CLARION PARTNERS

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FOR LEASE

Southcenter South Industrial Park

Cascade B: 18436 Cascade Ave S, Ste 160, Tukwila



27,907 SF Available

- 2,880 SF first floor office
- 2,671 SF second floor office
- 5 dock high doors
- 24’ clear height
- Power: 400 amps
- Standard wet sprinkler system
- LED lighting
- Truck court: 106’
- Column spacing: 50’ x 35’
- Space dimensions: 124’3” x 188’6”
- Available May 1, 2027



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This information contained herein was obtained from sources deemed reliable and is believed to be true. It has not been verified and as such, cannot be warranted nor form any part of any future contract.

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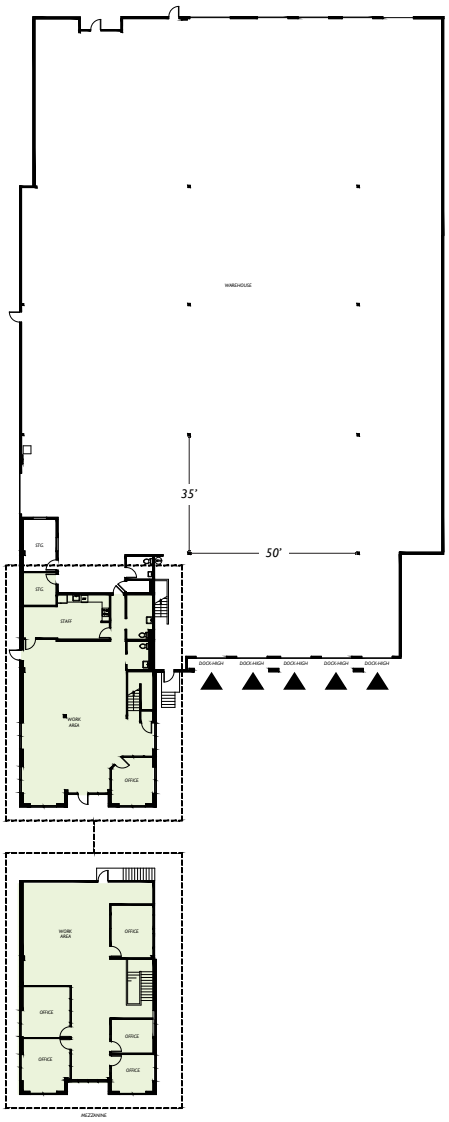
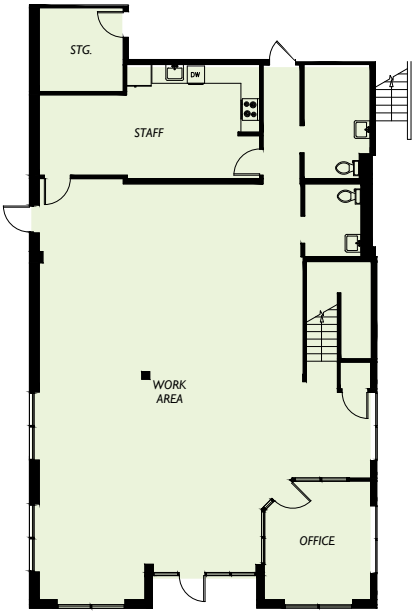
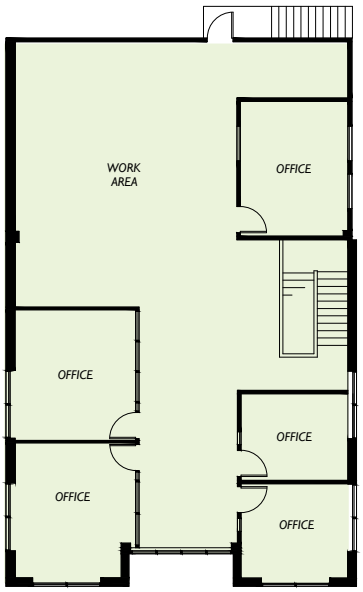
Floor Plan



Office Plan

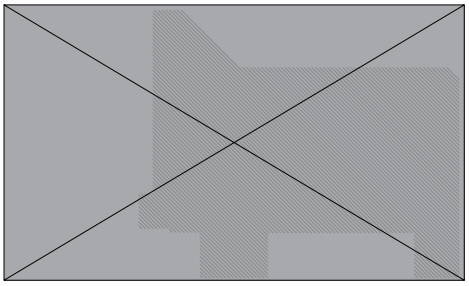


Mezzanine



Legend

▲ Dock-high door



Location Highlights

±5 miles to SeaTac Airport	**±14 miles** to Downtown Seattle	**±16 miles** to Port of Seattle	**±20 miles** to Port of Tacoma

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