

4,760 SF
RETAIL/OFFICE



FOR SALE



121 Mashell Avenue North

Eatonville, Washington 98328

Property Highlights

- 4,792 SF Parcel
- Total Building SF: 4,760 - 2,600 SF First Floor; 2,160 SF Second Floor
- Permitted office plans available
- Empty shell condition ready for construction
- Downtown Eatonville within walking distance to restaurants, offices, and shops
- Built in 1965; Remodeled in 2023
- C-1 Zoning: Downtown Commercial District
- List Price: \$565,000



<https://www.nai-ppsp.com>

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GRAVES + ASSOCIATES
ARCHITECTURE • INTERIORS • PROJECT MANAGEMENT

3115 RUSTON WAY, SUITE E
TACOMA, WA 98402
TACOMA: 253.3771-2244

TALL TIMBERS OFFICE
BUILDING

24 MASCHI I AVE NEATON VII IE WA 98228



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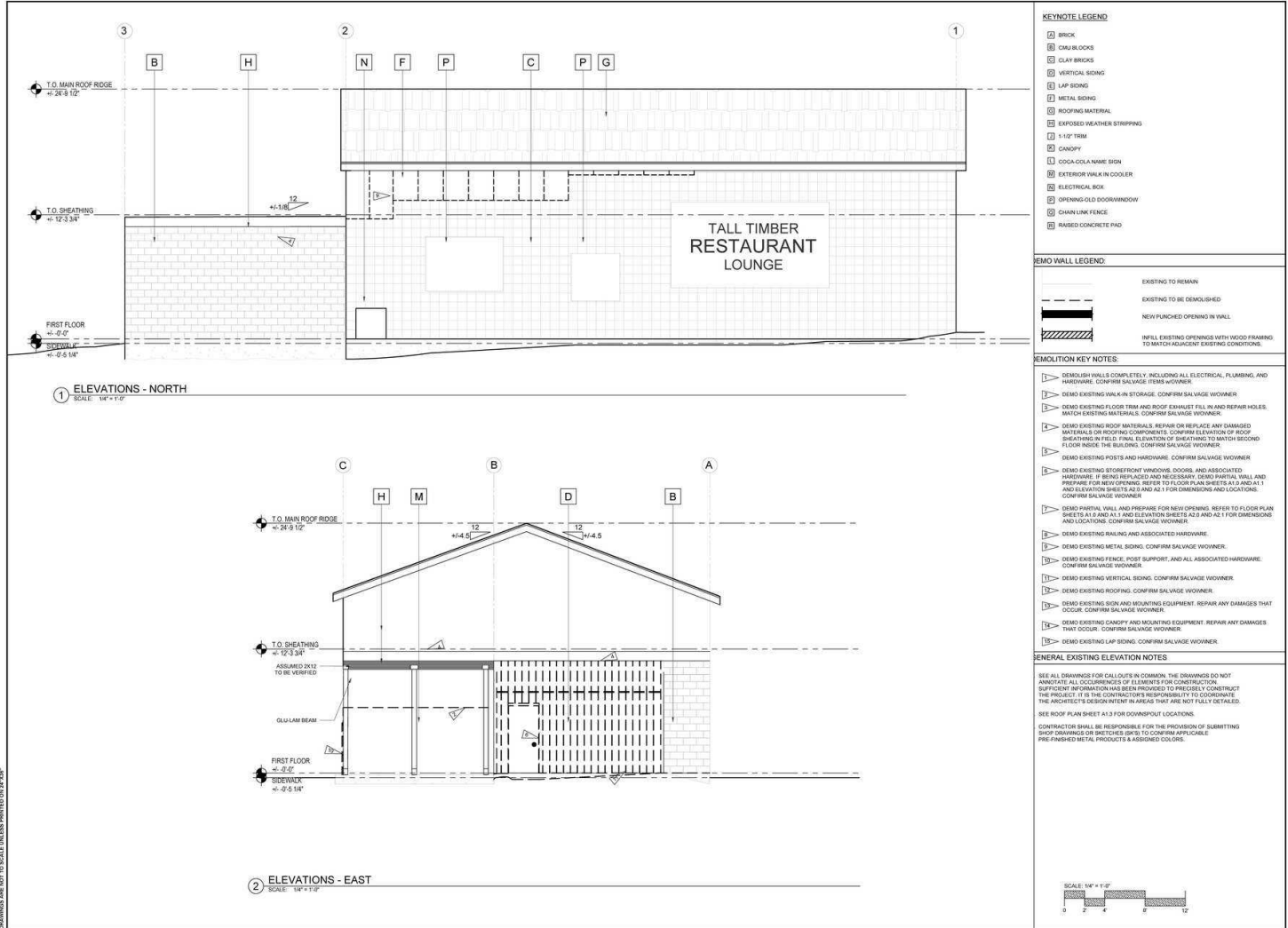
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**TALL TIMBERS OFFICE
BUILDING**
121 MASHELL AVENUE EATONVILLE, WA 98328

