

OLYMPIC MOUNTAIN PRODUCTS

8655 S 208TH ST | KENT, WA

FOR SALE: \$8,750,000

RARE OWNER-USER INDUSTRIAL OPPORTUNITY IN THE HEART OF THE KENT VALLEY

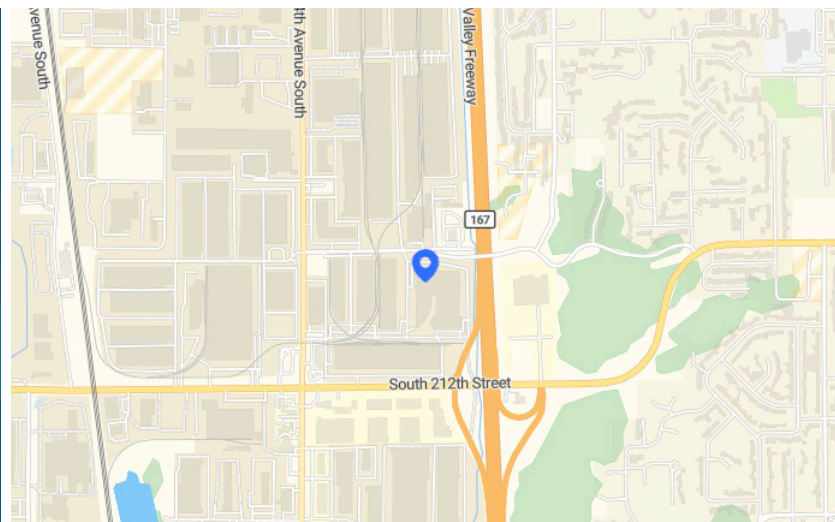


SALE INFORMATION

Building Size	Office Size	Land Size	GL Doors	DH Doors	Clear Height	Sale Price
38,130 SF	7,380 SF	65,265 SF	1 (10'x12')	2	20'	\$8,750,000

PROPERTY FEATURES

- Stand alone industrial property
- Zoned M1 (Light Industrial)
- Heavy 3-phase power
- Located in the heart of Kent industrial district
- Close proximity to all major highways
- New LED lighting
- Warehouse is fully sprinklered
- Fully renovated office and lunchroom
- Do not disturb tenant



CAMERON VALENTINE
253.779.2427
cvalentine@neilwalter.com

All information references in this document are approximate. The information contained herein is contained from sources deemed reliable. It is provided without representation, warranty, or guarantee, expressed or implied as to accuracy. Prospective buyer or tenant should conduct its own independent investigation relating to the property, government codes and regulations, allowed uses, and all other matters, regardless of whether they are referred to or contained in this document.

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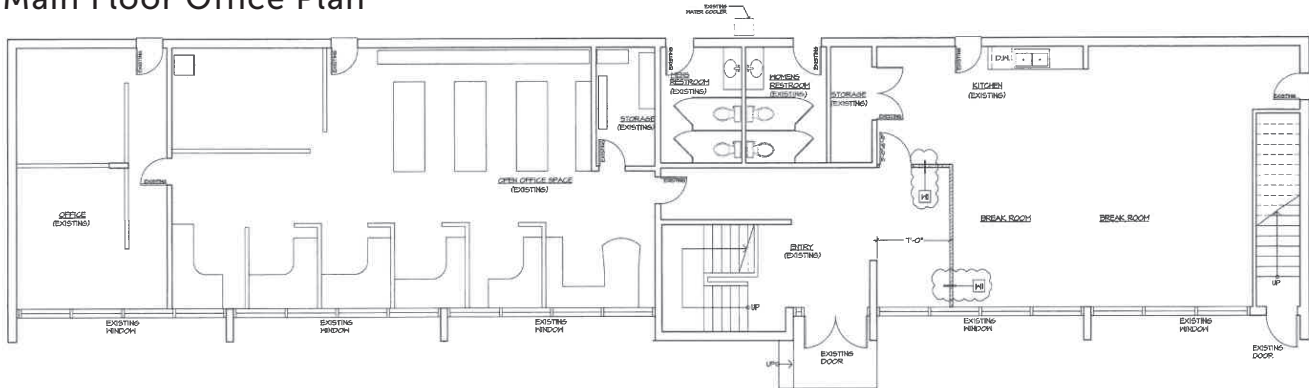
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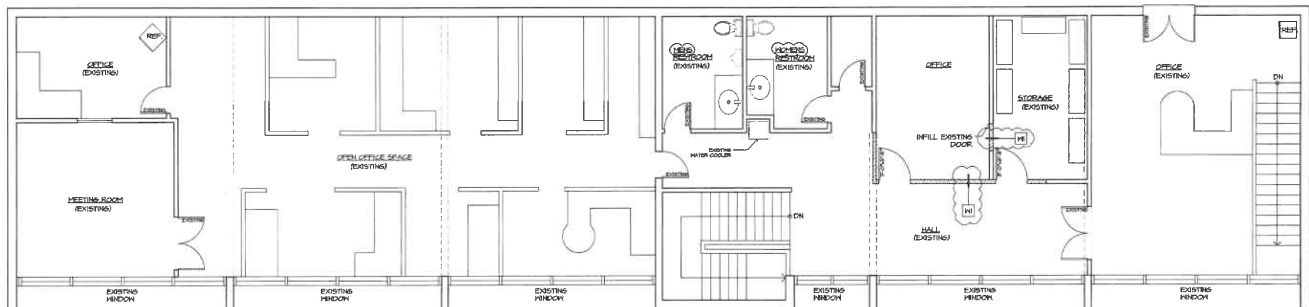
NEIL WALTER
COMPANY

