



AUBURN ITC

*A Five-Building Industrial Park with
Multiple Suites for Lease in Auburn*

 PROPERTY VIDEO

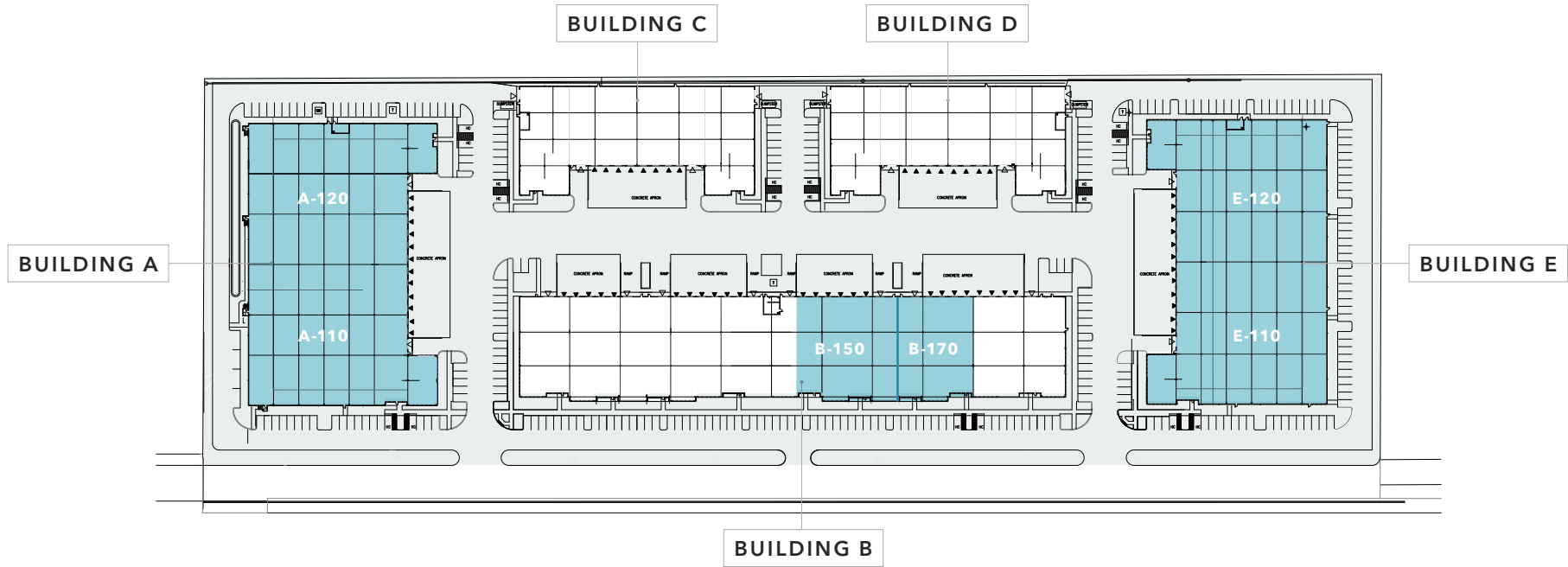
→ VIEW WEBSITE

1704, 1808, & 2108 B ST NW
AUBURN, WA



PROPERTY HIGHLIGHTS

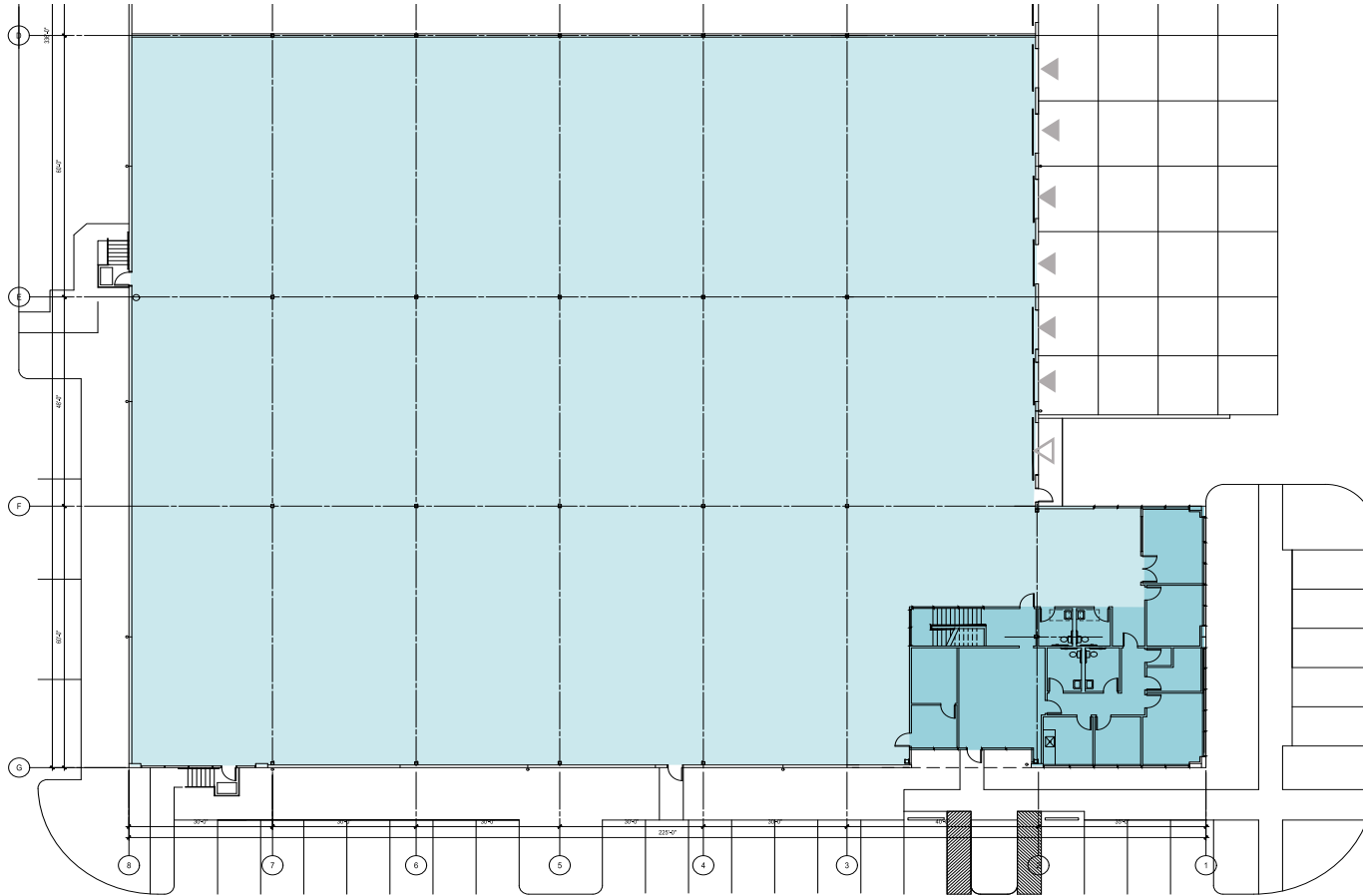
- Up to 156,181 SF available
- Easy access to SR-167, SR-18, and I-5
- Close proximity to Auburn Municipal Airport & Emerald Downs
- Abundant parking
- 24' clear height
- 50' concrete aprons
- Canopies over loading doors
- Ample truck maneuvering room
- Flexible power distribution
- M-1 zoning
- Contact agents for rates



