

FOR SALE
FOR LEASE

FORMER JUMBO FOODS

25,560 SF Refrigerated & Processing Facility in Mukilteo, WA is Available Now for Sale or Lease

11502 CYRUS WAY | MUKILTEO, WA

\$4.2M
SALE PRICE

\$22K
FOR LEASE, NNN



BUILDING ALSO FOR SALE
\$4.2 MILLION

LOCATION	11502 Cyrus Way, Mukilteo
PARCEL NUMBER	00441400004000
BUILDING AREA	25,560 SF
LAND AREA	54,014 SF (1.24 Acres)
YEAR BUILT	1982
ZONING	Light Industrial - City of Mukilteo
FOR LEASE	\$22K, NNN
AVAILABLE	Now

PROPERTY HIGHLIGHTS



TOTAL SF
25,560 SF



OFFICE SIZE
8,000 SF on two floors
(Upstairs office rent free)



COOLER
7,000 SF, 14' high,
36° - 37°



FREEZER
3,000 SF, 14' high, -1°



LOADING
Four dock-high doors &
one grade-level



3-PHASE POWER
1,200 amps, 120/240



IDEAL USE
Food processing &
refrigerated distribution



ACCESS
Convenient access to
I-5 and I-405



CEILING
14' - 17' height



3,000 SF
FDA compliant food processing
area with floor drains

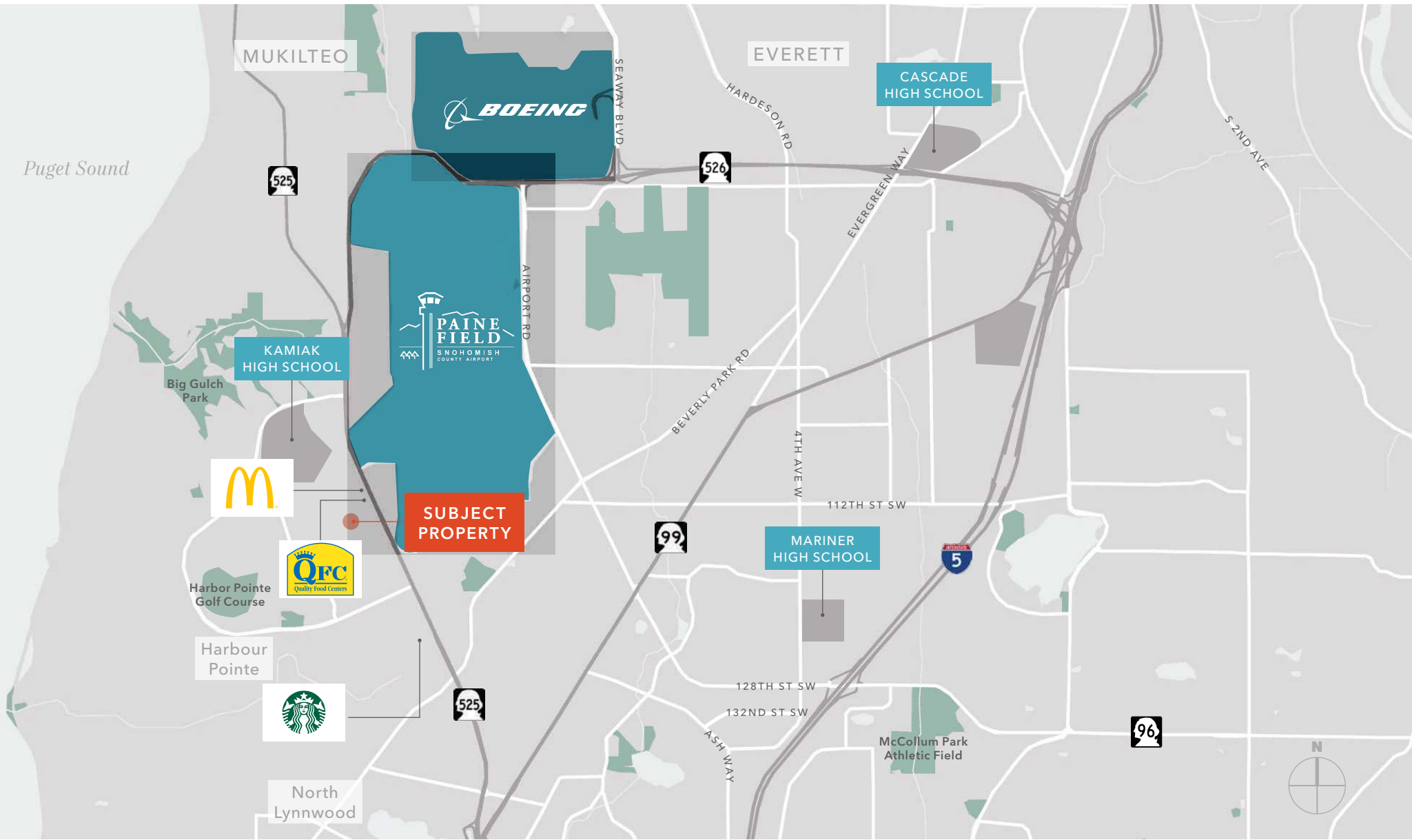


PARKING
40 parking stalls

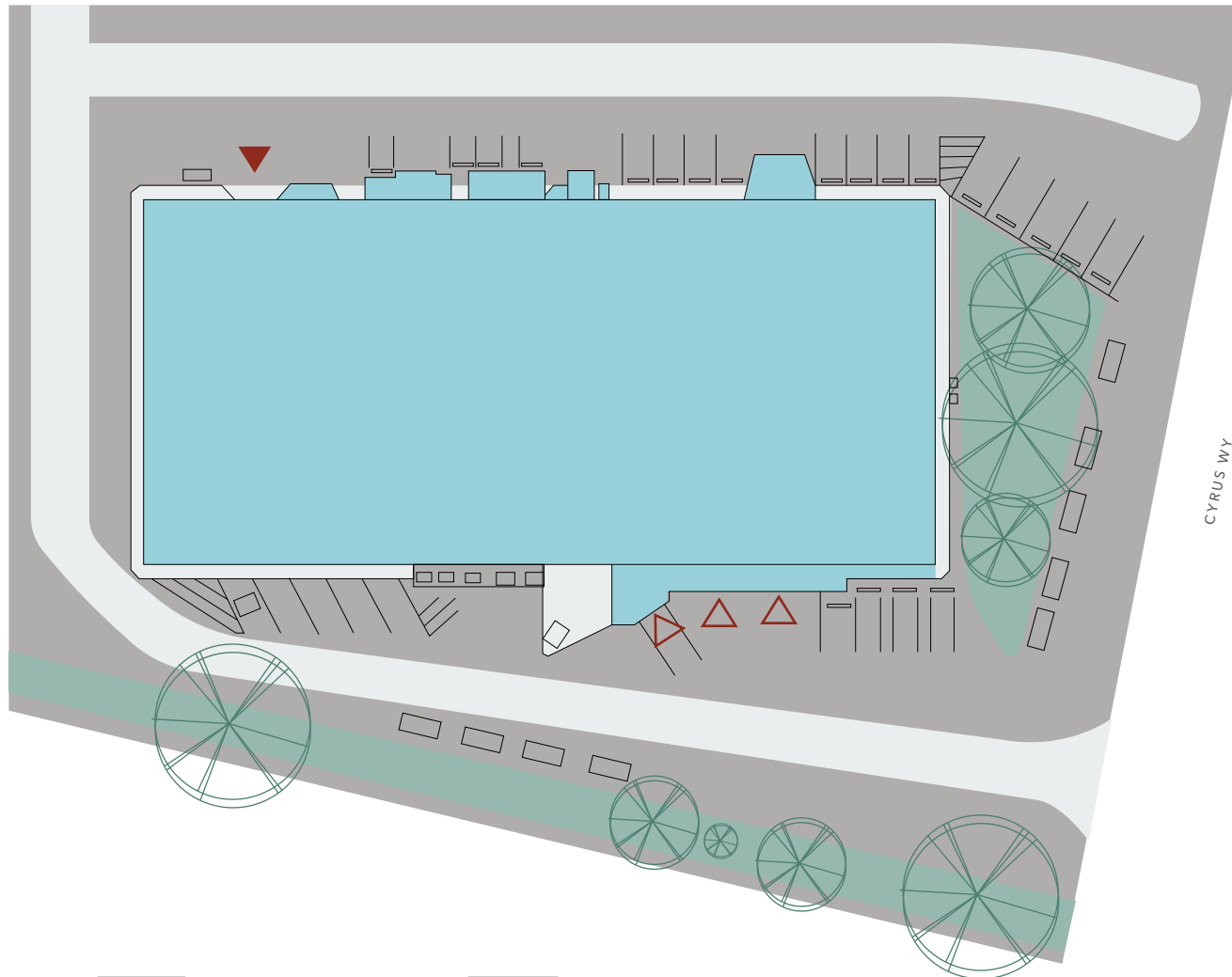


LOCATION
Located just off of Mukilteo
Speedway, west of Paine Field
near Harbour Pointe

