

FOR LEASE

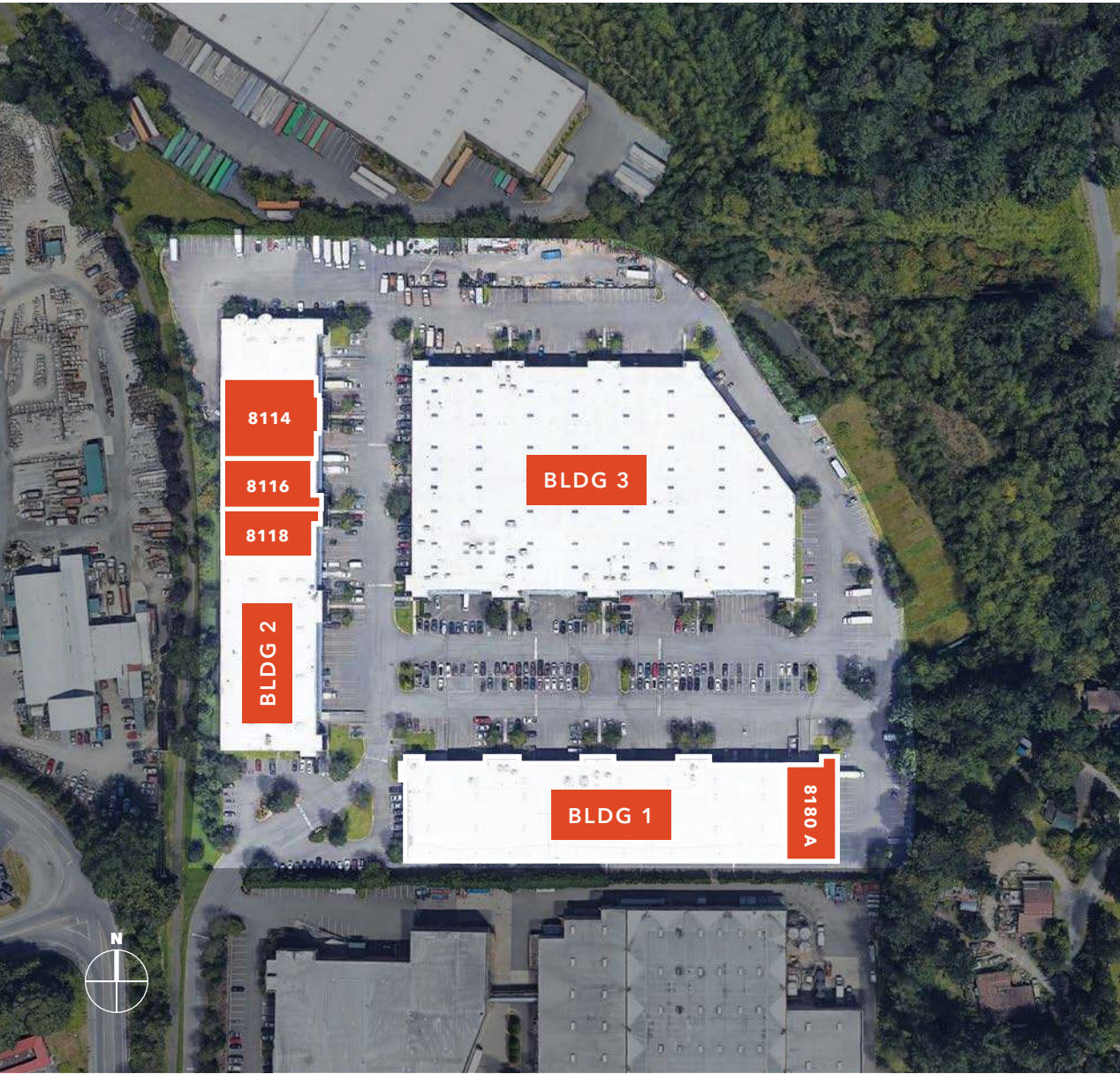
# I-90 PRESTON INDUSTRIAL PARK

*4,309 SF - 29,446 SF Industrial  
Spaces Available in Preston*

8114 - 8180 304TH AVE SE, PRESTON, WA

BLDG 2

BLDG 1



### SUITE AVAILABILITIES

Building 1	Total Area	Office	Warehouse
8180 A	5,722 SF	674 SF	5,048 SF
Building 2	Total Area	Office	Warehouse
8114	17,779 SF	2,940 SF	14,839 SF
8116	4,309 SF	857 SF	3,443 SF
8118	7,358 SF*	1,258 SF	6,100 SF
