

FOR SALE

BELLINGHAM INDUSTRIAL & EXCESS LAND

4350 PACIFIC HWY | BELLINGHAM, WA 98226



EXCLUSIVELY LEASED BY



KIDDER.COM

BELLINGHAM INDUSTRIAL & EXCESS LAND

PROPERTY HIGHLIGHTS

TOTAL LAND AREA	8.26 AC (6.83 AC Usable)
TOTAL BUILDING SF	30,000 SF
GROSS LEASABLE SF	33,330 SF (Including Mezz)
OFFICE SF	3,330 SF
MEZZANINE SF	3,330 SF
DOCK DOORS	5 - 29" Bays; 1 - 48" Bay
DRIVE IN DOORS	1 - 12'x16'
CLEAR HEIGHT	28' - 33'
COLUMN SPACING	25'
PARKING	±19 Spaces
ZONING	I-Industrial
SIGNAGE	Pylon Sign with Digital Display
SALE PRICE	\$4,900,000

\$4.9M

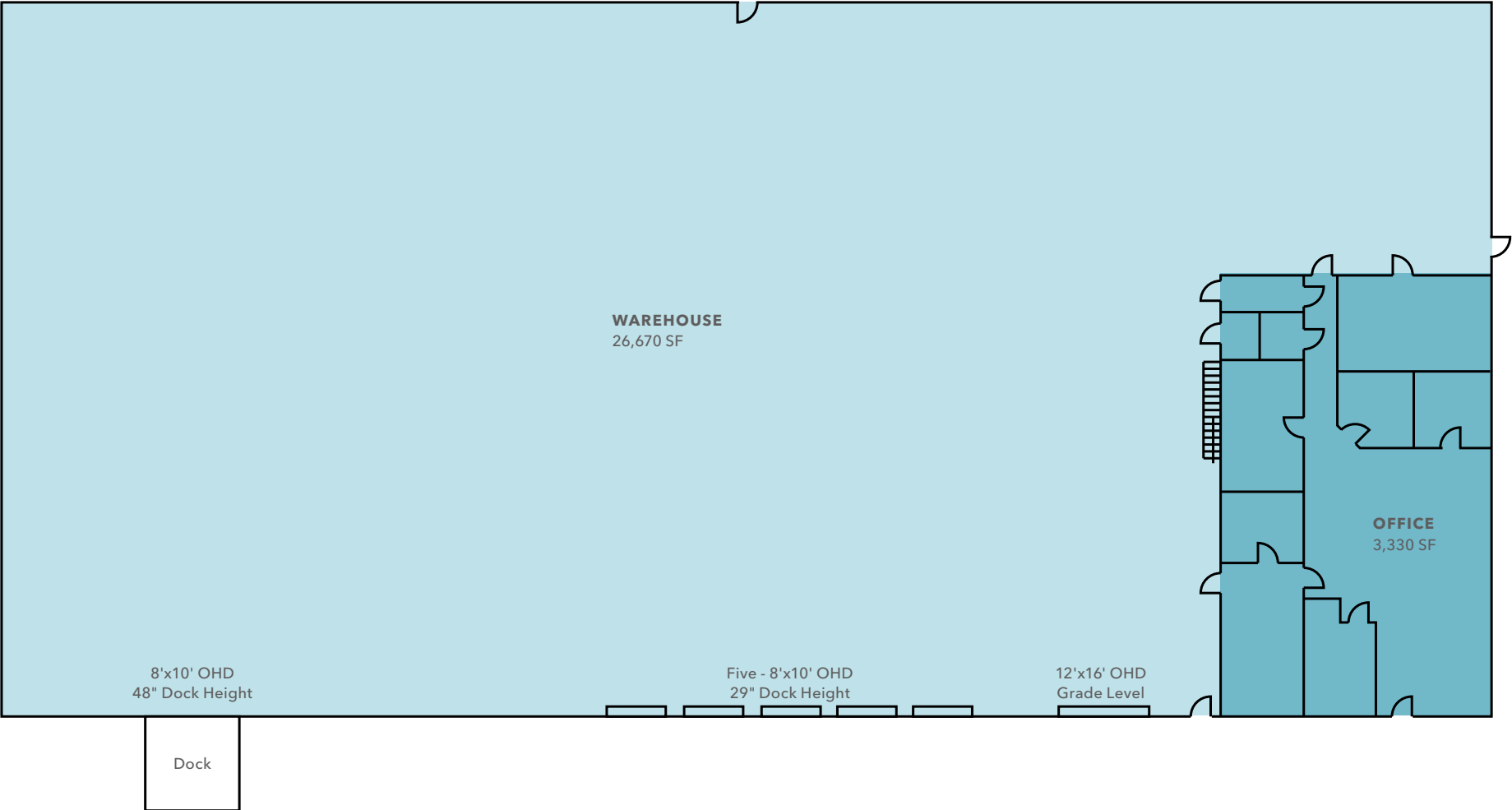
SALE PRICE

33K SF

AVAILABLE



FLOOR PLAN



km Kidder Mathews

REMAX WHATCOM COUNTY

SUBJECT PROPERTY

PACIFIC STORAGE COMPANY

Holiday Inn

COSTCO WHOLESALE

LAQUINTA INNS & SUITES

Whatcom COMMUNITY COLLEGE

Walmart

Olive Garden ITALIAN KITCHEN

BELLINGHAM AIRPORT

Best Western

Starbucks

Jack in the box

Walgreens

ROSS DRESS FOR LESS

Shari's

Fred Meyer

HOME 2 EDITED BY HILSON

SPRINGHILL SUITES Marriott

Guitar Center

DOLLAR TREE

MERIDIAN VILLAGE

BELLIS FAIR

PANDA EXPRESS CHINESE RESTAURANT

AMERICAN EAGLE

ASHLEY

Ben Bridge

Target

BUFFALO WILD WINGS GRILL & BAR

CAI POPE RESTAURANT

H&M

SUBWAY

JCPenney

macy's

OLD NAVY

THE HOME DEPOT

Public Storage



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