

# I-5 Distribution/Showroom

13400

Interurban Ave S  
Tukwila, WA

**25,801 SF Total** Industrial Building  
with **8,692 SF** of improved Office Showroom



Property

900 SW 16th St, Renton, WA 98057 | [www.andoverco.com](http://www.andoverco.com) | (206) 244-0770  
The information contained herein has been obtained from reliable sources, but is not guaranteed.  
A prospective buyer/tenant should verify each item relating to this property and all information  
contained herein.

## FOR SALE/LEASE



**THE ANDOVER  
COMPANY, INC.**

CORFAC INTERNATIONAL

**GEORGE ROCKWELL, SIOR**  
(206) 679-7625

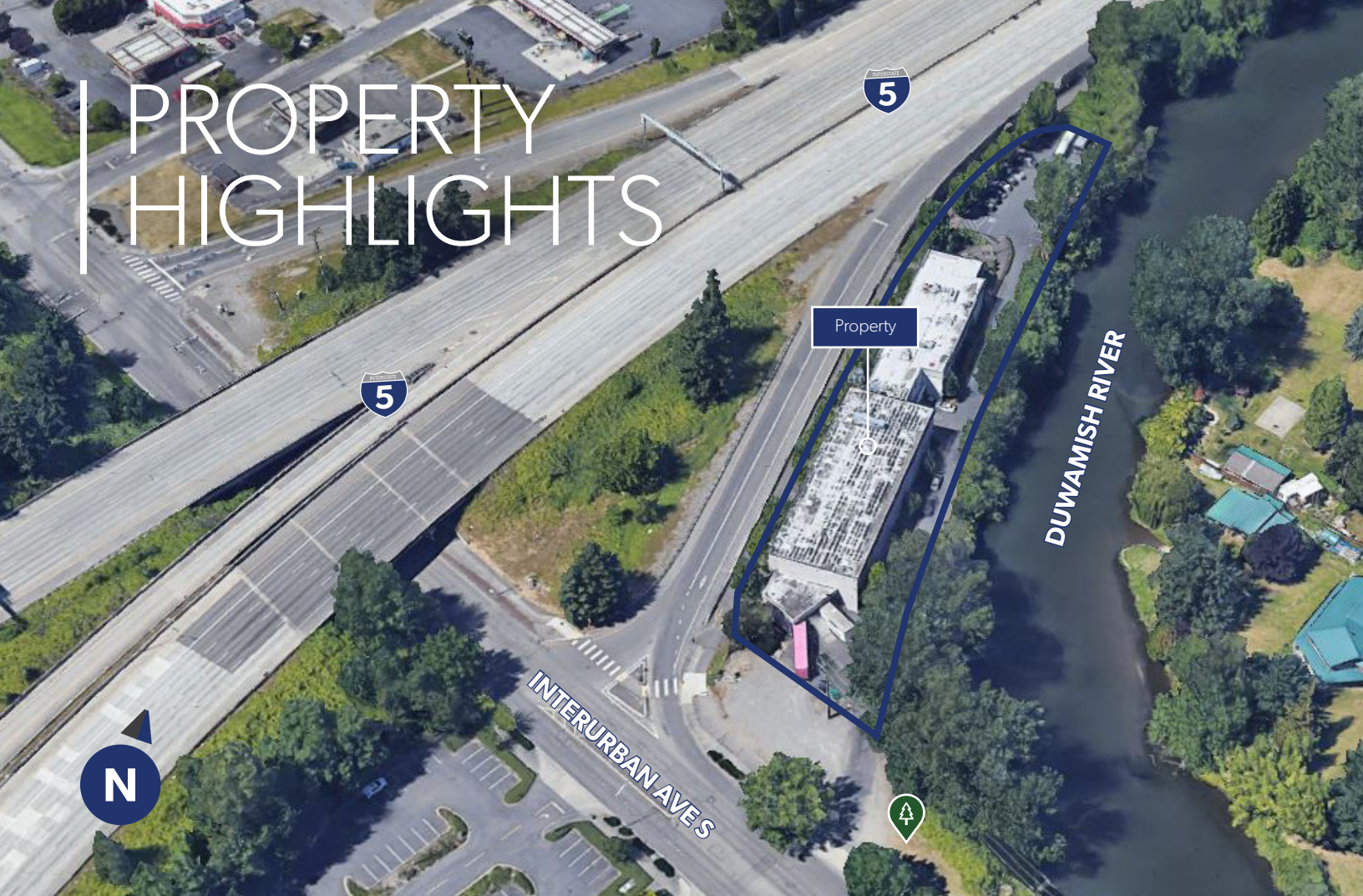
[grockwell@andoverco.com](mailto:grockwell@andoverco.com)

