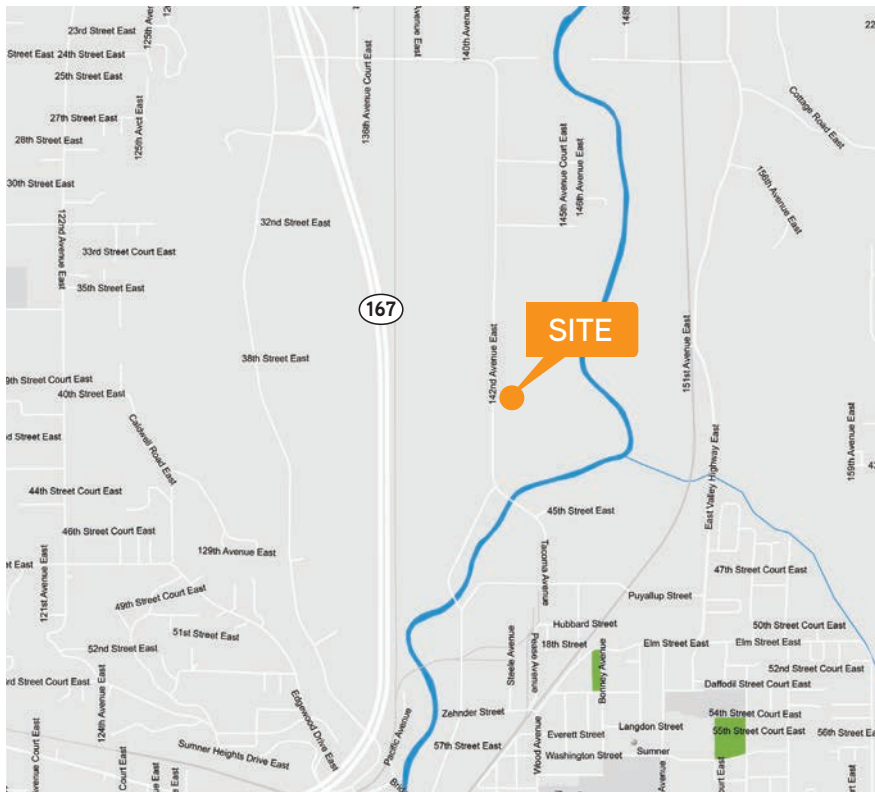


FOR LEASE : 80,000 sf to 251,437 sf with build-to-suit office

CHINOOK BUILDING AT DCT WHITE RIVER CORPORATE CENTER

4095 142nd Avenue East, Sumner, Washington 98390



BUILDING HIGHLIGHTS

- 80,000 SF to 251,437 SF total with build-to-suit office
- 51 dock high doors
- 2 grade level doors
- 32' clear height
- 52' x 50' and 52' x 60' typical column spacing
- ESFR sprinkler system
- 7" thick warehouse slab
- Ample car parking
- 35 additional trailer stalls
- 200' truck court with 60' dock apron
- Direct visibility on 142nd Ave E and immediate access to SR-167
- Available now

CONTACT

Patrick Gemma, DCT Industrial
206.753.0910 • pgemma@dctindustrial.com

Justin Carlucci, DCT Industrial
206.753.0911 • jcarlucci@dctindustrial.com

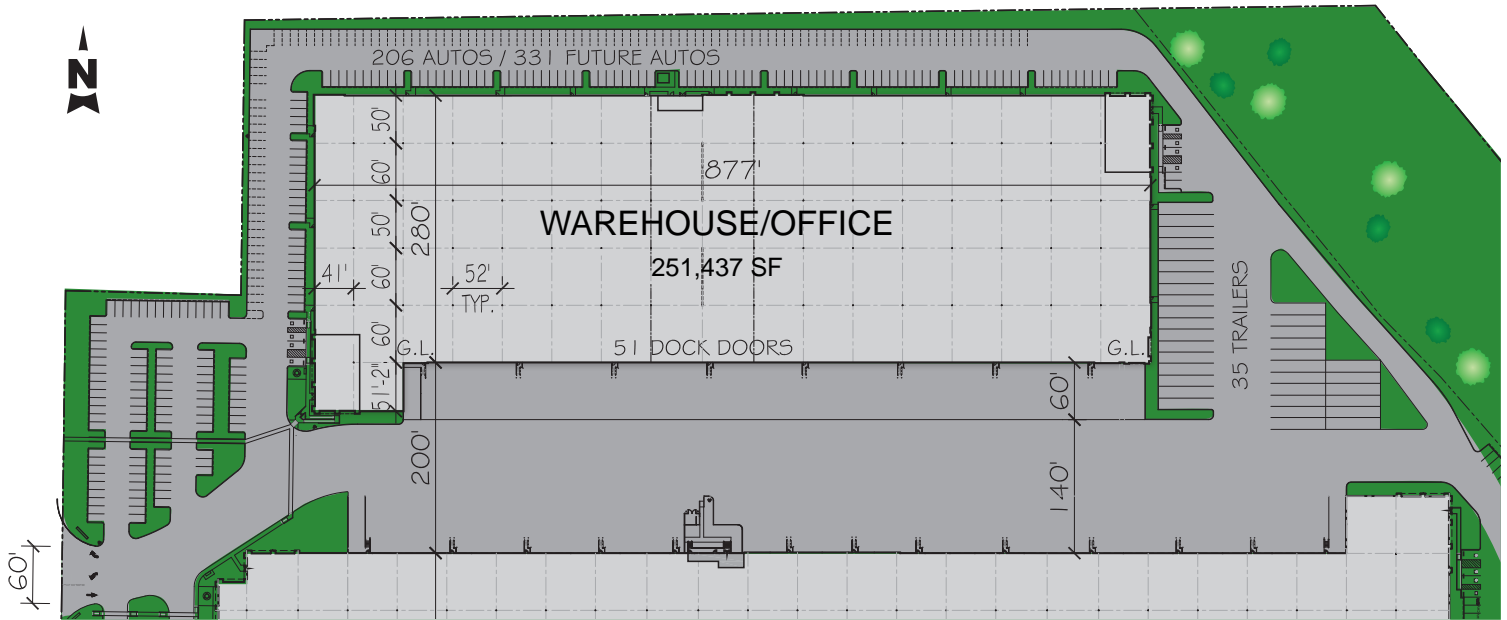
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BUILDING SPECIFICATIONS

SIZE

251,437 SF

BAY SIZE

52' & 50' and 52' x 60' typical

CLEAR

32'

LOADING

51 dock high doors (9'x10'), 2 grade level doors (14'x16')

AUTO PARKING

206 stalls with potential for 331 stalls

TRAILER PARKING

35 stalls

TRUCK COURT

200' + with 60' dock apron

SLAB ON GRADE

7" thick warehouse slab

POWER

277/480 volt, 3-phase, 3,000 amp building service

LIGHTING

T5 fluorescent fixtures in warehouse (except office nodes) to provide minimum 15 foot candles at 36" above finish floor on a pre-racking basis.

SPRINKLER

ESFR system

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