

<http://www.cbreim.com/logistics>

# Portside South Building C



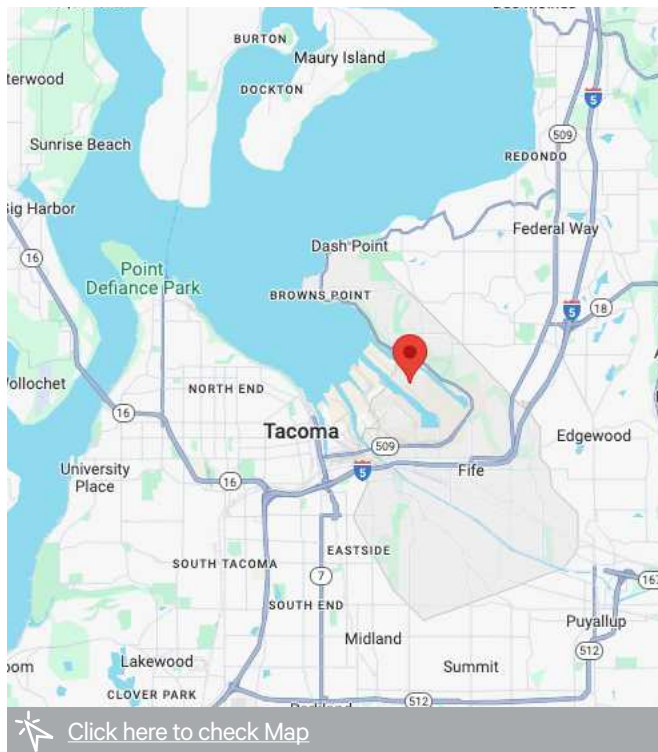
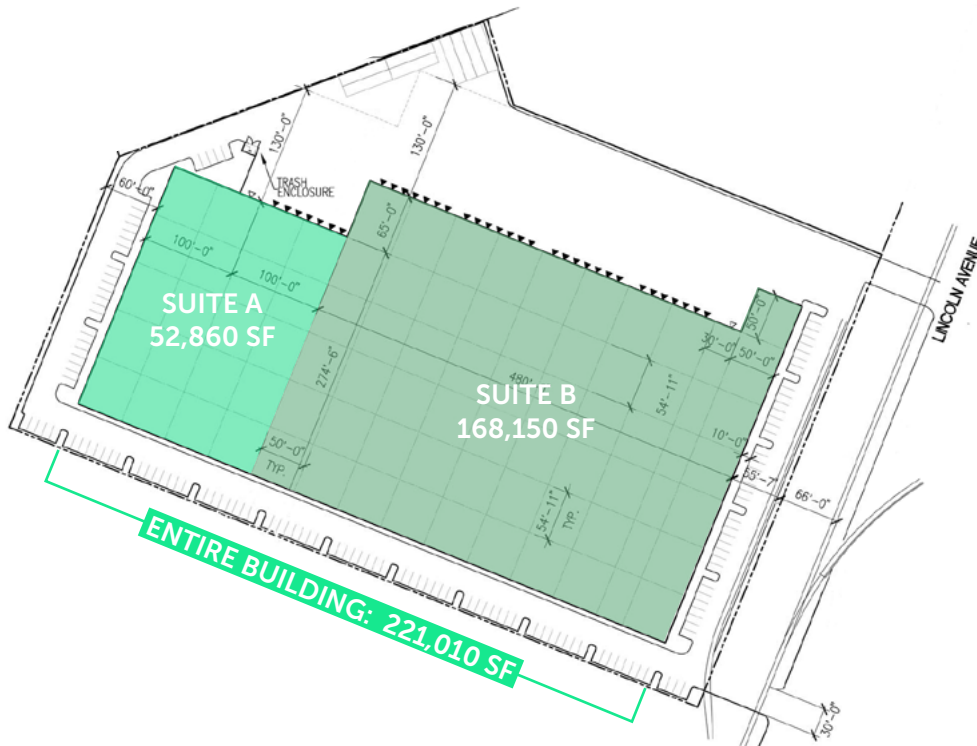
Full Building 221,010 or 52,860 SF & 168,150 SF

3401 Lincoln Ave  
Tacoma, WA 98421



	Suite A	Suite B	Entire Building
<b>Size Available</b>	52,860 SF	168,150 SF	221,010 SF
<b>Office Space</b>	1,500 SF	3,000 SF	4,500 SF
<b>Grade Level</b>	1	1	2
<b>Dock High</b>	7	26	33
<b>Available</b>	Now	Now	Now
<b>Power</b>	600 Amps	1,200 Amps	2,000 Amps

<b>Construction</b>	Concrete Tilt-up
<b>Clear Height</b>	32'
<b>Column Spacing</b>	50' x 50'
<b>Parking</b>	150 Stalls (entire building)
<b>Trailer Parking</b>	Yes
<b>Roof</b>	Single Ply 60 Mil / TPO
<b>Sprinklers</b>	ESFR
<b>Floor Load</b>	250 lbs per SF
<b>Lighting</b>	LED
<b>Zoning</b>	PMI (Port Maritime & Industrial)



## Contact us

**LEASED BY:**  
**NEIL WALTER COMPANY**

**Scott Price**

Principal/Industrial Broker  
+1 253 779 2419  
[sprice@neilwalter.com](mailto:sprice@neilwalter.com)

**Joel Jones**

Principal/Industrial Broker  
+1 253 779 2422  
[jjones@neilwalter.com](mailto:jjones@neilwalter.com)

**Jaime Huizar Jr**

Industrial Broker  
+1 253 779 2423  
[jhuizar@neilwalter.com](mailto:jhuizar@neilwalter.com)

**OWNED BY:**  
**CBRE Investment Management**

**Liam Armstrong**

Logistics Asset Management  
+1 310 344 1450  
[liam.armstrong@cbreim.com](mailto:liam.armstrong@cbreim.com)

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed 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. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.