Available August 2018

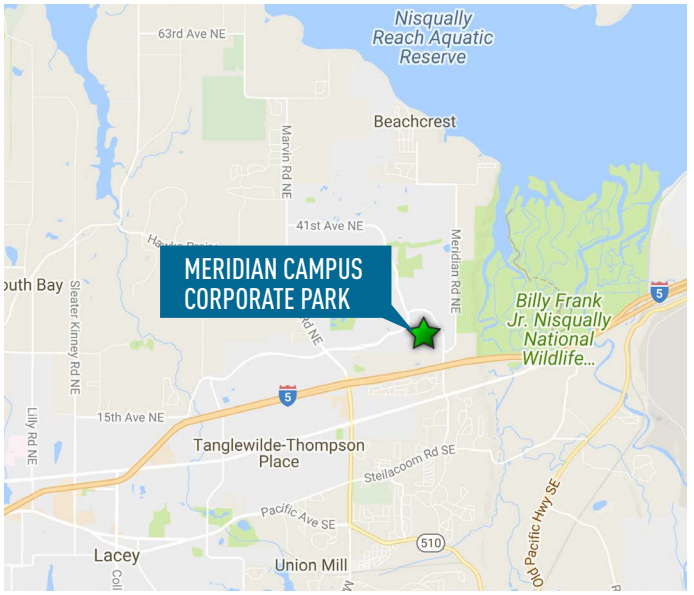
Meridian Campus Corporate Park Building C

Warehouse/Distribution

Available for Lease

9045 Polaris Lane NE | Lacey, WA

CBRE is pleased to offer the newest opportunity at Meridian Campus Corporate Park, a premiere development project from Dermody Properties. Meridian Campus Corporate Park in Lacey, Washington currently consists of four buildings totaling 777,579 square feet including a new distribution facility totaling 318,028 square feet with a completed shell delivery date of August 2018.



