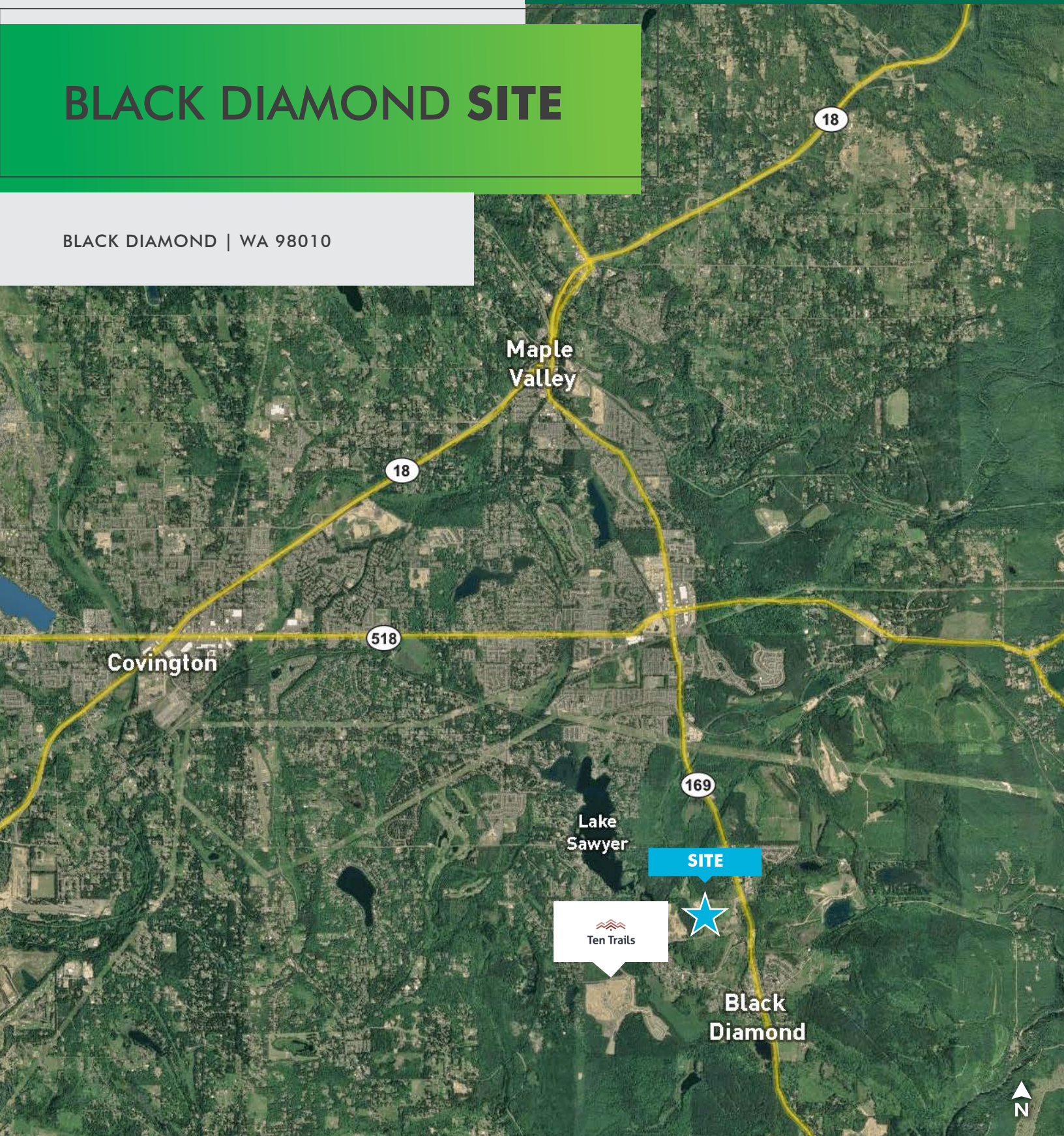
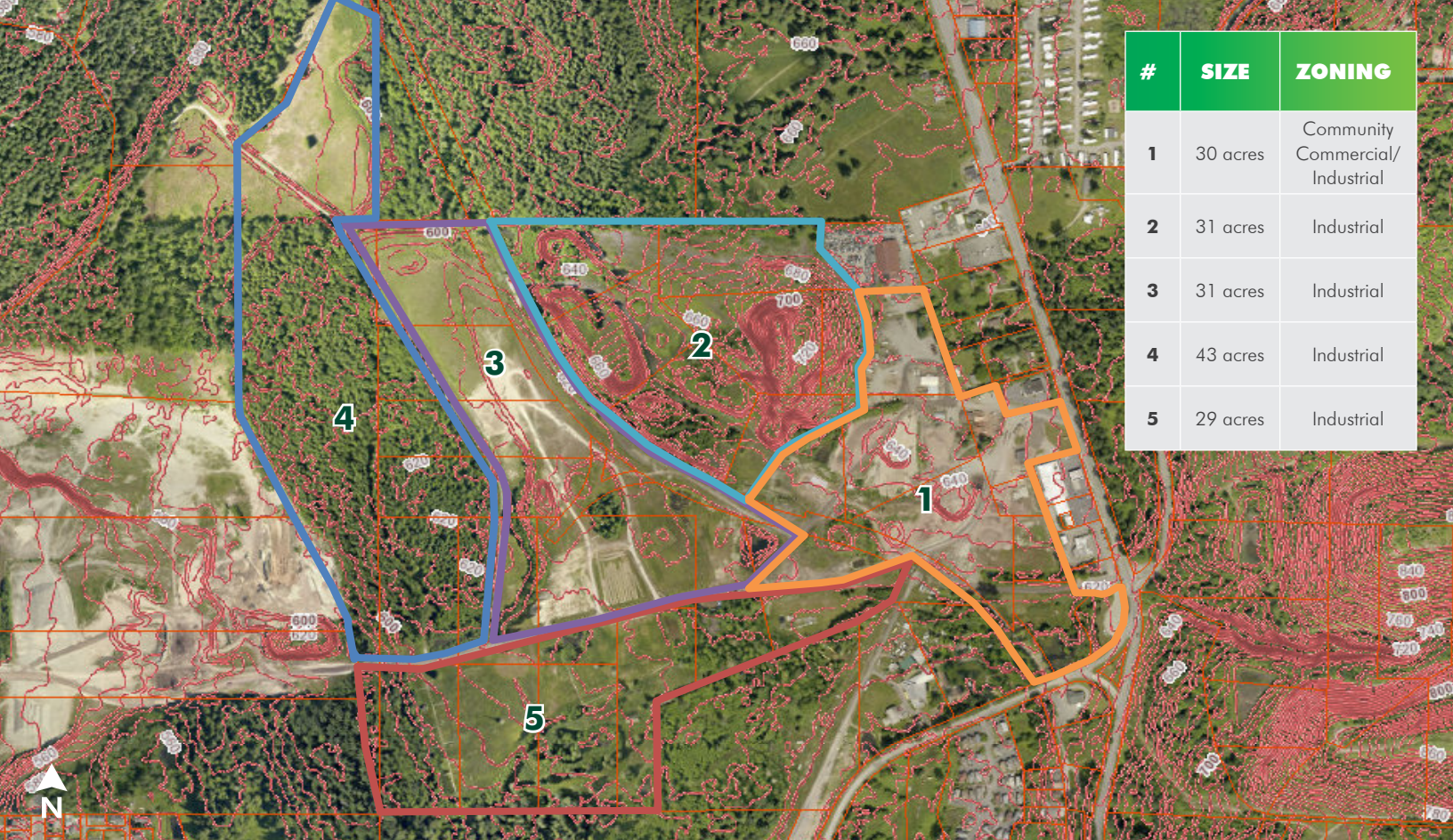


BLACK DIAMOND SITE

BLACK DIAMOND | WA 98010





#	SIZE	ZONING
1	30 acres	Community Commercial/Industrial
2	31 acres	Industrial
3	31 acres	Industrial
4	43 acres	Industrial
5	29 acres	Industrial

PROPERTY INFO

- Total size: ±164 acres
- Lease rate: \$0.07 - \$0.10 PSF
 - depending upon location
- Zoning (City of Black Diamond):
 - ±60 acres: Community Commercial (CC)
 - ±104 acres: Industrial (IND)
- Two access points from SR-169
- Access also from Lake Sawyer Rd
- Utilities: water, power, sewer, gas
 - depending upon location
- Topography: generally flat
- Stormwater ponds depending on location

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