

Former Tam Engineering

3033-3035 S Lawrence St Tacoma, WA 98409

Property Highlights

- Free-standing building on ± 5.22 acres
- Great manufacturing facility: heavy power, dock, and grade level loading, and heated manufacturing space - Available March 2022
- 12' - 16' clear height
- "Nalley Valley" location with great freeway access to Puget Sound region from SR-16 and I-5
- Zoned - Heavy Industrial (M-2), City of Tacoma
- Low rent rates and competitive NNNs

Available Spaces

- Area B - 7,200 SF



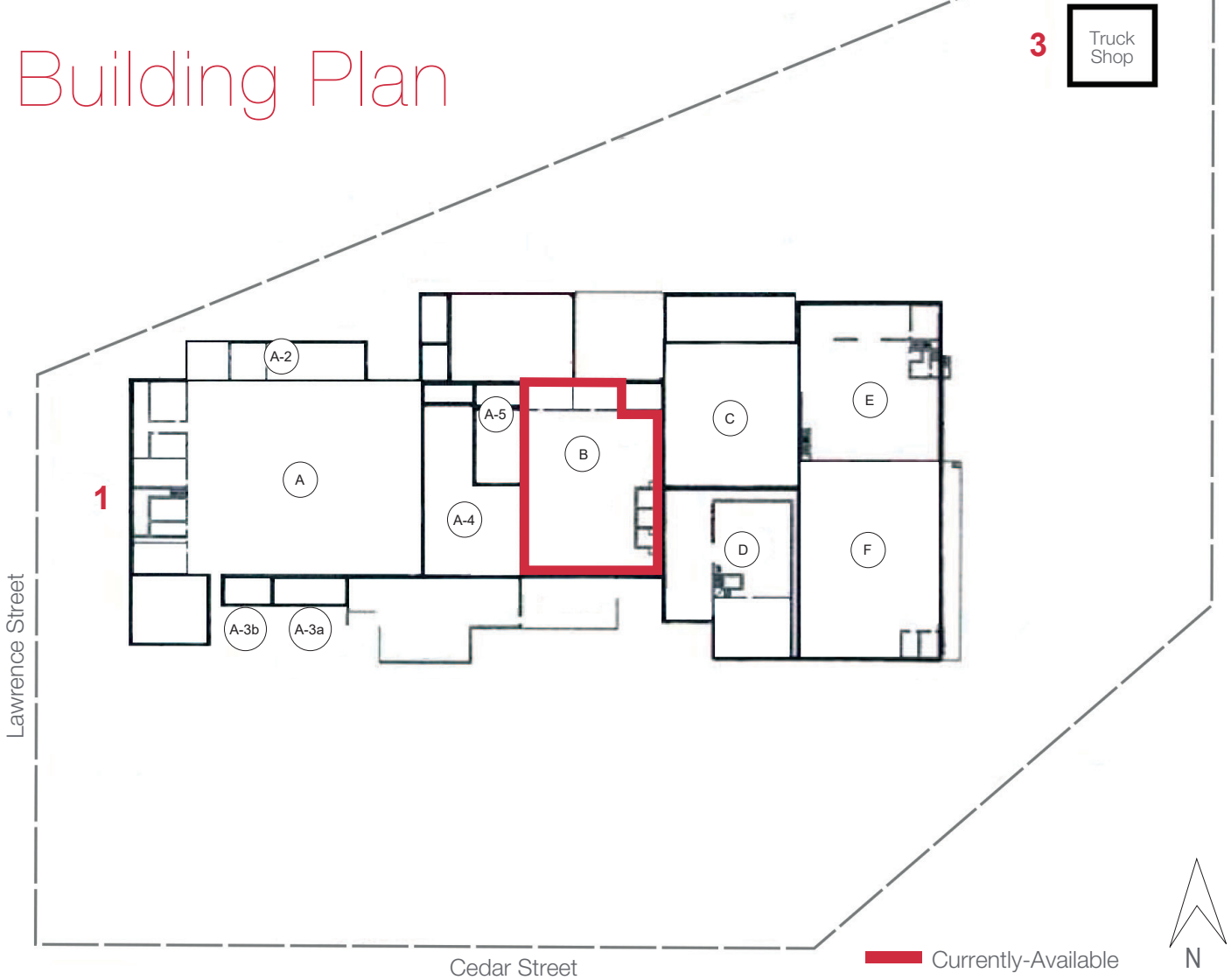
Dave Douglas, SIOR, CCIM Partner | 253.203.1326
 ddouglas@nai-psp.com

Kyle Schipper, SIOR Partner | 253.203.1320
 kschipper@nai-psp.com





Building Plan



SPACE AVAILABLE

Building	Suite	Size (SF)	Rate (PSF/mo.)	NNN (PSF/mo.)
1	B	7,200	\$0.75	\$0.18

Dave Douglas, SIOR, CCIM Partner | 253.203.1326
 ddouglas@nai-pp.com

Kyle Schipper, SIOR Partner | 253.203.1320
 kschipper@nai-pp.com