OFFICE FLOOR PLANS

Main Floor Office Plan



Upper Floor Office Plan



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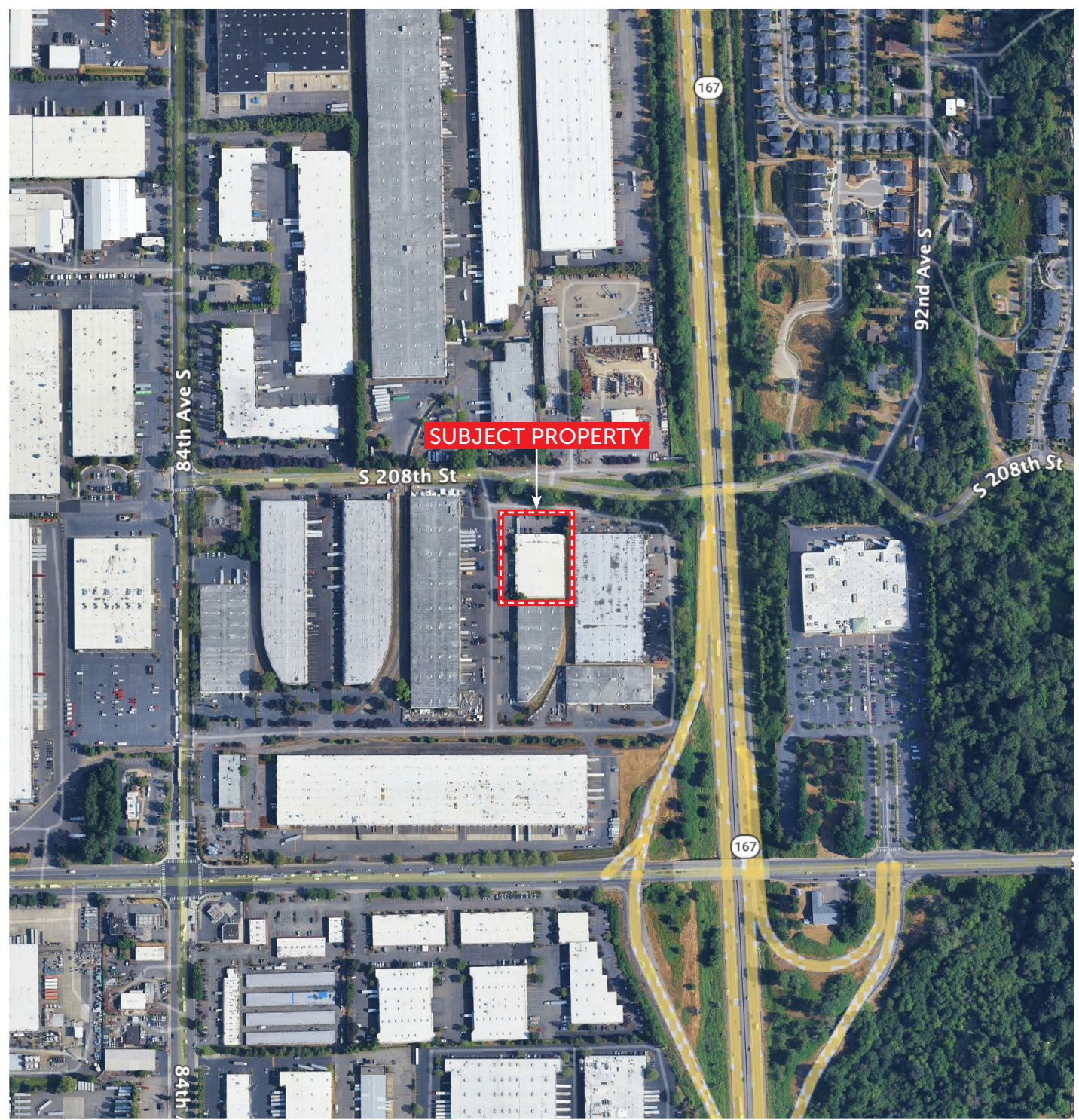
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