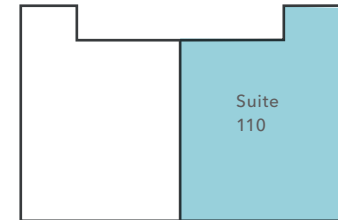
AVAILABILITIES

| Address | Suite | Total Area | Office | Loading | Power | NNN | Available | Comments |
|--------------|-------|------------|----------|-------------|-----------------------|-----------|------------|--|
| 2108 B St NW | A-110 | 35,991 SF | 4,310 SF | 6 DH / 1 GL | 800 amps 277/480 v 3P | \$0.32/SF | Call agent | Can combine with A-120 for 70,011 SF (6,282 SF) |
| 2108 B St NW | A-120 | 34,020 SF | 1,972 SF | 6 DH / 1 GL | 200 amps 277/480 v 3P | \$0.32/SF | Call agent | Can combine with A-110 for 70,011 SF (6,282 SF) |
| 1808 B St NW | B-150 | 14,850 SF | 950 SF | 6 DH / 1 GL | 200 amps 277/480 v 3P | \$0.32/SF | Now | Can combine with B-170 for 25,950 SF (2,220 SF) |
| 1808 B St NW | B-170 | 11,100 SF | 1,270 SF | 4 DH / 1 GL | | \$0.32/SF | 11/01/2026 | Can combine with B-150 for 25,950 SF (2,220 SF) |
| 1704 B St NW | E-110 | 32,610 SF | 4,749 SF | 6 DH / 1 GL | 600 amps 277/480 v 3P | \$0.32/SF | Call agent | Can combine with E-110 for 60,220 SF (10,856 SF) |
| 1704 B St NW | E-120 | 27,610 SF | 6,107 SF | 6 DH / 1 GL | 600 amps 277/480 v 3P | \$0.32/SF | Call agent | Can combine with E-120 for 60,220 SF (10,856 SF) |