**BRIAN BRUININKS, CCIM**  
(206) 856-6249

[bbruininks@andoverco.com](mailto:bbruininks@andoverco.com)



# PROPERTY HIGHLIGHTS



17,109 SF OF WAREHOUSE SPACE & 8,692 SF OF OFFICE SPACE. TOTAL PROPERTY SITE: 58,370 SF.



4 DH DOORS.  
24' CH CEILINGS.



FULLY SPRINKLERED BUILDING.



\$30,000/MO. + NNN  
\$6,995,000.00  
SALE PRICE



HEAVY  
3 PHASE POWER.



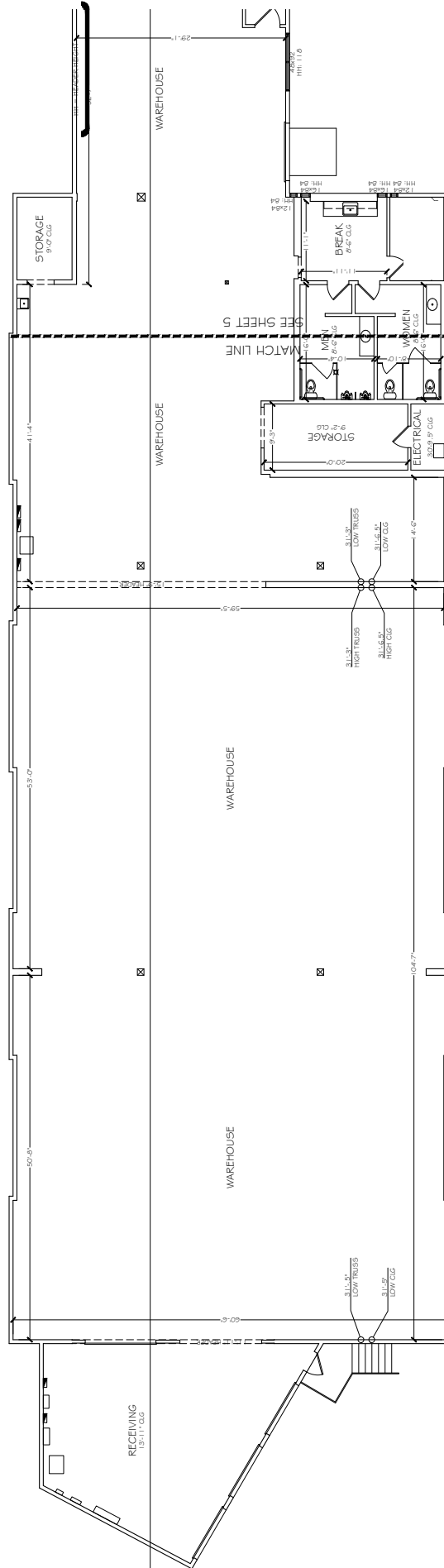
RIGHT ON  
I-5.