DATE	REVISION
11/11/2023	1

PROJECT: 3384
2023-07-04 PLINT SET

BOB
2023-07-04
2023-07-04
2023-07-04

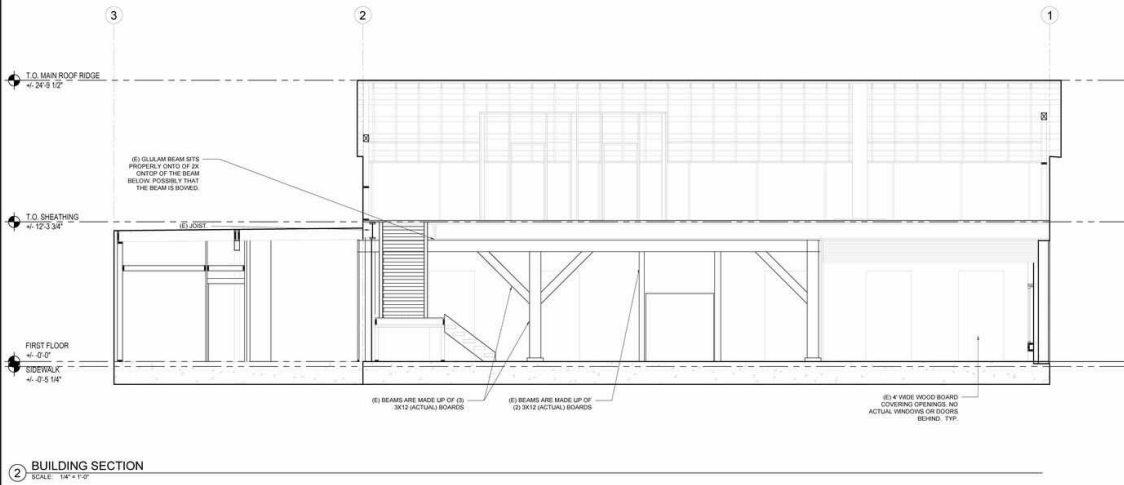
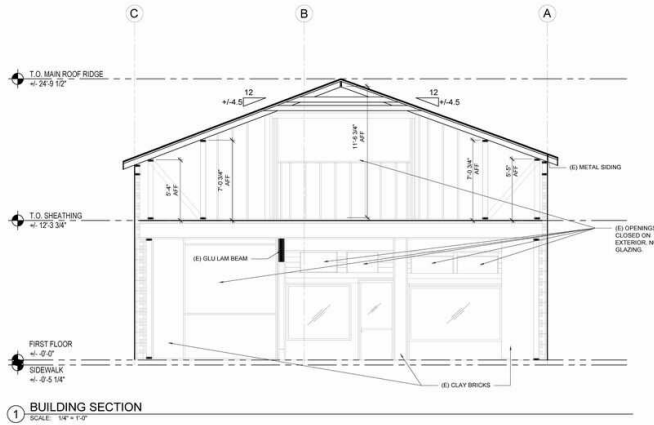
RECORD OF DOCUMENTS
THIS DOCUMENT IS ONE OF
A SET OF DOCUMENTS
WHICH TOGETHER WITH THE
CONTRACT AND THE
SPECIFICATIONS, FORMS
AND OTHER DOCUMENTS
CONSTITUTE THE
ENTIRE CONTRACT
FOR THE PROJECT.

EX2.0

4,760 SF RETAIL/OFFICE

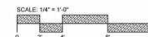


FOR SALE



EXISTING SECTION NOTES

1. SEE ALL DRAWINGS FOR CALLOUTS IN COMMON. THE DRAWINGS DO NOT ANNOTATE ALL OCCURRENCES OF ELEMENTS FOR CONSTRUCTION. SUFFICIENT INFORMATION HAS BEEN PROVIDED TO PRECISELY CONSTRUCT THE PROJECT. IT IS THE CONTRACTOR'S RESPONSIBILITY TO COORDINATE THE ARCHITECT'S DESIGN INTENT IN AREAS THAT ARE NOT FULLY DETAILED.
2. CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROVISION OF SUBMITTING SHOP DRAWINGS OR SKETCHES (SUCH TO CONFIRM APPLICABLE PRE-FABRICATED METAL PRODUCTS & ASSIGNED COLORS).
3. SEE ROOF PLAN SHEETS FOR DOWNSPOUT LOCATIONS.