BUILDING A, SUITE 110



BUILDING A



LEGEND

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



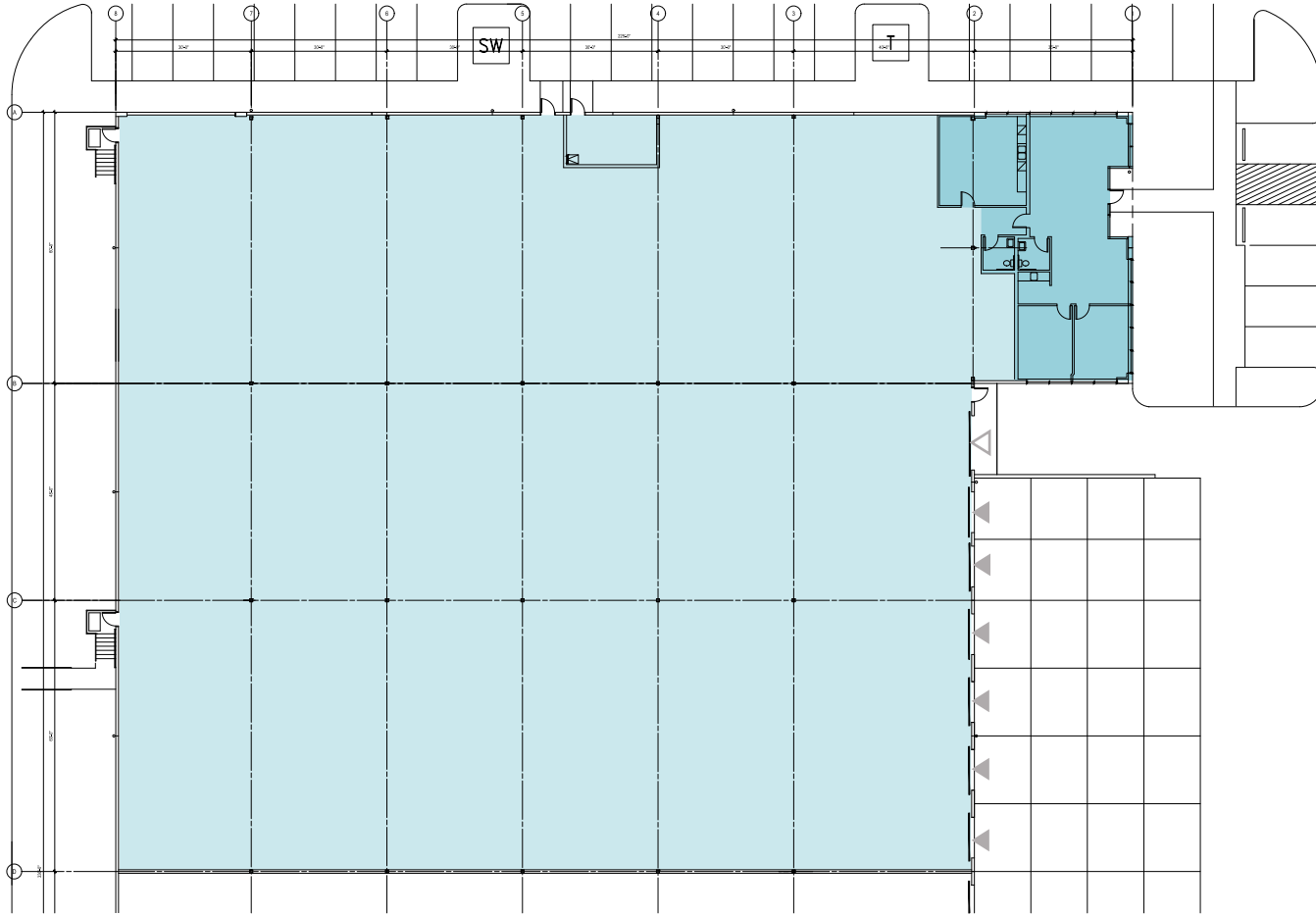
35,991 SF

TOTAL AREA

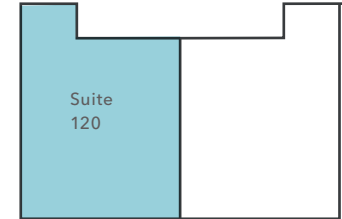
4,310 SF

OFFICE

BUILDING A, SUITE 120



BUILDING A



LEGEND

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



