



Bradlee Building

21440 68th Avenue S, Kent, WA 98032

This 72,937 square foot warehouse/manufacturing facility.

The property is ideally located in the center of the Kent Valley on the northeast corner of West Valley Highway and South 216th Street. This location provides direct access to Interstate 5 and the Valley Freeway (SR-167). The site is centrally located between Seattle, Bellevue and Tacoma.

Available Space Highlights

- Available Space - 59,675 trsf
 - 46,013 rsf warehouse
 - 13,662 rsf office/showroom
- 5 dock high loading doors
- 2 grade level loading doors (1 @ 10' wide; 1 @ 20' wide)
- Heavy power
- Abundant parking and yard space available
- West Valley Highway exposure and visibility

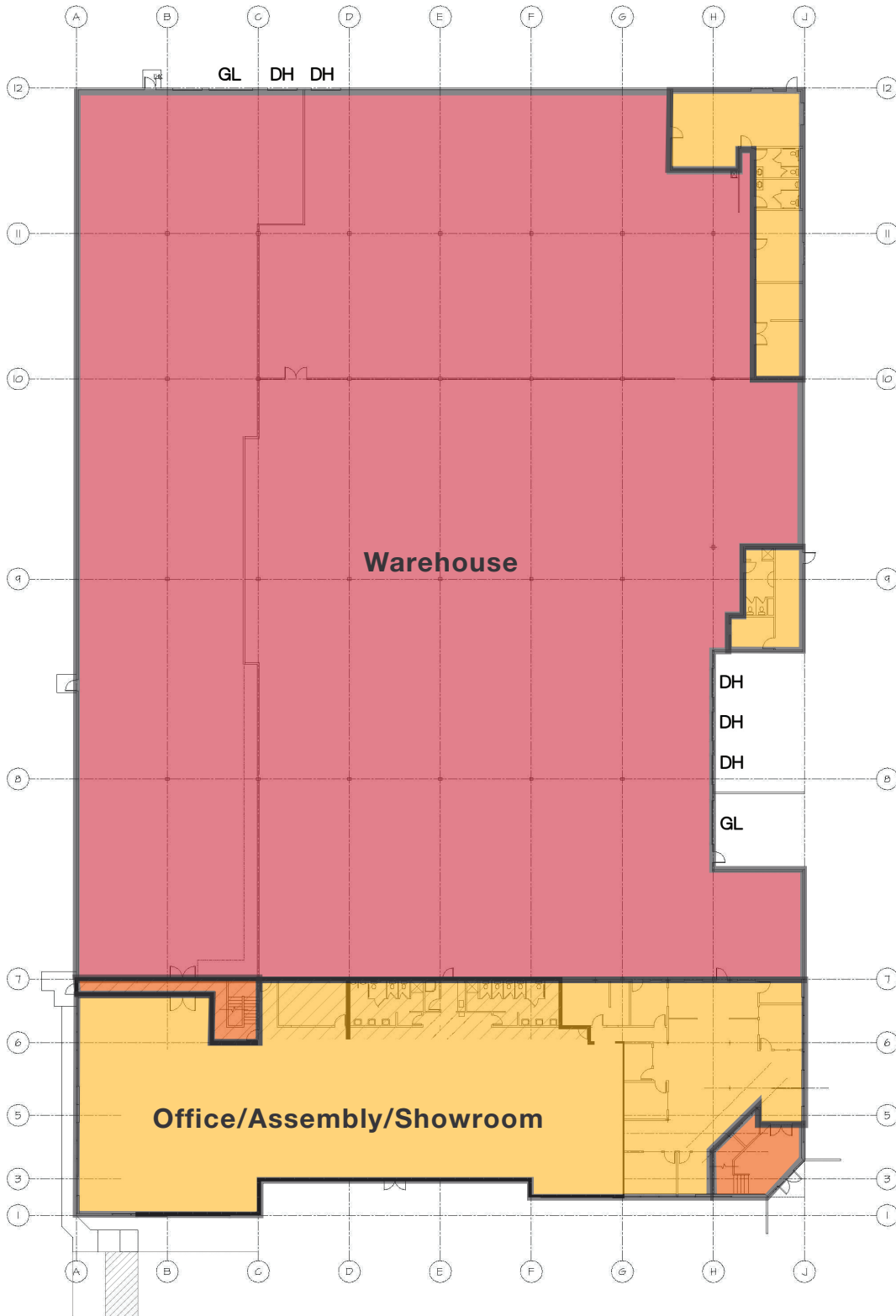
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Building Facts

