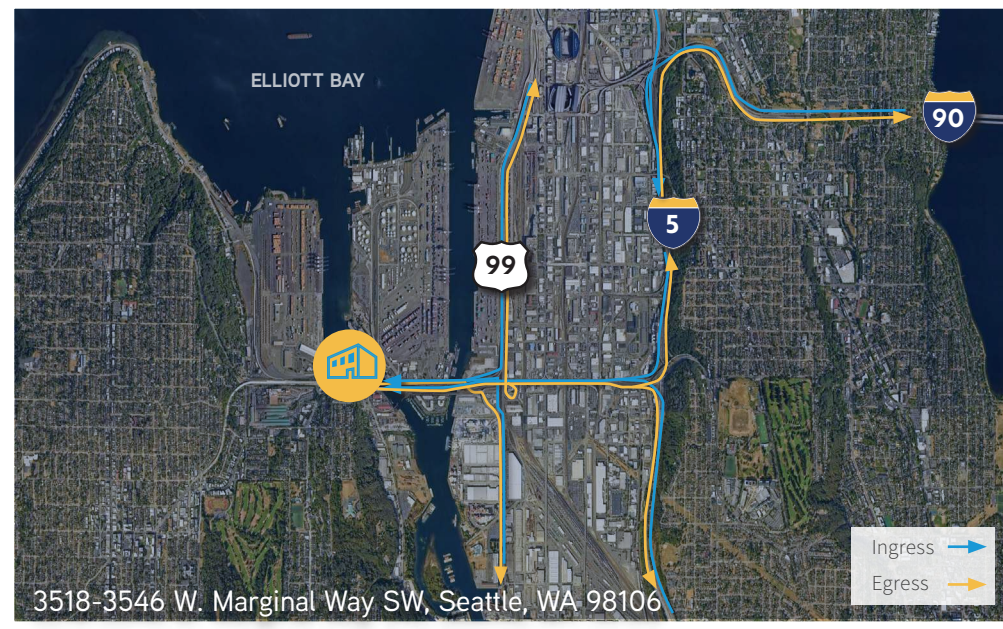
MATT WOOD, SIOR
206 596 6814
matt.wood@kbcadvisors.com

JOHN BROOM
206 877 2750
john.broom@kbcadvisors.com



5628 Airport Way S. Suite 238, Seattle, WA 98108

KBCADVISORS.COM



MATT WOOD, SIOR
206 596 6814
matt.wood@kbcadvisors.com

JOHN BROOM
206 877 2750
john.broom@kbcadvisors.com

5628 Airport Way S. Suite 238, Seattle, WA 98108



KBCADVISORS.COM

© 2026 KBC ADVISORS This information has been obtained from sources believed to be reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The KBC ADVISORS logo is a service mark of KBC ADVISORS. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owners is prohibited.