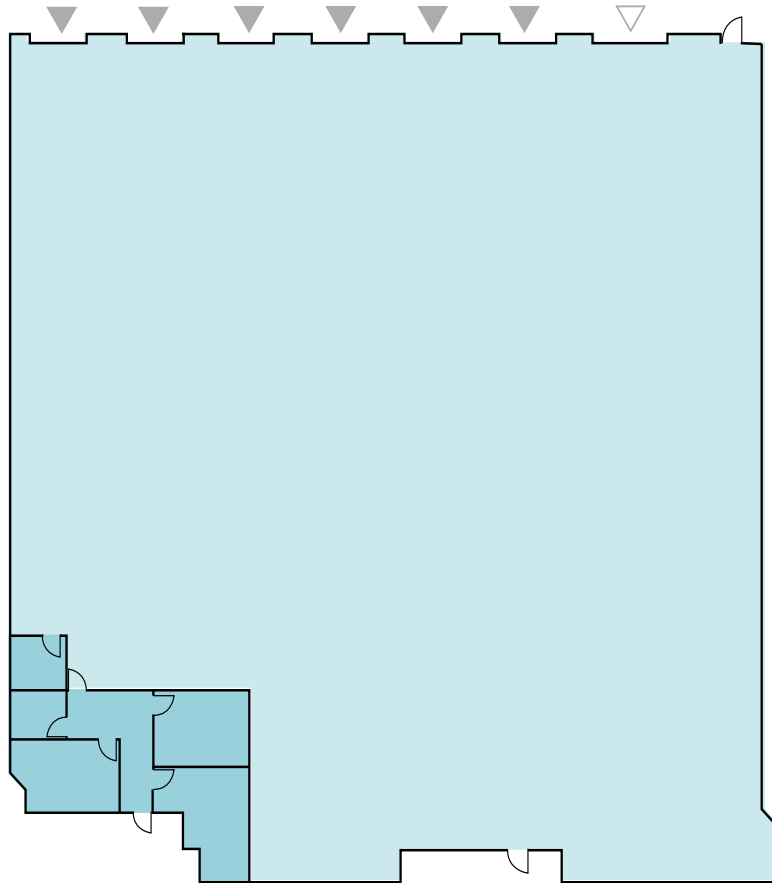
34,020 SF

TOTAL AREA

1,972 SF

OFFICE

BUILDING B, SUITE 150



LEGEND

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

BUILDING B

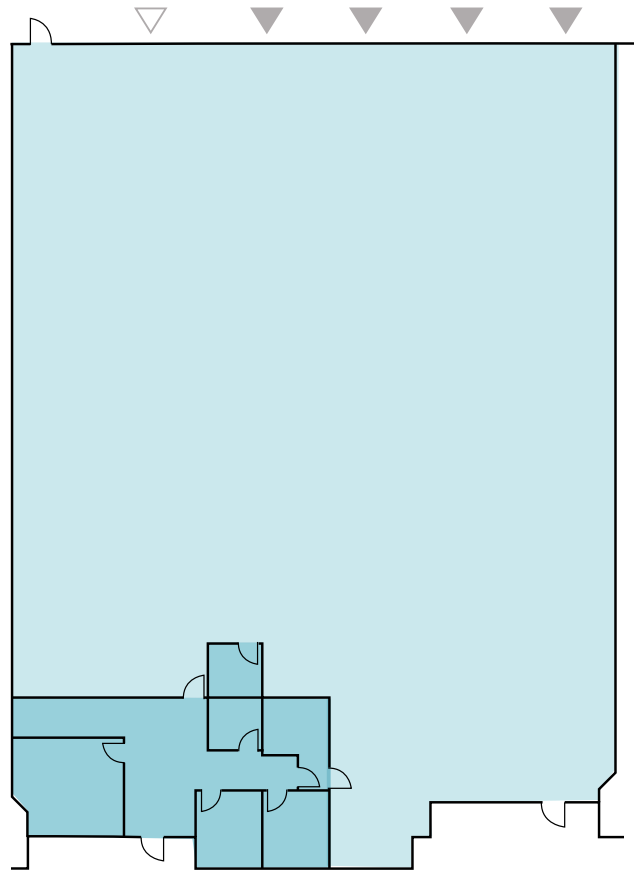


14,850 SF
TOTAL AREA

950 SF
OFFICE



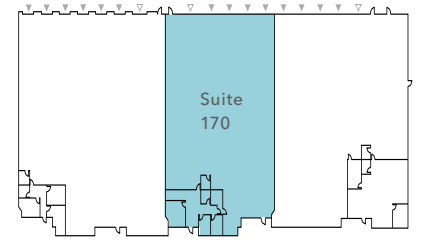
BUILDING B, SUITE 170



LEGEND