*1,043 SF of mezzanine not included in total SF			
8116 & 8118 Combined	11,667 SF	2,115 SF	9,543 SF
8114, 8116, 8118 Combined	29,446 SF	5,055 SF	24,382 SF

### PROPERTY DETAILS

Three buildings totaling ±298,000 SF

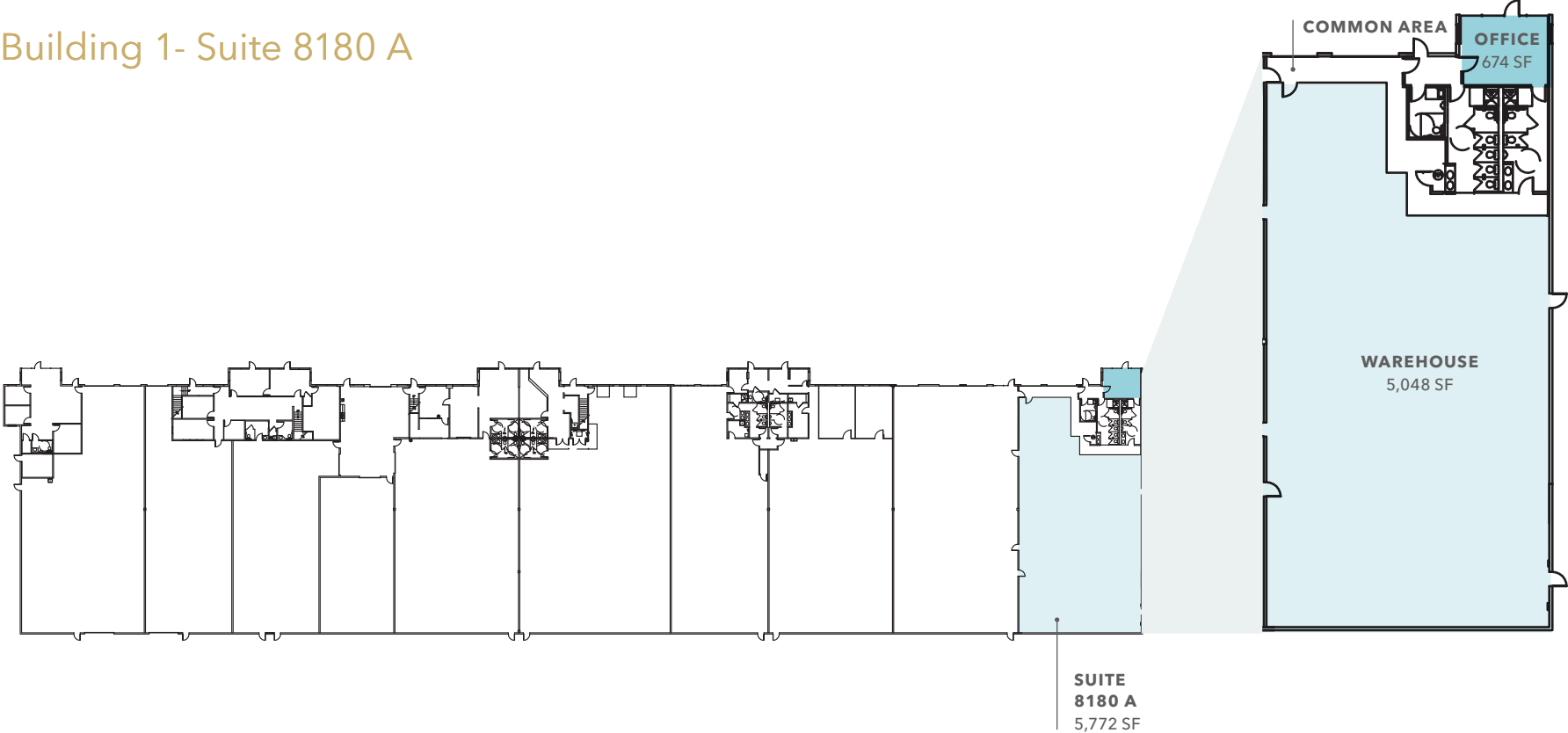
ESFR (Early Suppression Fast Response) sprinkler systems allows tenants to rack higher vertically, requiring less SF, reducing cost - no in-rack sprinklers required