TALL TIMBERS OFFICE BUILDING
121 MARSHALL AVE N EATONVILLE, WA 98328

DATE	REVISION
03/03/2023	1.00
03/03/2023	1.01
03/03/2023	1.02
03/03/2023	1.03
03/03/2023	1.04
03/03/2023	1.05
03/03/2023	1.06
03/03/2023	1.07
03/03/2023	1.08
03/03/2023	1.09
03/03/2023	1.10
03/03/2023	1.11
03/03/2023	1.12
03/03/2023	1.13
03/03/2023	1.14
03/03/2023	1.15
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03/03/2023	1.20

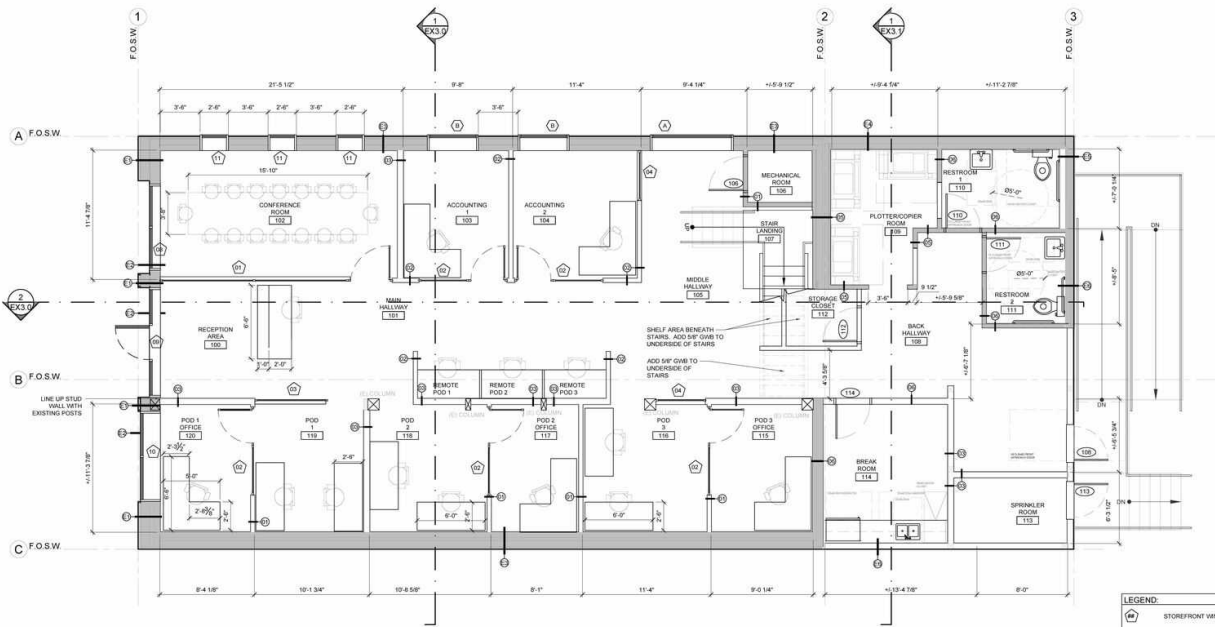
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03/03/2023 1.17
03/03/2023 1.18
03/03/2023 1.19
03/03/2023 1.20

EX-3.0

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FOR SALE



1 FLOOR PLAN - FIRST FLOOR
SCALE: 1/4" = 1'-0"

LEGEND:

- STOREFRONT WINDOW TAG. SEE SHEET A4.00 FOR SCHEDULE.
- WINDOW TAG. SEE SHEET A4.2 FOR SCHEDULE.
- NAME TAG. SEE SHEET A4.3 FOR SCHEDULE.
- WALL TAG. SEE SHEET A4.3 FOR SCHEDULE.
- DOOR TAG. SEE SHEET A4.1 FOR SCHEDULE.
- EXISTING WALL.

GENERAL FLOOR PLAN NOTES:

REVISION	DATE	DESCRIPTION
1	2023-01-04	PERMIT SET

1. ALL DIMENSIONS ARE EXISTING BASED ON LIMITED FIELD WORK. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND SUBCONSULTANT ENGINEERS TO FIELD VERIFY CONDITIONS PRIOR TO COMMENCING WITH CONSTRUCTION. THE G.C. SHALL CONTACT THE ARCHITECT PRIOR TO CONSTRUCTION WITH ANY IDENTIFIED FOUND CONDITIONS.

2. NOTE THAT ALL ARCHITECTURAL DIMENSIONS TO SETBACKS WORKING DATUMS FOR NEW CONSTRUCTION ARE BASED ON EXISTING REFERENCE POINTS. THE G.C. IS THERE FOR REQUIRED TO VERIFY THE CONDITIONS OF THE REFERENCED CONDITIONS AND NOT WORK WITH SECONDARY DATUMS TO COMPLETE THE WORK MODS AND ADDS.