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

BUILDING B

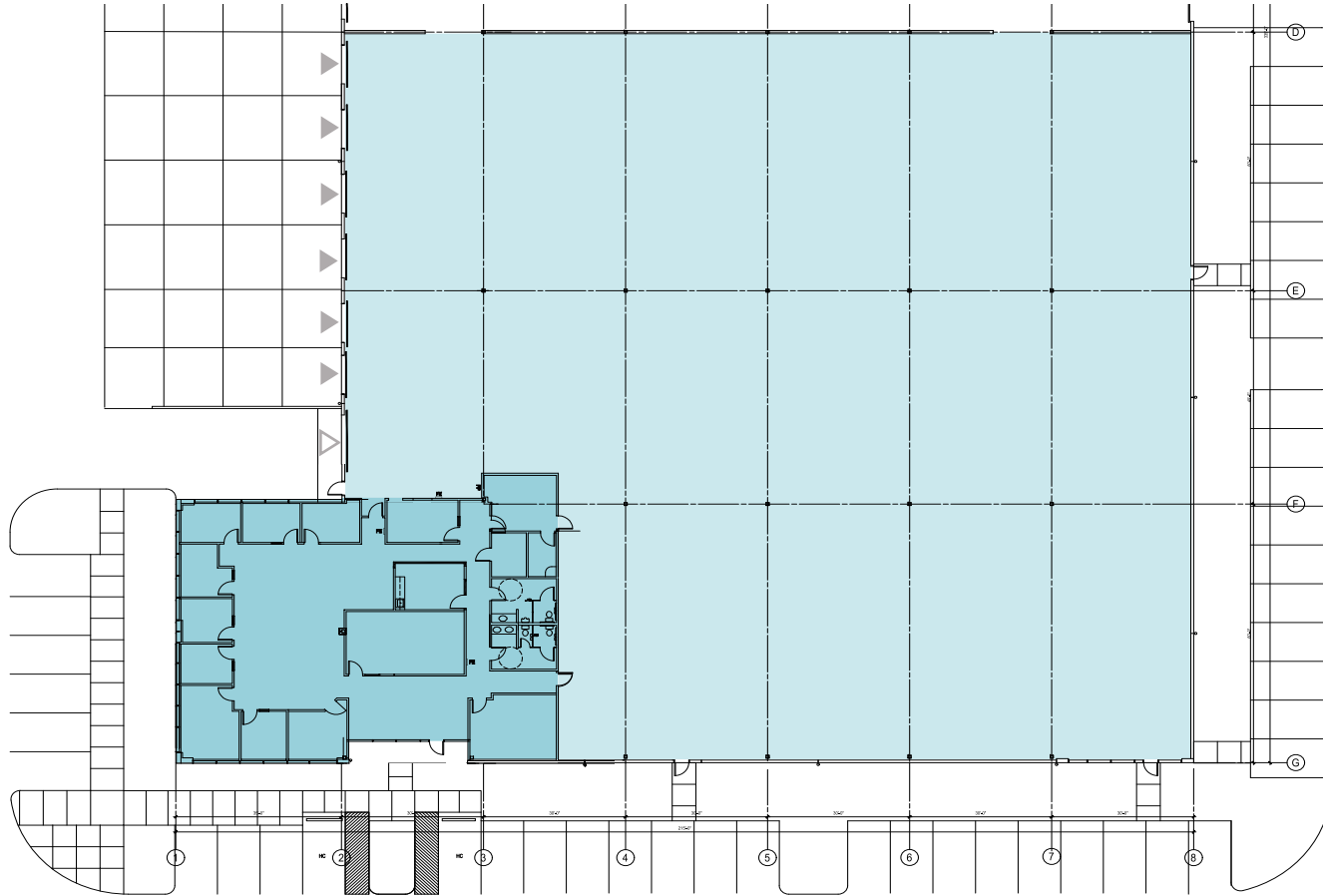


11,100 SF
TOTAL AREA

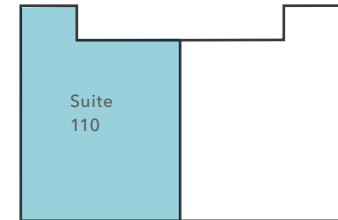


1,270 SF
OFFICE

BUILDING E, SUITE 110



BUILDING E



LEGEND

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



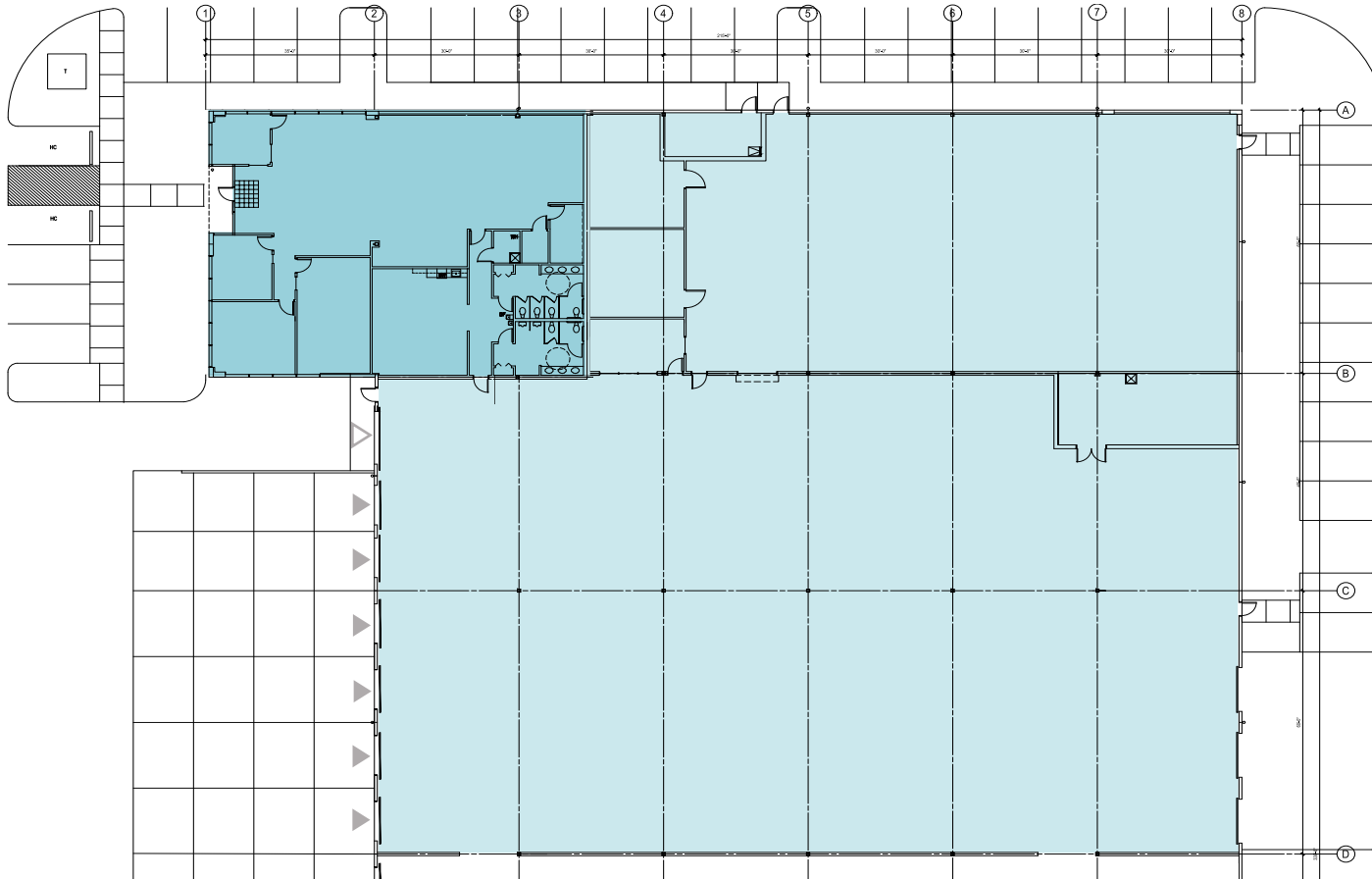
32,610 SF