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DERMODY PROPERTIES

Dermody.com

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Property Overview

Available Space Total: ±57,720

PROPERTY SUMMARY

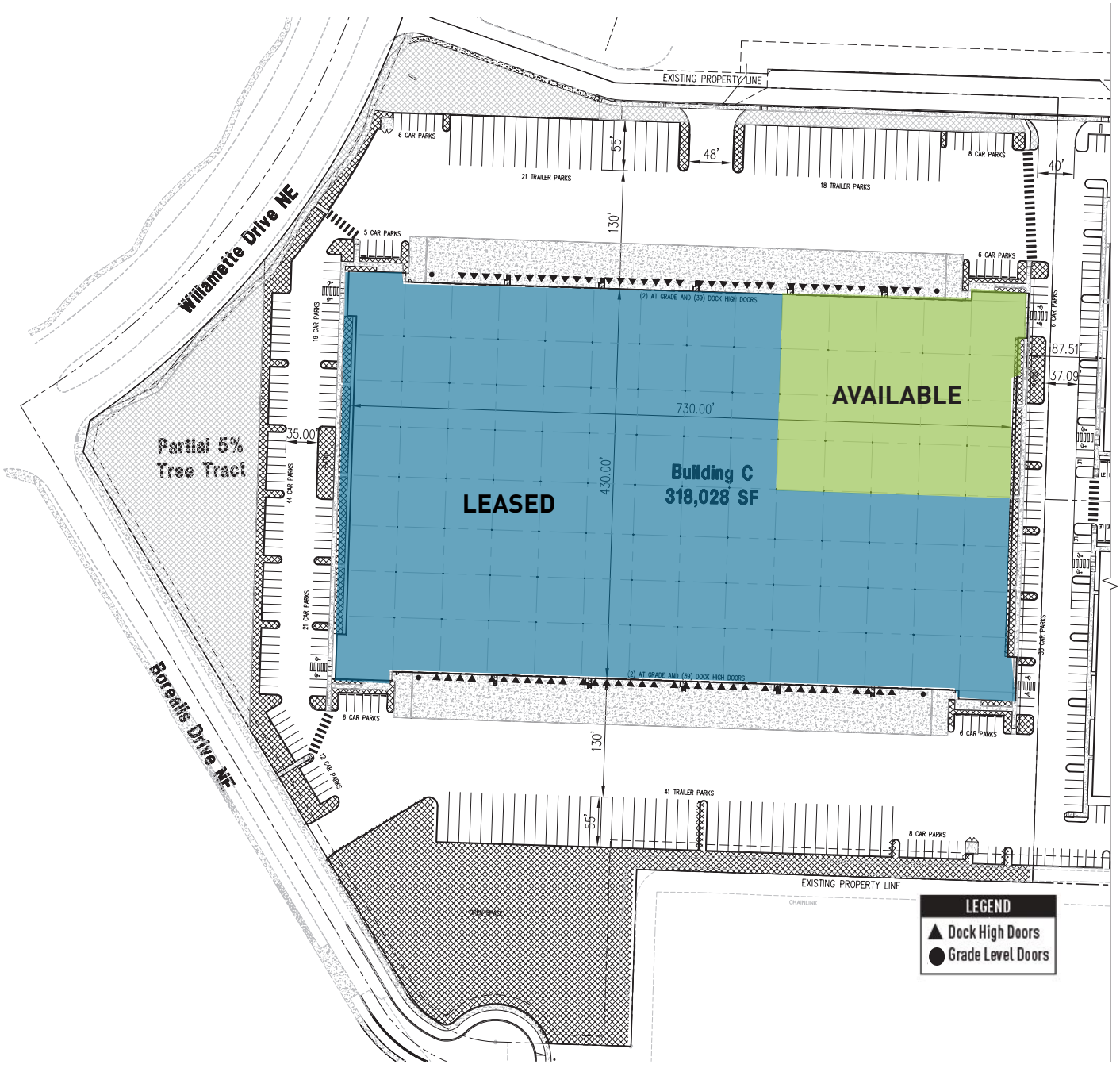
Vacancy Size: ±57,720	**Dock Doors:** (12) 9' x 10'
Drive-In Doors: (1) 12' x 16'	**Clear Height:** 36' (at first column)
Office Area: Build-to-Suit	**Loading Bay:** 60' Bay
Column Spacing: 52' x 51' 8"	**Fire Protection System:** ESFR
Parking: ±90 Car parking stalls; ±14 trailer stalls	**Lighting:** 20 FC LED Energy Efficient Lighting - 1% Skylights
Year Built: 2018	**Structure Exterior:** Concrete tilt-up
Site Area: ±18 Acres	**HVAC Systems:** Warehouse - semi heated with gas fireplace unit heaters
Zoning: Industrial Commercial	**Electric:** 3-Phase power, 2,000 amps
Floors: 7" Unreinforced concrete slab	**Roof:** 45 mil Single ply TPO roofover - R-38 rigid insulation

Estimated Drive Times

Seattle	60 minutes
Tacoma	30 minutes
Portland	120 minutes

Site & Floor Plan

EXISTING SITE PLAN



Lacey, Washington Overview

Meridian Campus Corporate Park in Lacey, WA is home to some of the largest companies within the Puget Sound Region. Home Depot, Target, Trader Joe's, ULINE and Medline have large regional distribution centers here. Located within 30 minutes of the Port of Tacoma and less than 2 hours from the Port of Portland, Meridian Campus is strategically positioned for companies looking to service both the Puget Sound and Portland markets from a single location. Supported by the Washington State capitol in nearby Olympia, WA and Joint Base Lewis-McChord in Lakewood, WA immediately north, it offers a diverse location that has immediate access to Interstate 5 via Exit 111 or Exit 114.

About Dermody Properties

Dermody Properties is a privately owned industrial real estate investment, development and management firm which specializes in acquisitions and development of industrial real estate in strategic locations for e-commerce fulfillment centers, third party logistics and distribution customers. Founded in 1960, Dermody Properties has invested in more than 70 million square feet of industrial space.

LogistiCenterSM is a national trademark brand, owned and developed by Dermody Properties. It represents the firm's business philosophy of developing Class A distribution facilities that meet the supply-chain requirements of the most innovative companies. All LogistiCenterSM facilities are designed to meet best practices in sustainable design and construction, and incorporate building features, such as additional clear height and extra trailer and car parking, that enable companies to execute their operations more effectively and efficiently.

DERMODY PROPERTIES

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