3. ALL GNB AND INSULATION HAS BEEN DEMOLISHED ALREADY.

4. DO NOT MEASURE DRAWINGS TO DETERMINE OMITTED DIMENSIONS. CONTACT ARCHITECT.

5. PENETRATIONS THROUGH RATED ASSEMBLIES SHALL BE FIRE STOPPED.

SCALE: 1/4" = 1'-0"

PROJECT NORTH
TRUE NORTH

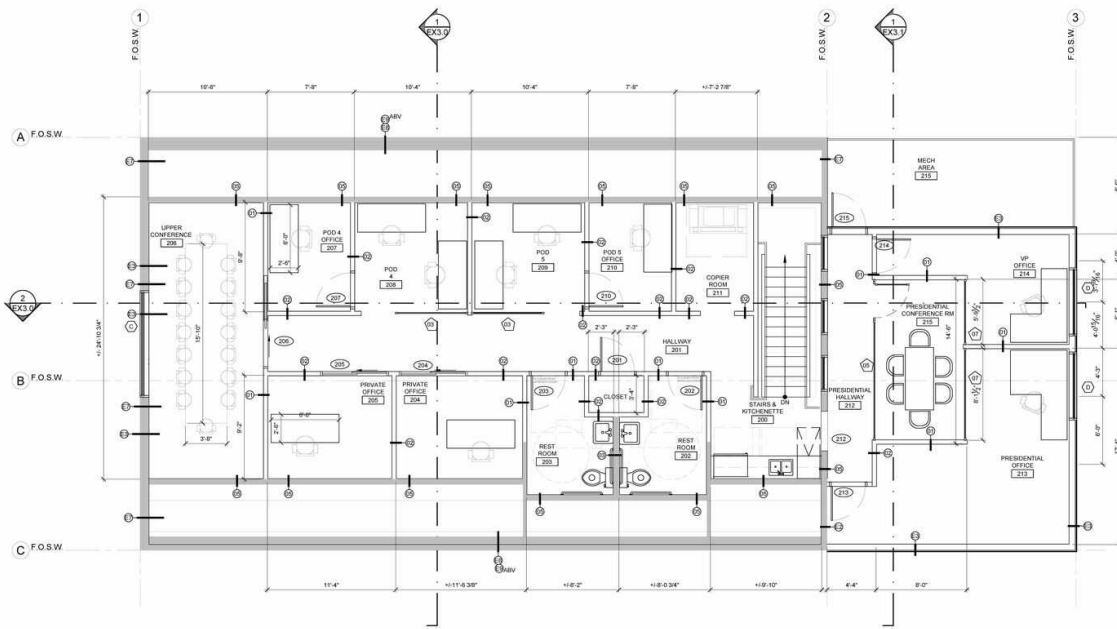
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3118 RUSTON WAY, SUITE E
BIRMINGHAM, WA 98004
PHONE: 206.275.4214

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1 FLOOR PLAN - SECOND FLOOR
SCALE: 1/4" = 1'-0"

- LEGEND:**
- STOREFRONT WINDOW TAG. SEE SHEET A8.00 FOR SCHEDULE.
 - WINDOW TAG. SEE SHEET A8.2 FOR SCHEDULE.
 - ROOM NAME AND NUMBER TAG.
 - WALL TAG. SEE SHEET A8.0 FOR SCHEDULE.
 - DOOR TAG. SEE SHEET A8.1 FOR SCHEDULE.

GENERAL FLOOR PLAN NOTES:

- ALL DIMENSIONS ARE EXISTING BASED ON LIMITED FIELD WORK. IT IS THE RESPONSIBILITY OF THE CONTRACTOR AND SUBCONSULTANT ENGINEERS TO FIELD VERIFY CONDITIONS PRIOR TO COMMENCING WITH CONSTRUCTION. THE U.S. SHALL CONTACT THE ARCHITECT PRIOR TO CONSTRUCTION WITH ANY IDENTIFIED FOUND CONDITIONS.
- NOTE THAT ALL ARCHITECTURAL DIMENSIONS TO ESTABLISH WORKING DATUMS FOR NEW CONSTRUCTION ARE BASED ON EXISTING REFERENCE POINTS. THE U.S. IS THERE FOR REQUIRED TO VERIFY THE CONDITIONS OF THE REFERENCED CONDITIONS AND NOT WORK WITH SECONDARY DATUMS TO COMPLETE THE WORK MOOS AND ADDS.
- ALL GWM AND INSULATION HAS BEEN DEMOLISHED ALREADY.
- DO NOT MEASURE DRAWINGS TO DETERMINE OMITTED DIMENSIONS. CONTACT ARCHITECT.
- PENETRATIONS THROUGH RATED ASSEMBLIES SHALL BE FIRE STOPPED.



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121 MASHELL AVE N EATONVILLE, WA 98328

DATE	DESCRIPTION
2023-07-04	PERMIT SET



A1.1