Building Area	72,937 SF total 46,013 SF warehouse 12,262 SF 1st floor office westside 1,400 SF 1st floor office eastside 13,262 SF 2nd floor office (leased)	Loading Doors	5 dock high 2 grade level (1 oversized)
Year Built	1982	Heavy Power	2400 Amps 277/480-volt, 3-phase
Land Area	4.03 acres (175,681 SF)	Parking	205 stalls (2.8 stalls per 1,000 RSF)
Construction Type	Concrete tilt-up	Clear Height	22 feet
		Zoning	M1

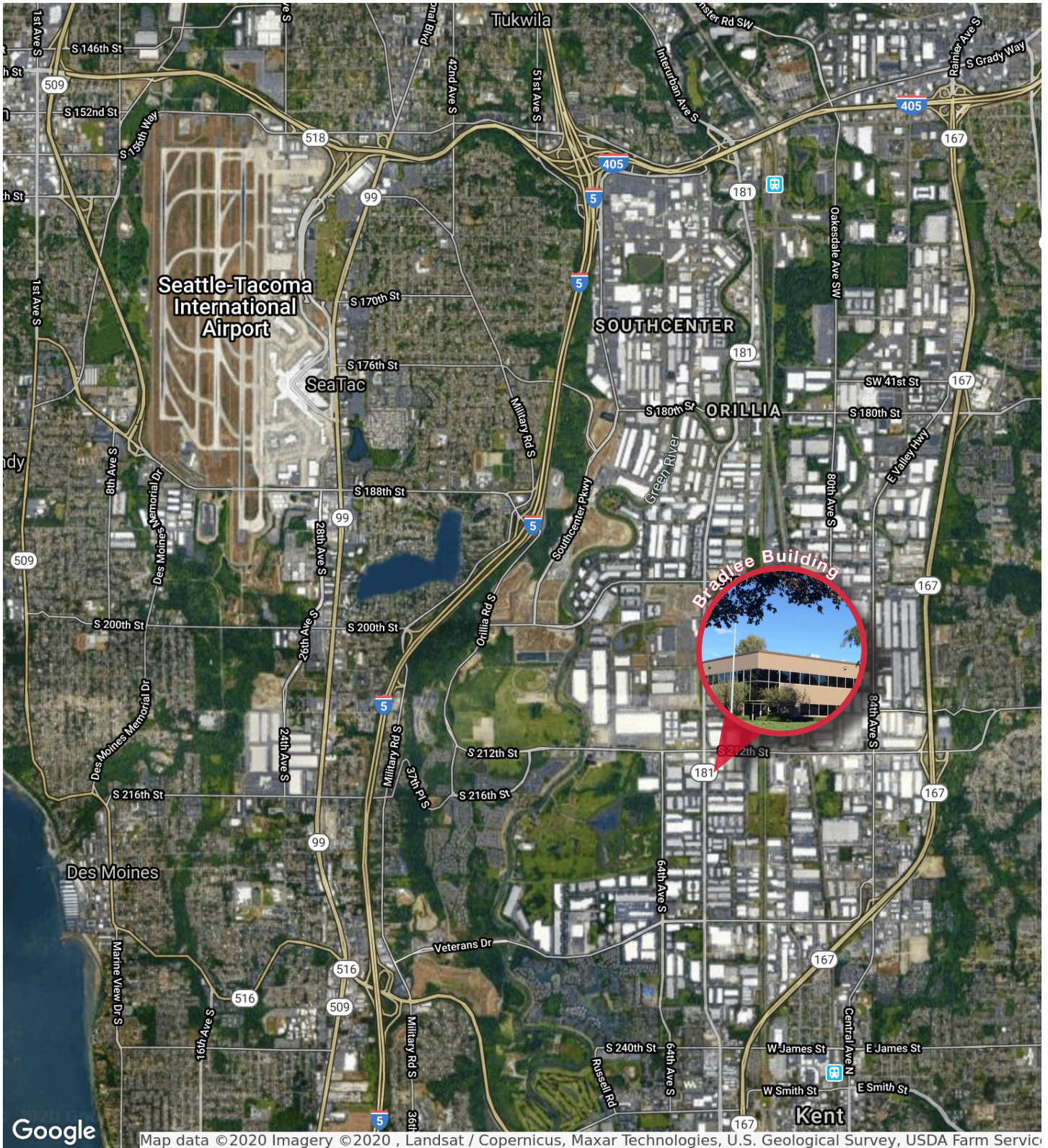
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