



→ VIEW PHOTOS

THORNTON AVE SW

# 1436 THORNTON AVE SW

*2.2 acres fully fenced IOS site in Pacific, WA  
For Lease or For Sale*

1436 THORNTON AVE SW, PACIFIC, WA

## PRICING

SALE PRICE	\$4,750,000
LEASE RATE	\$0.36 Yard
MONTHLY BASE RENT	\$35,000/mo. + NNN
MONTHLY NNN	\$2,888.00
TOTAL MONTHLY RENT	\$37,888.00



*Fully fenced yard with gate  
& graveled*

**PROPERTY OVERVIEW**

LAND AC	2.22 AC
LAND SF	96,268 SF
FENCING, LIGHTS, SECURITY, ETC	Graveled
ZONING	Light Industrial - MICO
ZONING MUNICIPALITY	City of Pacific

→ ZONING USE

**\$35,000**  
PER MONTH + NNN

**\$0.03**  
NNN, PSF/MONTH

**\$4,750,000**  
SALE PRICE

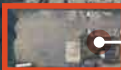
1436 THORNTON AVE SW



**SR-167 N**  
2 Mins | 0.6 Miles



**SR-167 S**  
3 Mins | 0.7 Miles



**SUBJECT  
PROPERTY**



W VALLEY HWY E

THORNTON AVE SW

STEWART RD SE

VALENTINE AVE SE

16TH ST E





2 MIN

TO HWY 167

*Puget Sound*

9 MIN

TO HWY 410

10 MIN

TO HWY 512

12 MIN

TO HWY 162

KENT

FEDERAL WAY



PORT OF TACOMA

PACIFIC

SUBJECT PROPERTY

*Lake Tapps*

SUMNER

BONNEY LAKE

PUYALLUP



LAKWOOD





SUBJECT  
PROPERTY

THORNTON AVE SW

# 1436 THORNTON AVE SW

*For more information on  
this property, please contact*

MATT MCLENNAN, SIOR, CCIM  
253.722.1458  
matt.mclennan@kidder.com

CHRIS TRUSSEL  
253.722.1467  
chris.trussel@kidder.com

KIDDER.COM

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