Great freeway access to I-90, SR-18, SR-202, SR-203

Heavy power available

# FLOOR PLAN

## Building 1- Suite 8180 A

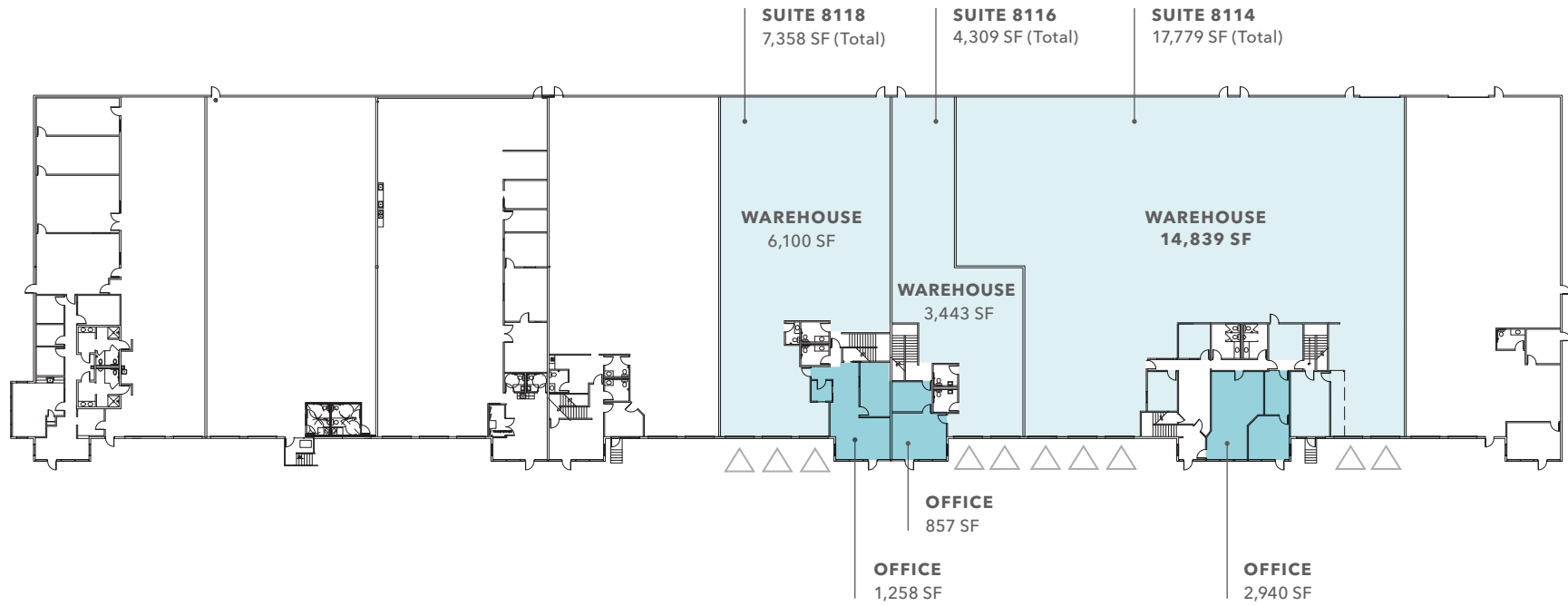


### LEGEND

- Office
- Warehouse

# FLOOR PLAN

## Building 2 - Suite 8114, Suite 8116, Suite 8118



### LEGEND

■ Office

■ Warehouse

