228TH MANUFACTURING CAMPUS

8825-8835 SOUTH 228TH STREET, KENT, WA





RARE INDUSTRIAL MANUFACTURING OPPORTUNITY | EXCELLENT LOCATION, HEAVY POWER

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PROPERTY INFORMATION

ADDRESS: 8825-8835 South 228th Street, Kent, WA

24,543 SF **BUILDING AREA:**

LOT SF: 57,650 SF

1969 YEAR BUILT:

2013 YEAR RENOVATED:

PARCEL NUMBER: 1822059266 & 1822059273

ZONING: CM-1 Commercial Manufacturing 1 District

LEASE RATE: Contact Broker for rates

AVAILABLE: Immediately

POWER: Heavy three-phase power

Estimated 4,000 amps 480/277v

» 5-Building campus offering various use **FEATURES:**

> capabilities including manufacturing, distribution, assembly, storage, office etc.

» Fully fenced with two gated entrances

BUILDING	SQUARE FEET	GRADE LEVEL DOORS

Bldg A: ±1,565 SF 1 Door

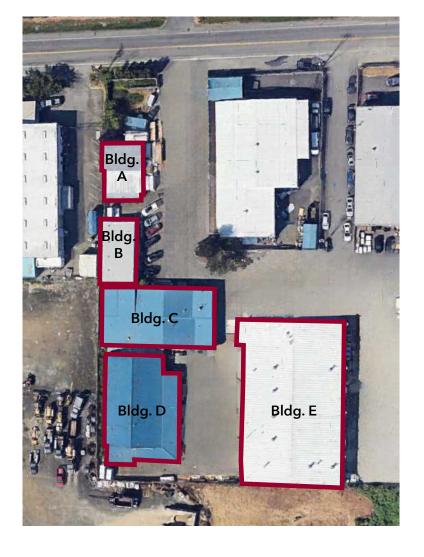
Bldg B: ± 1,638 SF (office) None

Bldg C: ± 5,000 SF 1 Door

Bldg D: ± 3,978 SF 2 Doors

Bldg E: ± 12, 362 SF (±1,700 SF office) 2 Oversized Doors

Bldg E Bonus Mezzanine: ± 1,700 SF None



PROPERTY OUTLINE



- ▲ Grade Level Doors
- Access Points
- Parcel Outline

YARD AREA



Landlord willing to demolish buildings to create a more secured yard area