FORMER JUMBO FOODS



SITE PLAN



17,600 SF
WAREHOUSE

8,000 SF
OFFICE

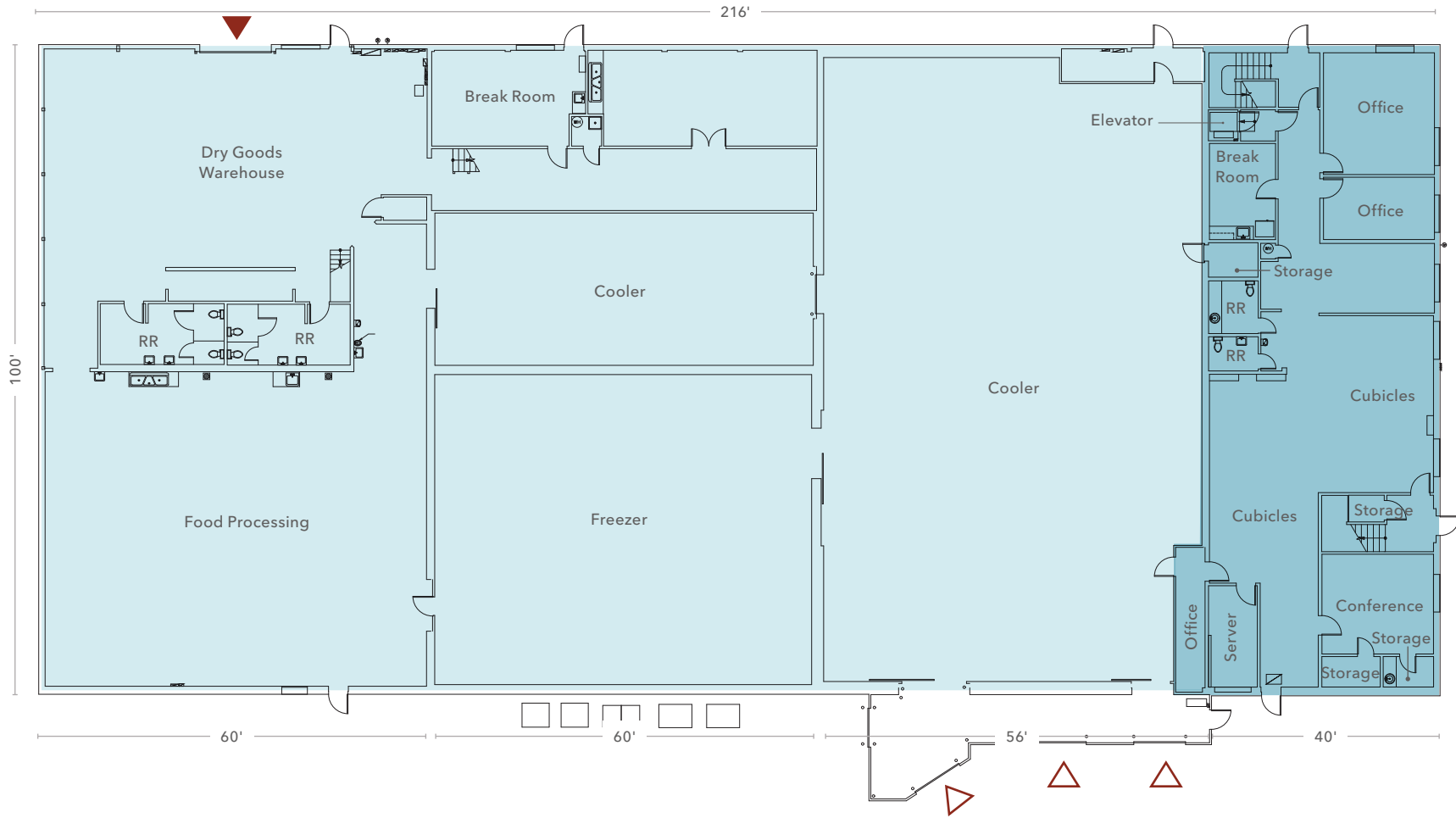
NOW
AVAILABLE

▲ Grade-level loading

△ Dock-high loading



FLOOR PLAN - FIRST FLOOR



17,600 SF
WAREHOUSE

8,000 SF
OFFICE