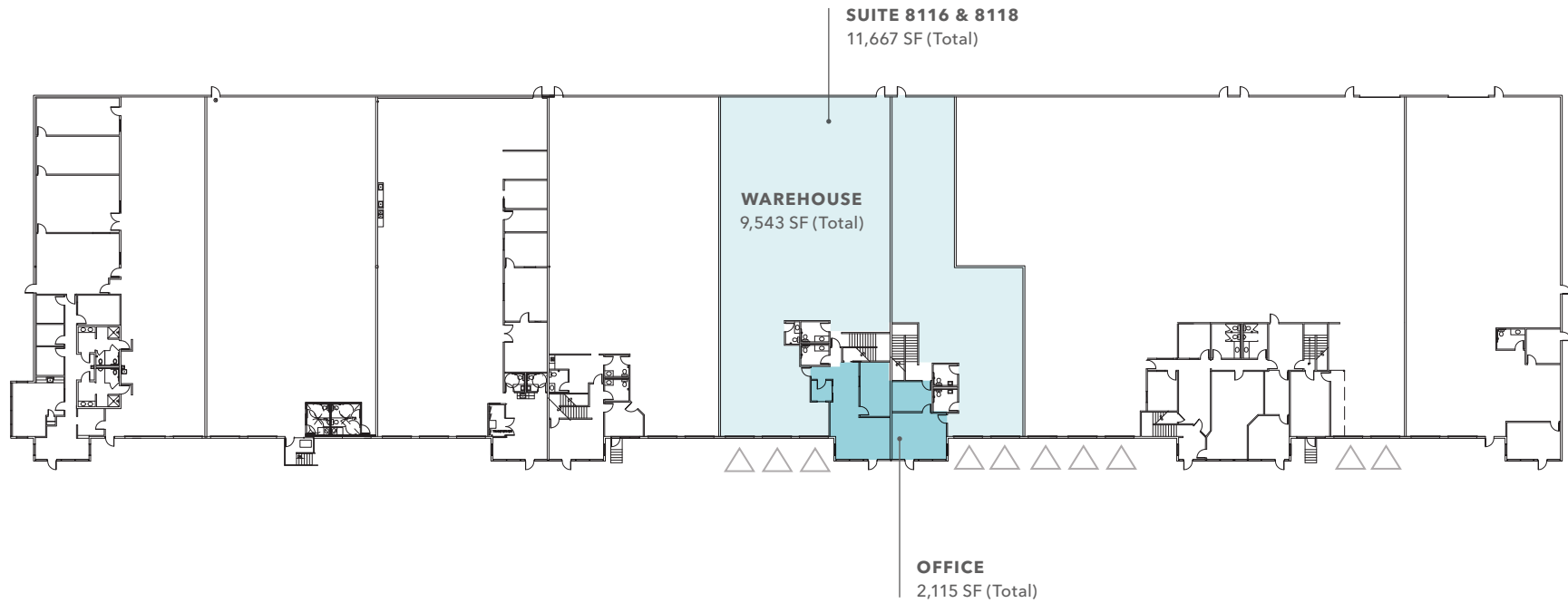
△ Dock-High Loading

\*Availability to add grade level loading



# FLOOR PLAN

## Building 2 - Suite 8116 & Suite 8118 Combined



### LEGEND

■ Office

■ Warehouse

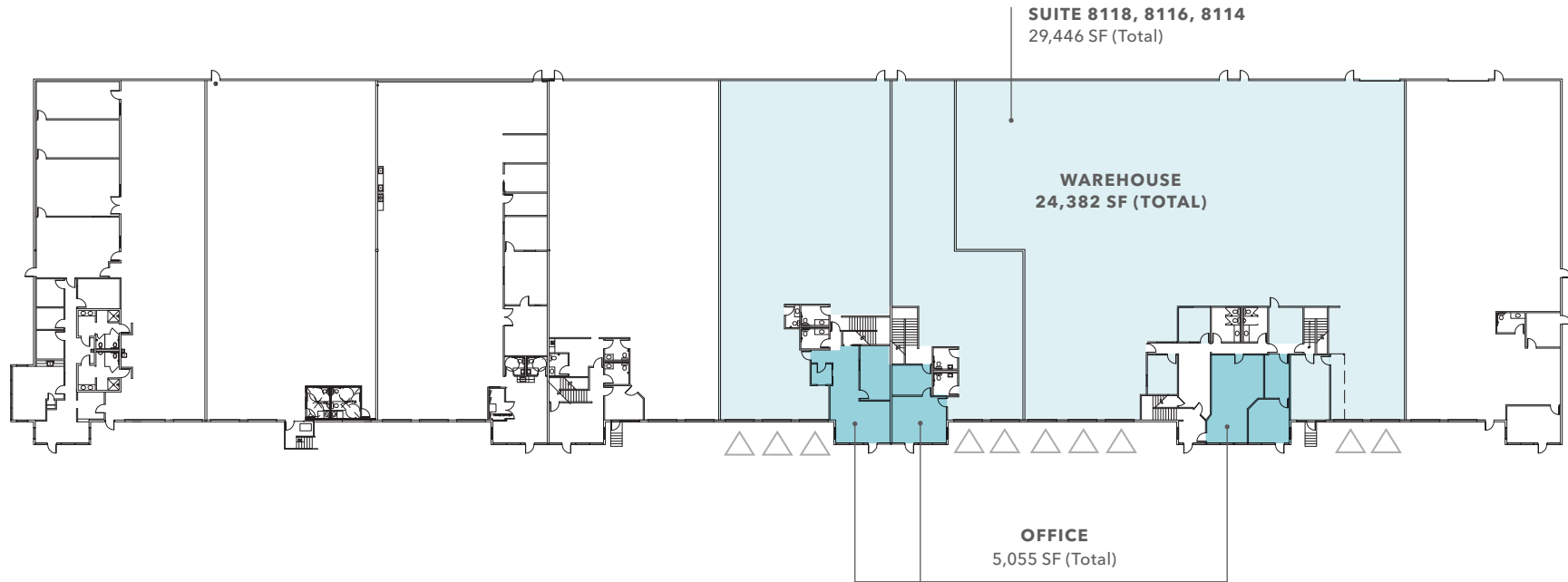
△ Dock-High Loading

\*Availability to add grade level loading