TOTAL AREA

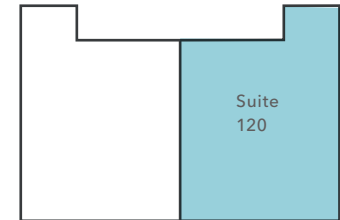
4,749 SF

OFFICE

BUILDING E, SUITE 120



BUILDING E



LEGEND

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



27,610 SF

TOTAL AREA

6,107 SF

OFFICE

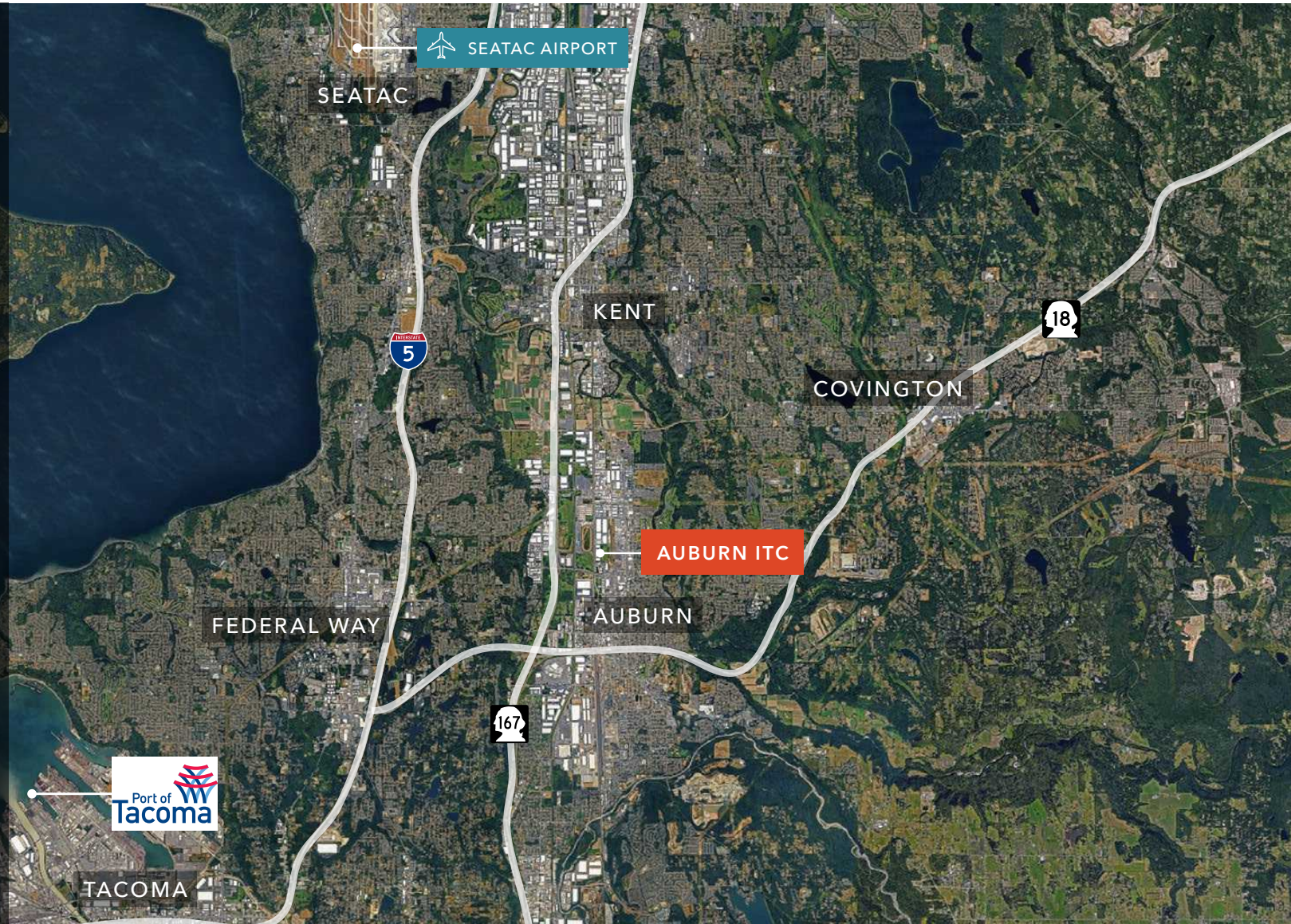
24 MI
SEATTLE

15.5 MI
TACOMA

10.7 MI
SEATAC

CHRIS CORR
Executive Vice President
206.248.7324
chris.corr@kidder.com

MATT MURRAY, SIOB
Executive Vice President
206.248.6541
matt.murray@kidder.com



KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor. All Kidder Mathews designs are the sole property of Kidder Mathews. Branded materials and layouts are not authorized for use by any other firm or person.