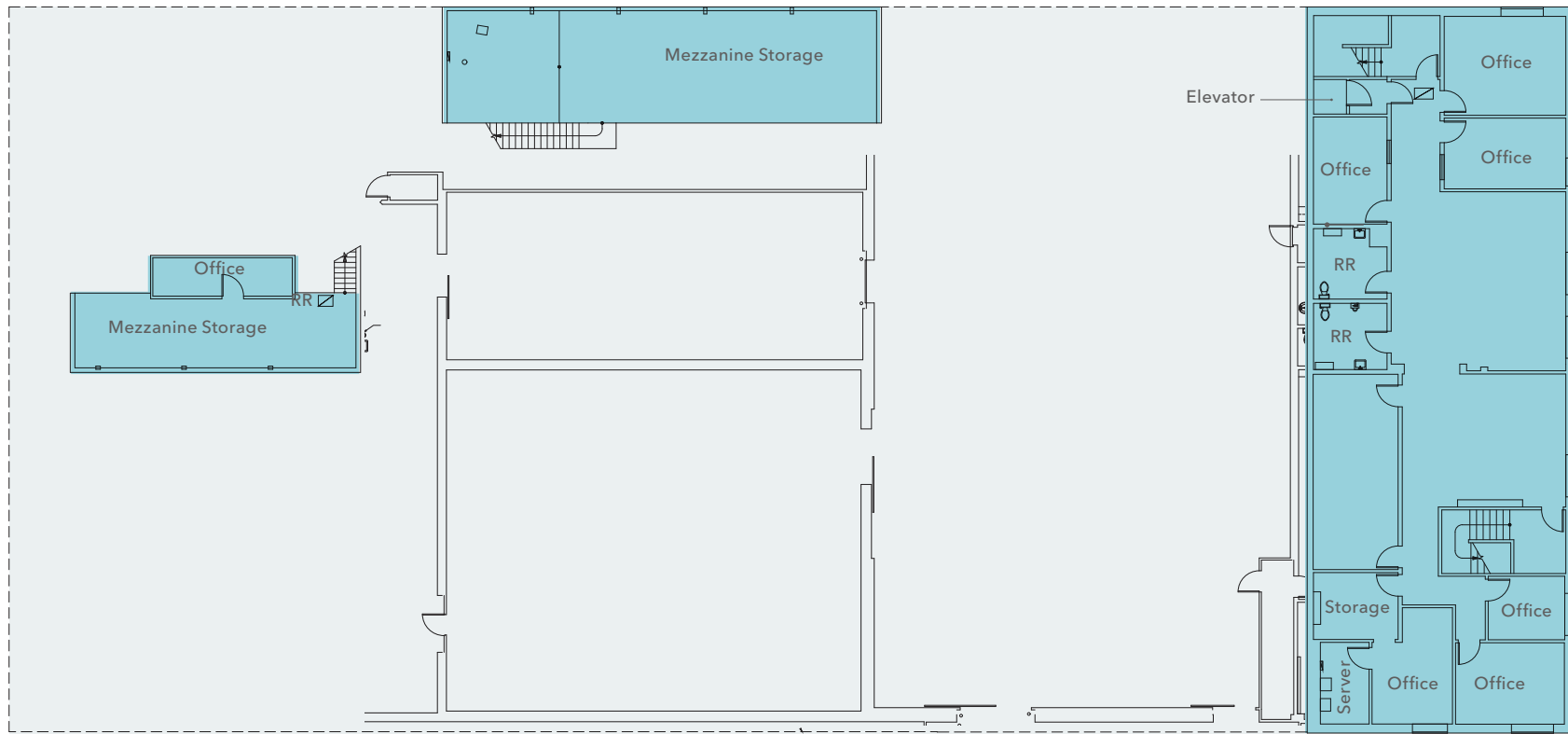
NOW
AVAILABLE

▲ Grade-level loading

△ Dock-high loading



FLOOR PLAN - SECOND FLOOR



17,600 SF

WAREHOUSE

8,000 SF

OFFICE

NOW

AVAILABLE



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