



FOR LEASE

902 79th Avenue SE, Tumwater, WA

www.rants-group.com



UNIT A

- 21,906 Total Square Feet
- \$.39 psf for Entire Warehouse - Unserviced
- Includes 610 sf of Office Space
- 18' Clear Ceiling Height - 1 Loading Docks - 2 Grade Level Doors
- Sprinkled with Fire Alarm - On City Sewer

The Rants Group
724 Columbia St. NW, Suite 200
Olympia, WA 98501

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Shelley Foltz
Commercial Agent
shelley@rants-group.com



This information, while obtained from sources we deem reliable, is not guaranteed. It is provided without any representation, warranty or guarantee, expressed or implied as to its accuracy. Prospective buyer or tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.



LEASE INFORMATION

902 79th Avenue SE, Tumwater

902 79th Avenue Warehouse

For Lease



902 79th Avenue Warehouse
 902 79th Avenue SE
 Tumwater WA 98501
 Thurston County
 Cross Street: Old Hwy 99

Location

Market Area: Tumwater
 Building Status: Existing

Property Information

Tax ID #s: 0
 Zoning: Light Industrial
 Investment: No
 Owner User: No

Building Information

Total Building SF: 35,000
 Net Rentable Area: 35,000
 Total Office SF: 1,707
 Total Industrial SF: 33,293
 Year Built: 1987
 Sprinklers: Yes
 Construction Type: Steel
 Building Class: C
 # of Buildings: 1
 # of Floors: 1
 A/C: No

Parking Information

Uncovered: 17
 Total: 17

Space Information (Listing # 305202) | [PDF Attachment](#)

Asset Class: Industrial	Days on Mkt: 755	Agent: Shelley Foltz
Lease Type: Modified Gross	Rent Min: \$ 0.38 /sf	Email: shelley@rants-group.com
Status: Available	Rent Max: \$ 0.38 /sf	Office Phone: (360) 943-8060
Availability: Available	Avail SF: 21,906	Phone: (360) 943-8060
Date Avail:	Divide To SF: 0	Company: Rants Group, The
Entire Floor: No		Last Modified: 6/09/2010
Sub Lease: No		LOC: 3%
Move In: immediate		LOC Excl: No

Additional Industrial Space Detail:

Min Office SF: 610	Blended Rent Min: \$ 0.38 /sf	Ceiling Height: 18.0 ft
Max Office SF: 610	Blended Rent Max: \$ 0.38 /sf	Dock High Doors: 1
Min Industrial SF: 21,296	Ofc Rent Min:	Grade Level Doors: 2
Max Industrial SF: 21,296	Ofc Rent Max:	
Min Total SF: 21,906	Shell Rent Min:	
Max Total SF: 21,906	Shell Rent Max:	

Listing Broker Comments:

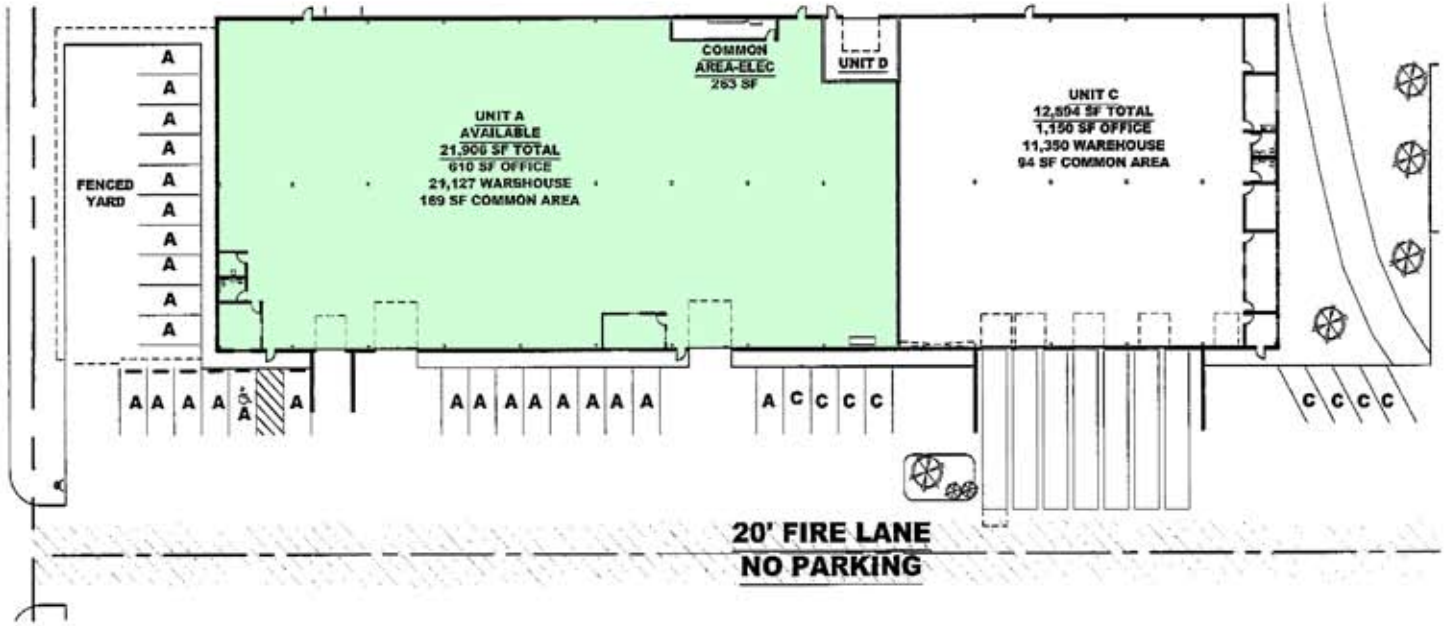
21,906 sf warehouse, includes 610 sf office, w/50'x100' fenced area, 15 parking stalls, 18' clear ceiling height, 1 10'X10' 30" van loading dock door, 2 14'X14' grade level doors. Sprinkled, fire alarm, on city sewer. From I-5 take Exit 101, go east on Tumwater Blvd to right at Capitol Blvd/Old Hwy 99 SE to left on 79th Ave..

Public (Internet) Comments: 902 79th Avenue Warehouse

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FLOOR PLAN

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