

# CENTRAL

COMMERCE CENTER

1000-1036 CENTRAL AVE S  
KENT, WA 98032

**FOR LEASE**

**3,558 SF & 4,689**

**BRIAN BRUININKS, CCIM**  
206-336-5324  
bbruininks@andoverco.com

**SHANE MAHVI**  
206-336-5338  
smahvi@andoverco.com

**THE ANDOVER  
COMPANY, INC.**  
CORFAC INTERNATIONAL

# VACANCIES

ALL SPACES AVAILABLE NOW



BUILDING	SUITE	TOTAL SF AVAILABLE	*WAREHOUSE SF	*OFFICE SF	GRADE LEVEL DOOR	CLEAR HEIGHT	DATE AVAILABLE
Existing	1000	4,689 SF	0	4,688 SF	0	Office (9.5' typical)	Now
Option 1 (reconfiguration)	1000	4,689 SF	1,991 SF	2,698 SF	1	16'	**Now
Option 2 (reconfiguration)	1000	4,689 SF	2,728 SF	1,961 SF	1	16'	**Now
Existing	1004	3,558 SF	1,415 SF	2,143 SF	1	16'	Now
Option 1 (reconfiguration)	1004	3,558 SF	2,233SF	1,325 SF	1	16'	**Now

**Suite 1000 - 1004 can be combined for a total of 8,247 SF**

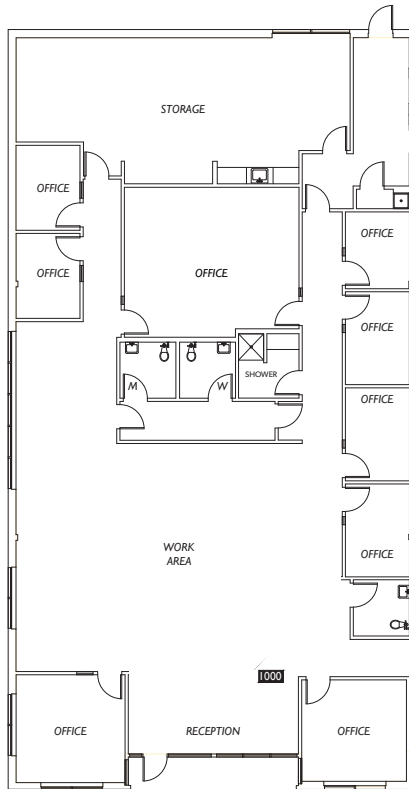
**\*Note all square footages are approximate**

**\*\*Subject to scope of reconfiguration, permitting, and completion of improvements**

*The information contained herein has been obtained from reliable sources, but is not guaranteed. A prospective buyer/tenant should verify each item relating to this property and all information contained herein.*