# FLOOR PLAN

## Building 2 - Suite 8118, Suite 8116, & Suite 8114 Combined



### LEGEND

■ Office

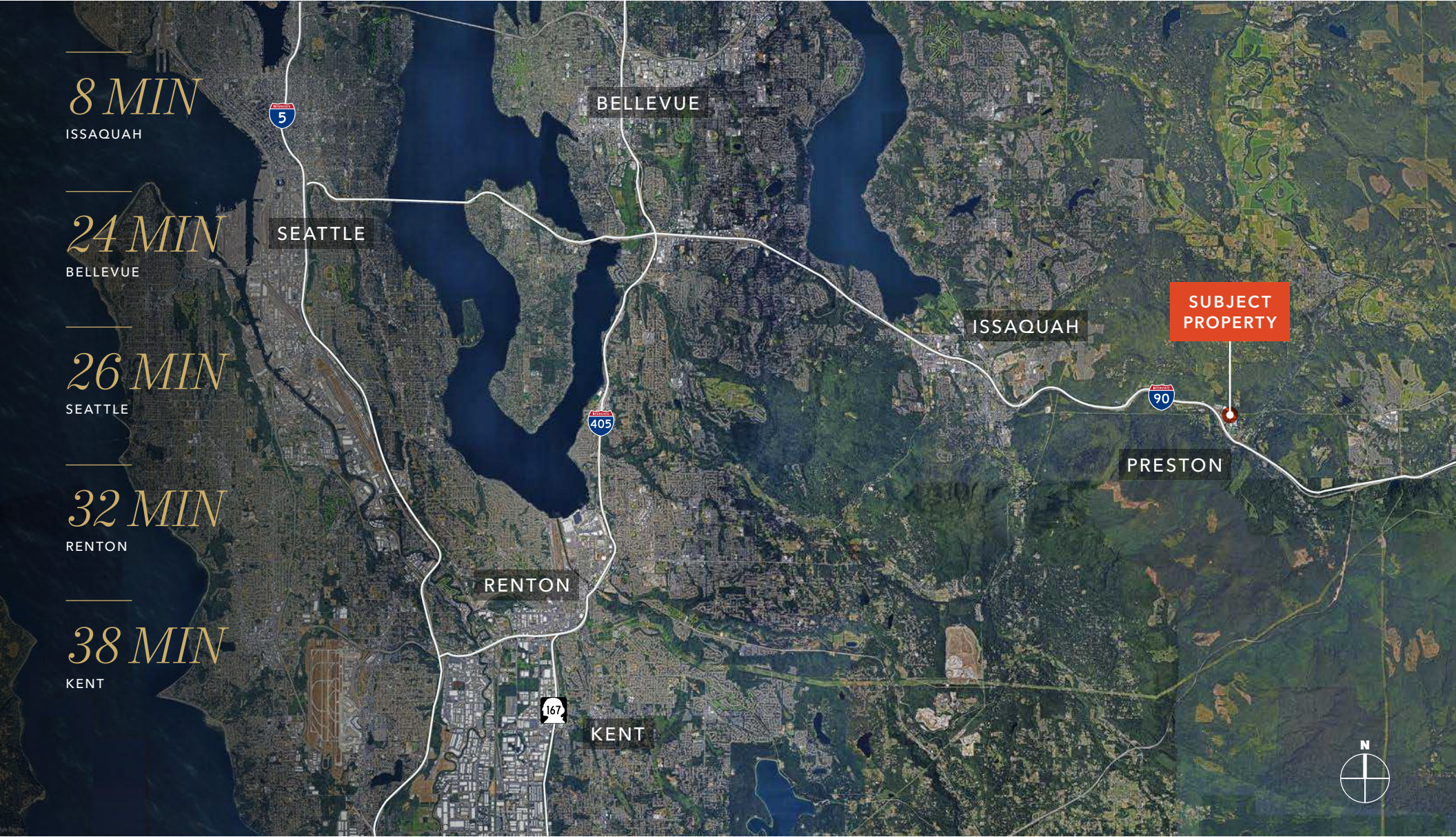
■ Warehouse

△ Dock-High Loading

\*Availability to add grade level loading



I-90 PRESTON INDUSTRIAL PARK



*8 MIN*

ISSAQUAH

*24 MIN*

BELLEVUE

*26 MIN*

SEATTLE

*32 MIN*

RENTON

*38 MIN*

KENT

**SUBJECT  
PROPERTY**





*Exclusively listed by*

**TODD GAUTHIER**  
Executive Vice President  
425.450.1118  
todd.gauthier@kidder.com

**JASON BLOOM**  
Executive Vice President  
425.450.1102  
jason.bloom@kidder.com

**KIDDER.COM**

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