



AVAILABLE SPACE

FOR SUBLEASE

BRAND NEW CONSOLIDATED SUPPLY WAREHOUSE

645 PEKIN RD, WOODLAND, WA 98674

LEASE RATE

\$0.95 SF/yr (NNN)

AVAILABLE SF

68,000 SF

STU PETERSON, SIOR

503.972.7288

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PROPERTY DESCRIPTION

Beautiful state-of-the-art warehouse space developed by Trammell Crow Corp. Abundant truck staging, great lighting, ESFR sprinkler system allowing for full use of 36' clear height. Construction is expected to be completed in the 4th quarter of 2026.

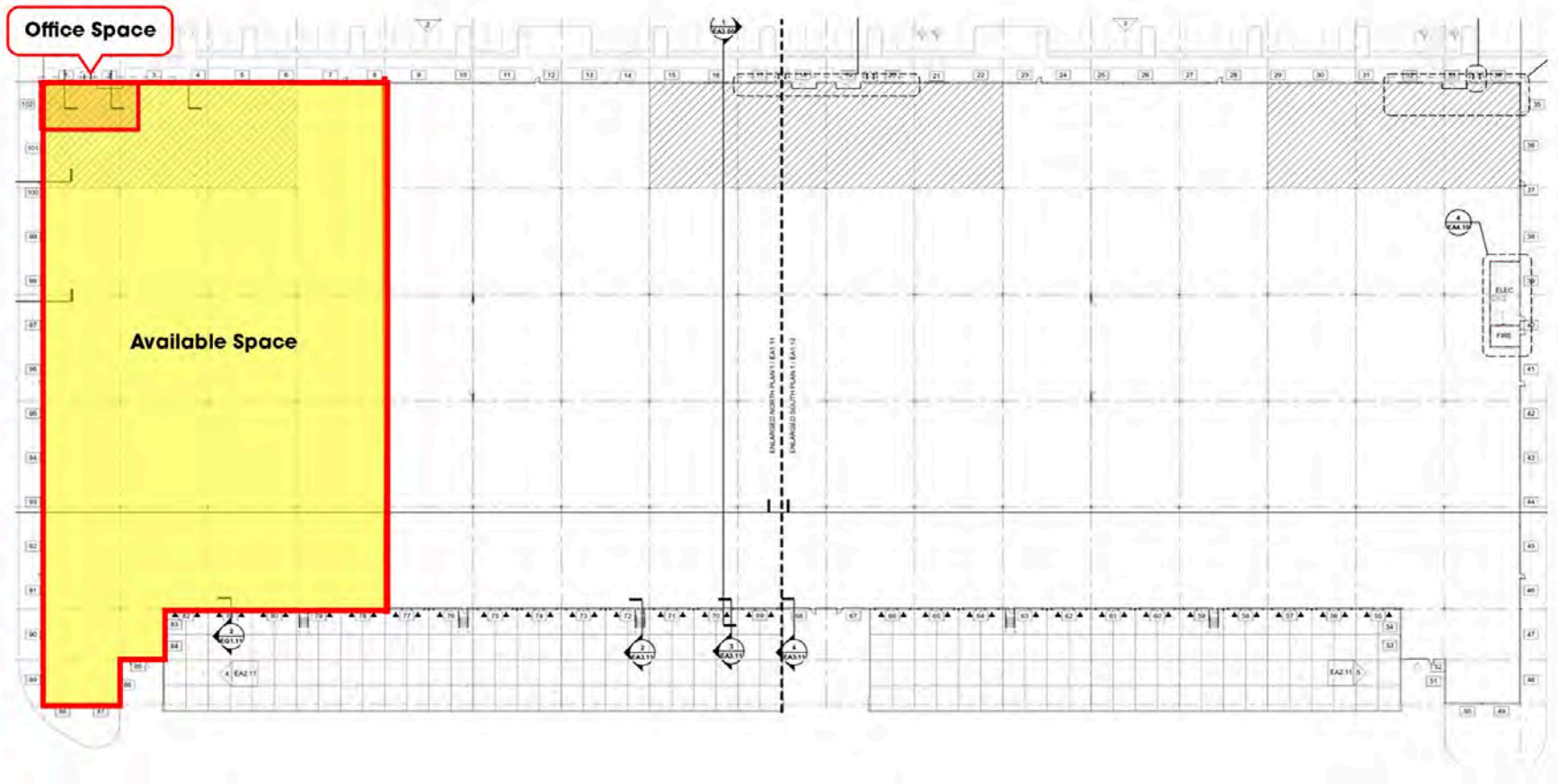
PROPERTY HIGHLIGHTS

- Minutes from I-5 at two freeway accesses.
- Well positioned to serve Seattle and Portland.
- New construction under warranty.
- Small office allowing immediate occupancy.

OFFERING SUMMARY

Lease Rate:	\$0.95 SF/yr (NNN)
Available SF:	68,000 SF
Office Space:	2,500 SF
Loading:	1 Grade / 10 Dock High
Clear Height:	36'
Zoning:	Industrial

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LOCATION OVERVIEW

Located 5 minutes from I-5 with two separate freeway on/off ramps.



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