

# DODGE PROPERTY

*±3 AC Usable Contractor Yard with Office/Shops/Storage*

10412 244TH ST E, GRAHAM, WA 98338

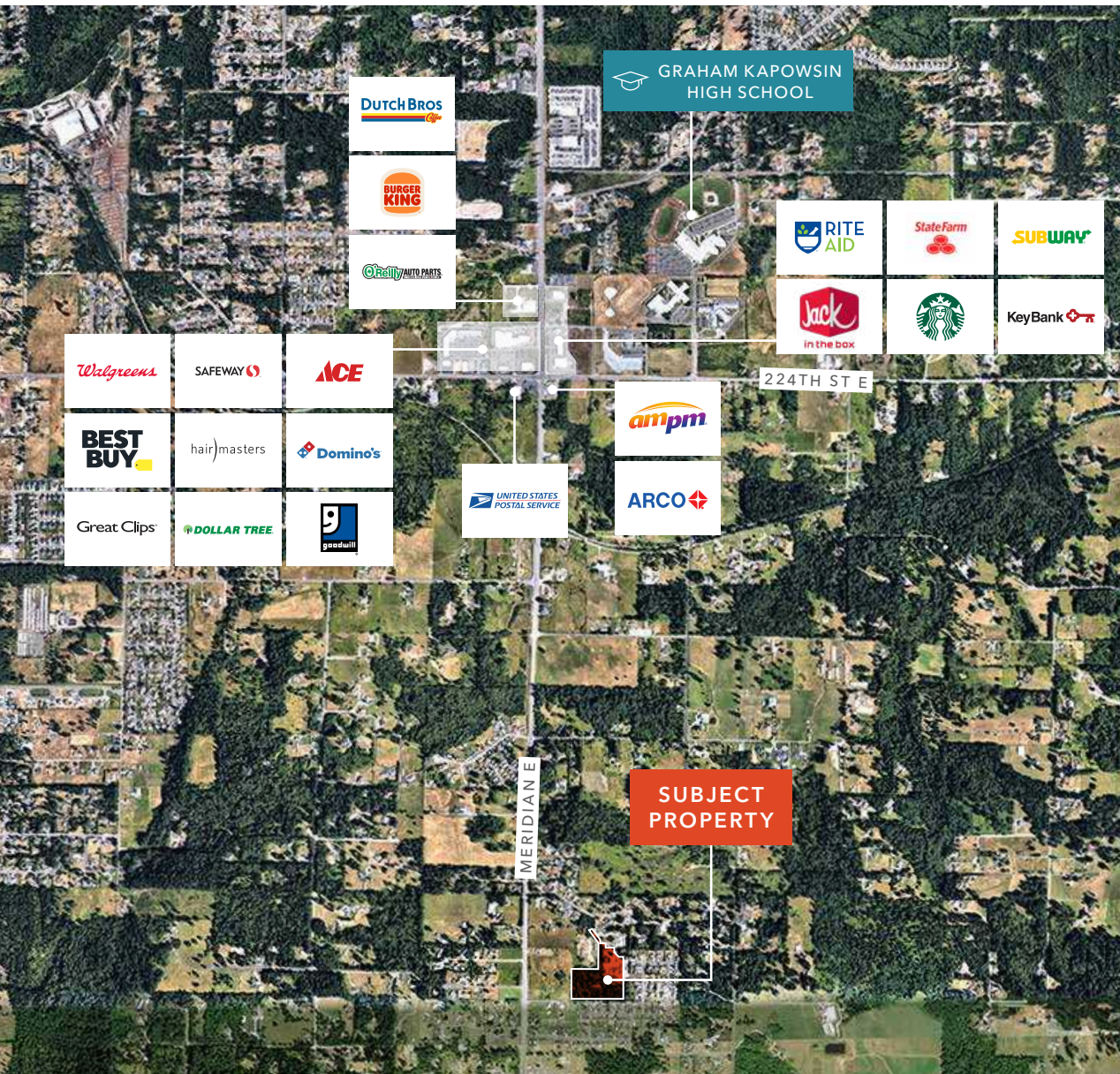
FOR SALE OR LEASE

**\$1,900,000**

SALE PRICE

**\$12,000**

LEASE PRICE  
MONTHLY + NNN



*Transform your business with a large fenced contractor's yard, featuring an office and multiple quality shop or storage buildings.*

*Available with 90-day notice*

|                               |                                                          |
|-------------------------------|----------------------------------------------------------|
| SALE PRICE                    | \$1,900,000                                              |
| LEASE PRICE                   | \$12,000 (\$0.10 PER USABLE LAND SF) PER MONTH, PLUS NNN |
| USEABLE LAND                  | ±3 AC                                                    |
| ENCLOSED STORAGE BUILDING     | ±2,000 SF                                                |
| SHOP & OFFICE BUILDING        | ±3,100 SF                                                |
| OPEN VEHICLE STORAGE BUILDING | ±4,500 SF                                                |
| LEASE TYPE                    | NNN                                                      |
| ZONING                        | Rural Sensitive Resource<br>→ ZONING MAP                 |
| PARCEL NUMBER                 | 0418222034                                               |

→ [VIEW PROPERTY PICTURES](#)

# EXPANSIVE TURN-KEY SHOP & YARD

Fully improved and fenced for enhanced security

Multiple shop and storage buildings catering to diverse storage service and operational needs

Versatile layout suitable for a range of industries and business types

Convenient access to the Meridian corridor and surrounding communities

25 MIN

PUYALLUP

12 MIN

FREDERICKSON

40 MIN

TACOMA

37 MIN

JBLM





ENCLOSED STORAGE BUILDING



SHOP & OFFICE BUILDING



OPEN VEHICLE STORAGE BUILDING



FENCED CONTRACTOR YARD

# DODGE PROPERTY

*Exclusively listed by*

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