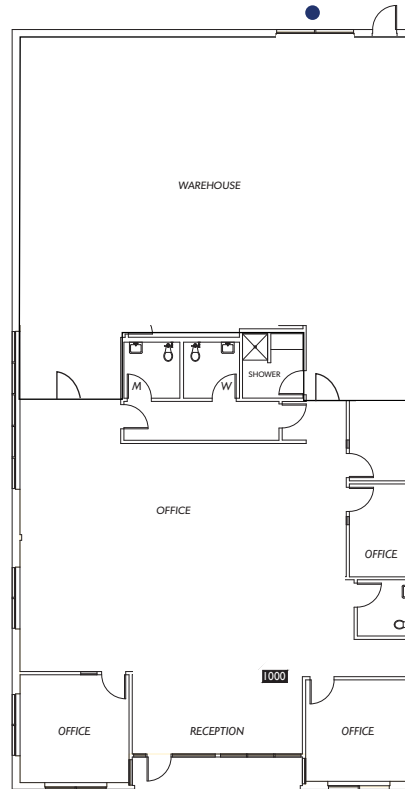
## EXISTING

Total SF: 4,689  
Warehouse SF: 0  
Office SF: 4,689



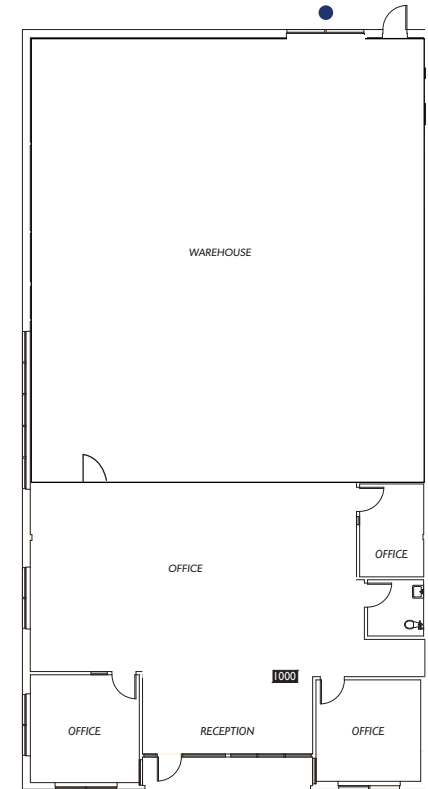
## OPTION 1 (reconfiguration)

Total SF: 4,689  
Warehouse SF: 1,991  
Office SF: 2,698



## OPTION 2 (reconfiguration)

Total SF: 4,689  
Warehouse SF: 2,728  
Office SF: 1,961



\*Note all square footages are approximate

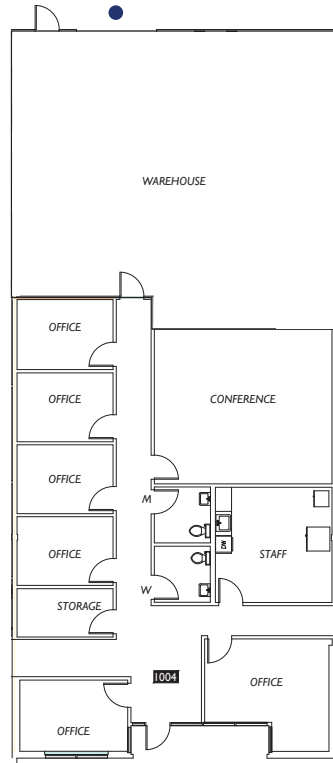
KEY:

- GRADE LEVEL DOOR



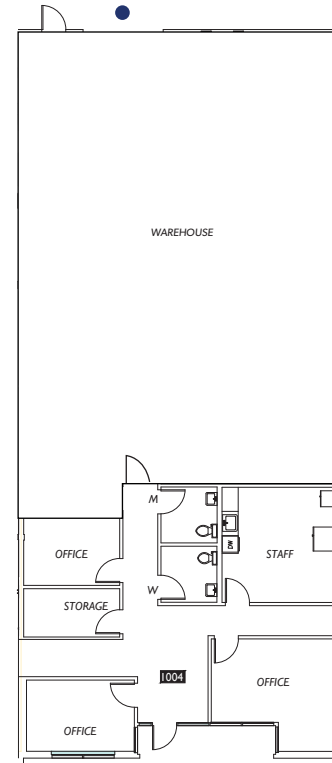
## EXISTING

Total SF: 3,558  
Warehouse SF: 1,415  
Office SF: 2,143



## OPTION 1

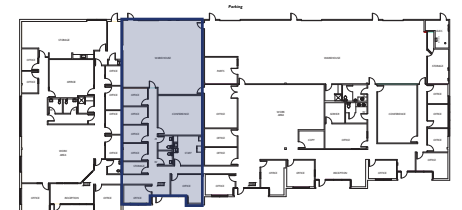
(reconfiguration)  
Total SF: 3,558  
Warehouse SF: 2,233  
Office SF: 1,325



\*Note all square footages are approximate

KEY:

- GRADE LEVEL DOOR



# SITE PLAN

**BUILDING B**  
19,647 SF

**BUILDING A**  
17,811 SF

**BUILDING C**  
21,969 SF

**BUILDING D**  
3,843 SF

**CENTRAL AVE S**

**S 259TH ST**

# AERIAL



00 CENTRAL COMMERCE CENTER

DRIVE TIMES	
SEATAC AIRPORT	12 MILES
DOWNTOWN BELLEVUE	18 MILES
DOWNTOWN SEATTLE	20 MILES

AERIAL

TO SEATTLE

TO BELLEVUE

TUKWILA

BURIEN

SEATAC AIRPORT

RENTON

DES MOINES

KENT

CENTRAL  
COMMERCE CENTER

FEDERAL WAY

TO TACOMA

AUBURN



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