

For Lease

245,209 SF Available (Divisible)



BUILDING HIGHLIGHTS

- 245,209 SF total (divisible)
- 3,343 SF office
- 53 dock high doors – 23 with pit levelers
- 4 grade level doors
- 30' clear height
- ESFR
- 1,200 amps, 277/480V, 3-phase
- LED lighting with motion sensors
- Truck court: 109' on south end; 75' on north end
- Column spacing: 50' x 50'
- Space dimensions: 385' x 662'6"
- Available February 1, 2027





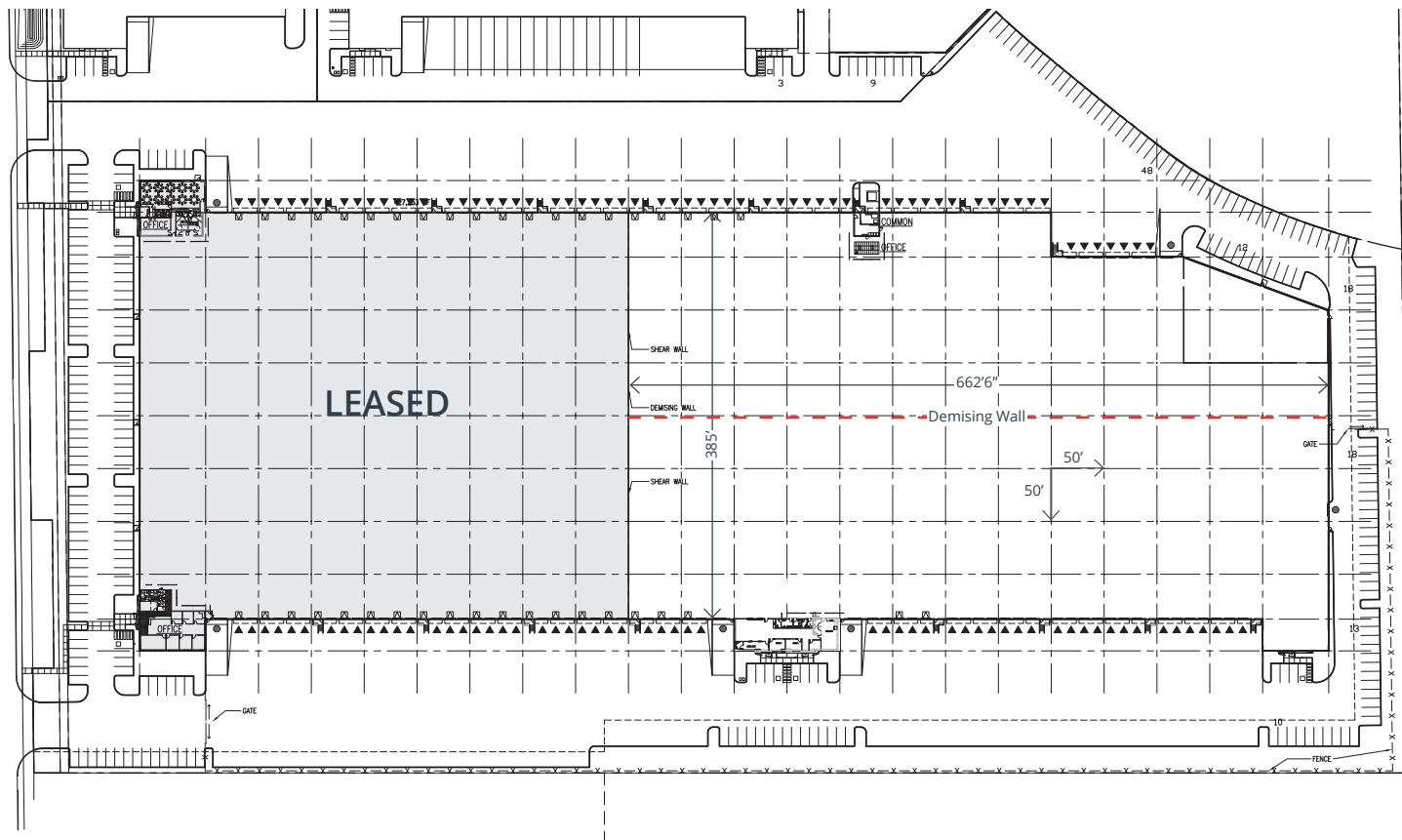
CLARION PARTNERS

www.clarionpartners.com

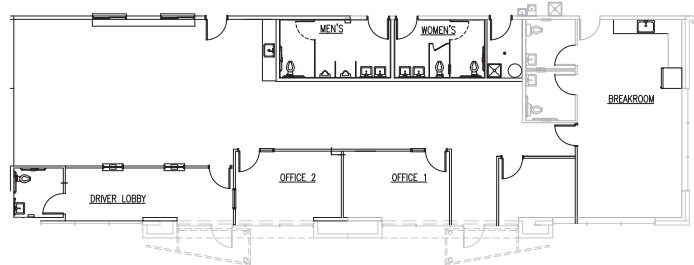
Sumner Central - Suite 300

2701 142nd Avenue E, Sumner, WA

FLOOR PLAN



OFFICE PLAN



▲ Dock-high door

● Drive-in door

- Only minutes to retail including restaurants, shopping and theaters
- ±18 miles / ±30 minutes to Sea-Tac Airport
- ±30 miles / ±50 minutes to downtown Seattle
- ±31 miles / ±60 minutes to Port of Seattle
- ±14 miles / ±29 minutes to Port of Tacoma

*For more information
on this opportunity,
please contact*

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