

Industry Zoned Land | Snohomish, WA

FOR SALE



Development Opportunity
Snohomish, WA

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Property Overview



I ZONING
PERMITTED USE TABLE
CLICK FOR LINK

[View all Permitted Uses](#)

Address: 1200 Bonneville Ave, Snohomish, WA

Parcel Numbers: 280512-004-003-00, 280512-004-004-00
280512-004-011-00, 280512-004-006-00

Land Area: 16.76 Acres (730,066 SF)

Zoning: I (Industry), City of Snohomish

Permitted Uses: Light Manufacturing, Warehousing,
Storage, Construction Yard, Retail, etc.



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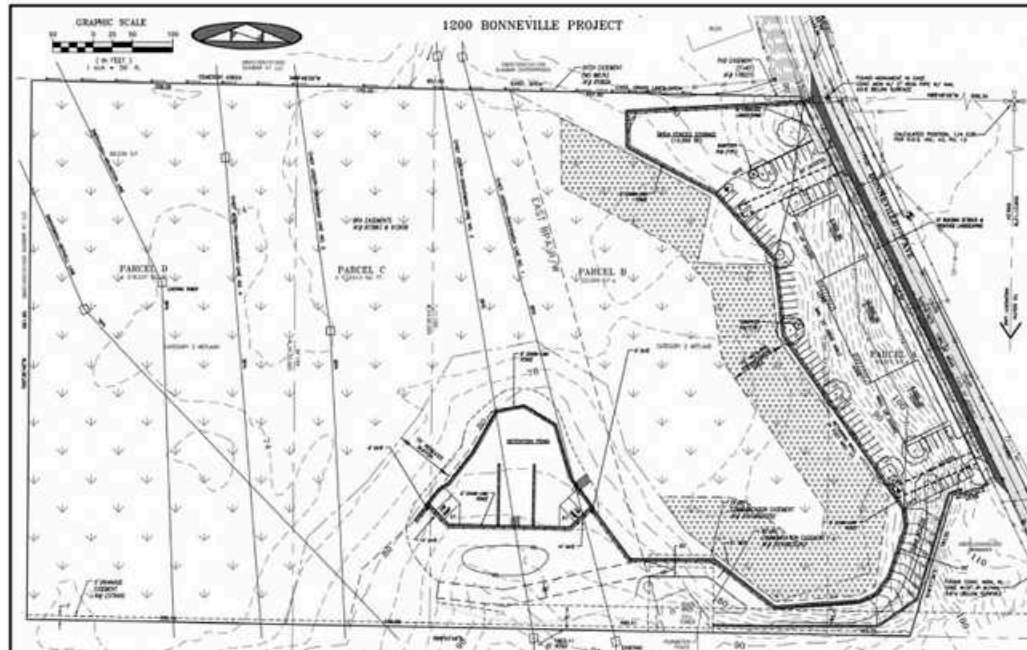
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Development Potential



1200 BONNEVILLE AVE DEVELOPMENT POTENTIAL

The property had previous approvals for a site development plan which consisted of preparing 4.13 acres of land for future industrial development, and for a critical areas variance, reducing the standard buffers widths of a Category II wetland on-site by up to 96 percent.



COMPLETED REPORTS/STUDIES

- Site Plan
- Civil Site Plan
- TESC Plan
- Grading & Drainage Plan
- Utility Plan
- Frontage Plan
- Geotechnical Report
- Drainage Report
- Critical Areas Report
- Mitigation Plan
- Cross-Sections
- Storm Profiles
- Flow Control Details
- Drainage Details
- Road/Driveway Details
- Meter Details
- Retaining Wall Details
- Existing Conditions
- MDNS
- SEPA

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Parcel Map

280512-004-004-00
LAND AREA: 7.50 ACRES (326,700 SF)

280512-004-006-00
LAND AREA: 5.00 ACRES (217,800 SF)

280512-004-003-00
LAND AREA: 1.76 ACRES (76,666 SF)

280512-004-011-00
LAND AREA: 2.50 ACRES (108,900 SF)

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