

For Lease

196th Commerce Center

8240 S 196th St Kent, WA



Contact

Matt Wood, SIOR 206.248.7306 mwood@kiddermathews.com

Tony Miltenberger, SIOR 206.248.7307 tonym@kiddermathews.com

Owned by



196thcommercecenter.com

56,616 SF total Divisible to: Suite A: 26,275 SF (including 2,339 SF office) Suite B: 30,341 SF (including 1,107 SF office) 10 DH doors / 1 GL doors (potential to convert an additional dock) Zoned M2 24' clear height 1,200 amps 277/480v Easy access to I-5 & SR-167 via 196th street Available now

Improvements Completed

New HVAC / Reznor heaters
New asphalt & paint
New landscaping
New roofing
Slab repairs
New LED warehouse lighting
New exterior lighting

Improvements Under Way

New 2,339 SF office - Suite A New 1,107 SF office - Suite B



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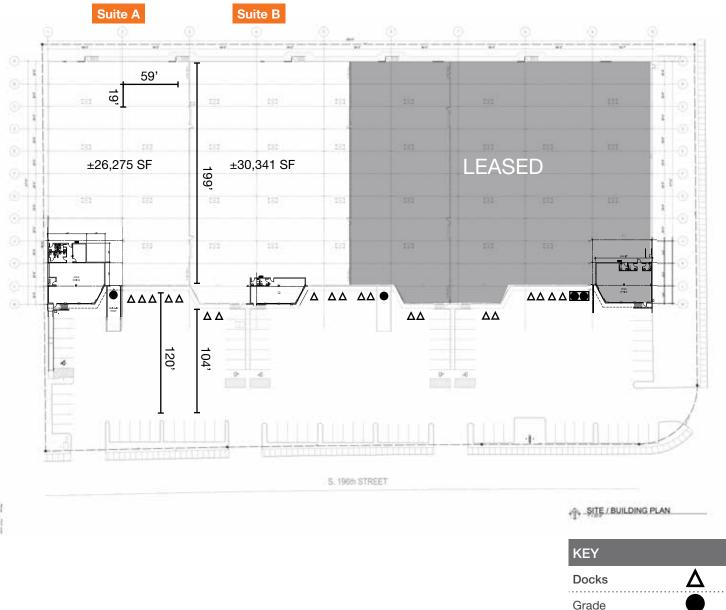
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Site Plan



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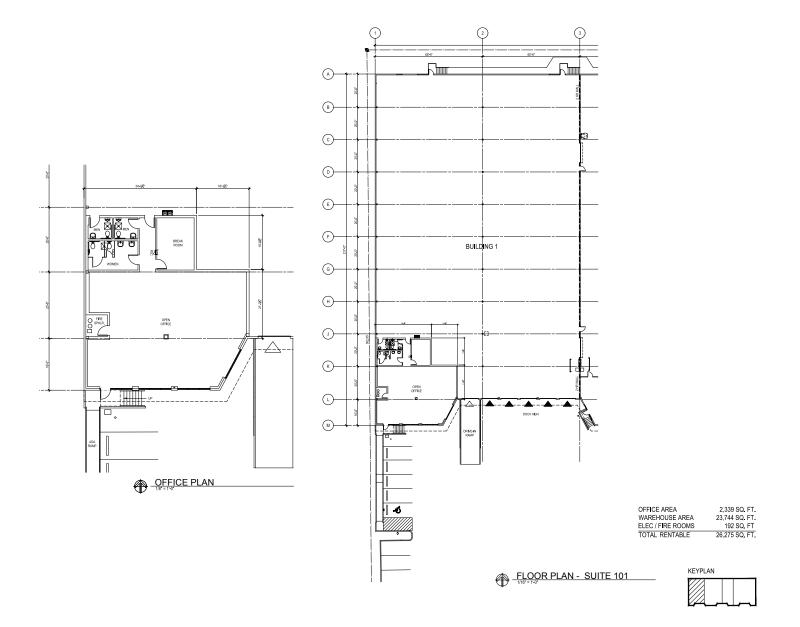
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Floor Plan - Suite A



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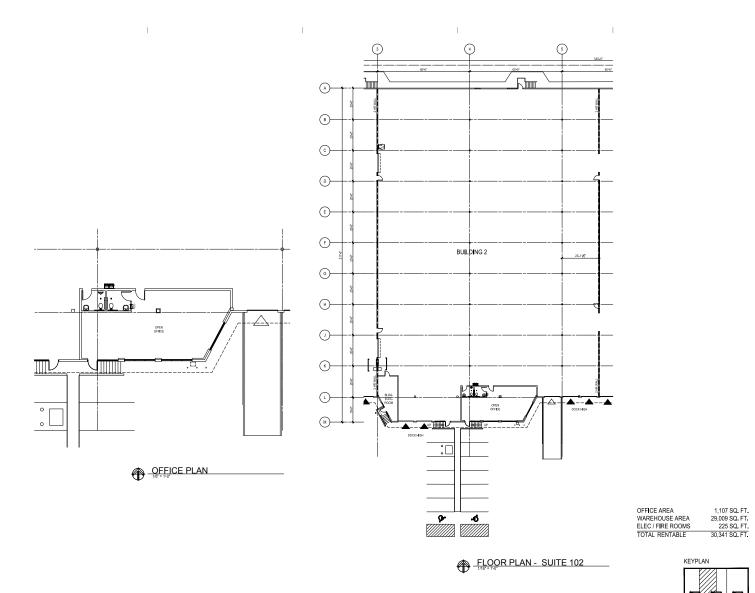
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Floor Plan - Suite B



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