Labounty Drive - Lot A

Listing #: 10958346 | Status: Expired | Last Modified: 03/19/2025

For Sale | ListDate: 03/20/2020

0 Labounty Dr, Ferndale, WA 98248



Agent Information

Showing Instructions:

The Muljat Group Inc.

360-733-3030



Troy Muljat, CCIM
360-733-3030
troy@muljat.com

Owner Information

Legal Owner:	LAFATA HEATHER J
True Owner:	

Property Information

Location	
Mkt Area:	CBA Whatcom County
Alt Address:	Lot A Labounty Dr
Zoning:	MXD
Cross Street:	
County:	Whatcom
Building Information	
Total Building SF:	
Net Rentable Area:	
Office SF:	
Retail SF:	
Industrial SF:	
Residential SF:	
Tax ID #:	98608,98617,98626
Sprinklers:	No
Security System:	No
# of Buildings:	0
# of Floors:	
# of Units:	
Signage:	
A/C:	No
Building Status:	
Property Type	
Building Class:	
Property Type:	Land
Sub Use:	
Occupancy Type:	
Acres:	1.04 Acres
Lot SF:	45,302 SF
Construction	
Construction Type:	
Year Built:	
Year Renovated:	
Commission	
Commission:	2.5%
SOC Exclusions:	No

Listing Information

Price	
Listing Price:	$815,436
Rentable $/SF:	$18.00 Per SF
Asking Price Lot Per SQFT:	$18.00
Listing Status:	Expired
Terms:	
Asset Class:	Land
Listing Information	
Condo:	No
Available SF:	
Condo Fees:	
List Date:	03/20/2020
Days On Market:	938
Last Modified:	03/19/2025
Investment Information	
Investment Type:	Owner/User

Property Special Feautres

Green Building	
LEED Certification:	No
LEED Level:	N/A
Energy Star Certification:	No
Parking Information	
Total Parking:	0
Covered:	0
Uncovered:	0
Parking Ratio:	

Public Comments: Prime development opportunity in Ferndale with Haggen as a shadow anchor tenant! Located just off Main Street, these lots have great drive-by exposure, high traffic counts, and easy I-5 access. Lot A has 150' of Labounty Rd frontage and 301' of Haggen Dr. Lot B and C are also available, see listing #s: 624633 and 624634. All lots can be sold together or sold individually. Don't miss this opportunity to be in the heart of Ferndale's business center! Tax iD #: 3902294414160000

Member Listing Comments: Prime development opportunity in Ferndale with Haggen as a shadow anchor tenant! Located just off Main Street, these lots have great drive-by exposure, high traffic counts, and easy I-5 access. Lot A has 150' of Labounty Rd frontage and 301' of Haggen Dr. Lot B and C are also available, see listing #s: 624633 and 624634. All lots can be sold together or sold individually. Don't miss this opportunity to be in the heart of Ferndale's business center!

Property Comments Public: In Ferndale with Haggen as a shadow anchor tenant. Located just off Main Street, these lots have great drive-by exposure, high traffic counts and easy I-5 access. There are no apparent wetlands. Lot A has 150' of Labounty Rd frontage and 301' of Haggen

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