# 1st Floor

West Portion of Building

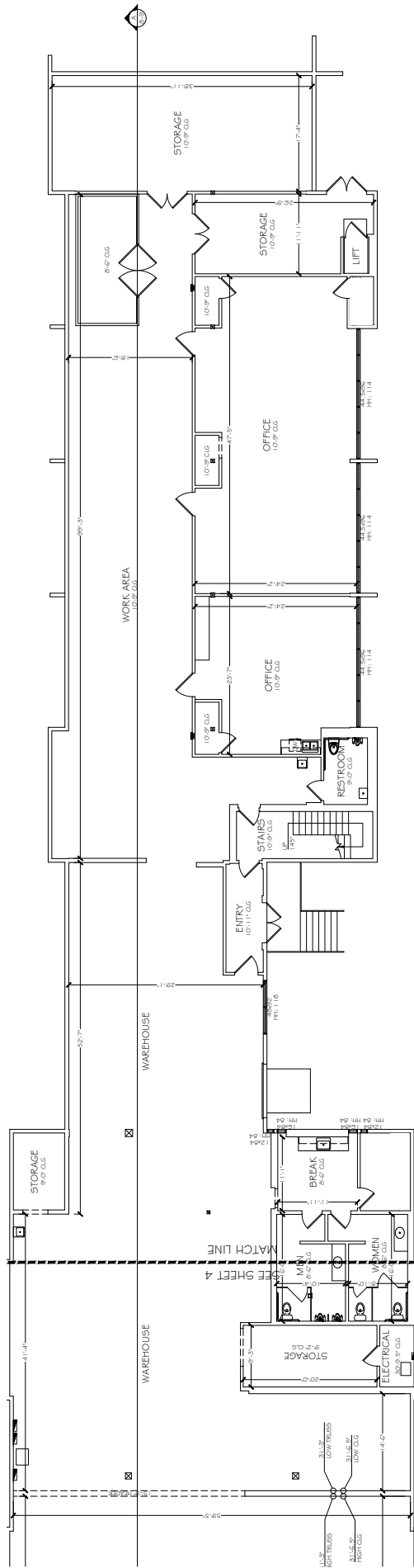
Total SF: **25,801 SF**



# 1st Floor

East Portion of Building

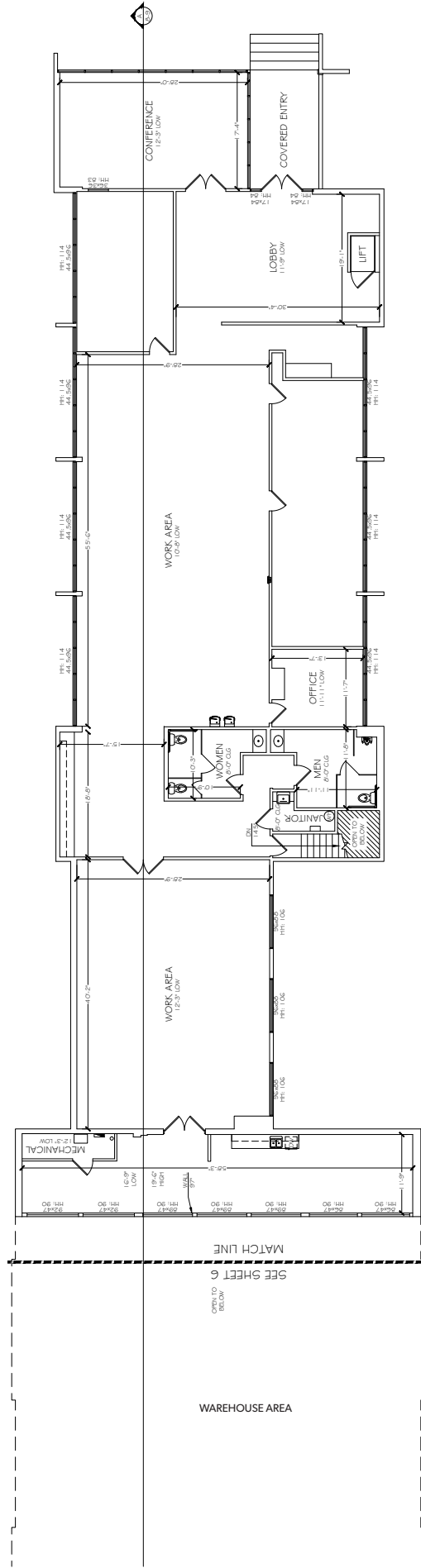
Total SF: **25,801 SF**



# 2nd Floor

East Portion of Building

Total SF: **25,801 SF**





# 13400

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Tukwila, WA

