

FOR SALE OR LEASE

BUILDING B

5,000 TO 86,092 SF

TALL FIRS INDUSTRIAL PARK

A Panattoni Development

14621 AND 14719 170TH AVENUE EAST, BONNEY LAKE, WA



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HIGHLIGHTS



Class A Industrial Project



30' Clear Height
Dock High & Drive-In Loading



Mileage to major cities:
Sumner - 5.3
Puyallup - 5.6
Port of Tacoma - 15.1
Seattle - 36.4



Available Now



Extension of Tehaleh Boulevard to
the Orting Highway (SR - 162) by 2026



Tall Firs Industrial Park is located in the
4,700 acre planned community of Tehaleh
and features local amenities and CC&Rs
to protect value and enhance your long term
investment.

OPTION 1

BLDG B1

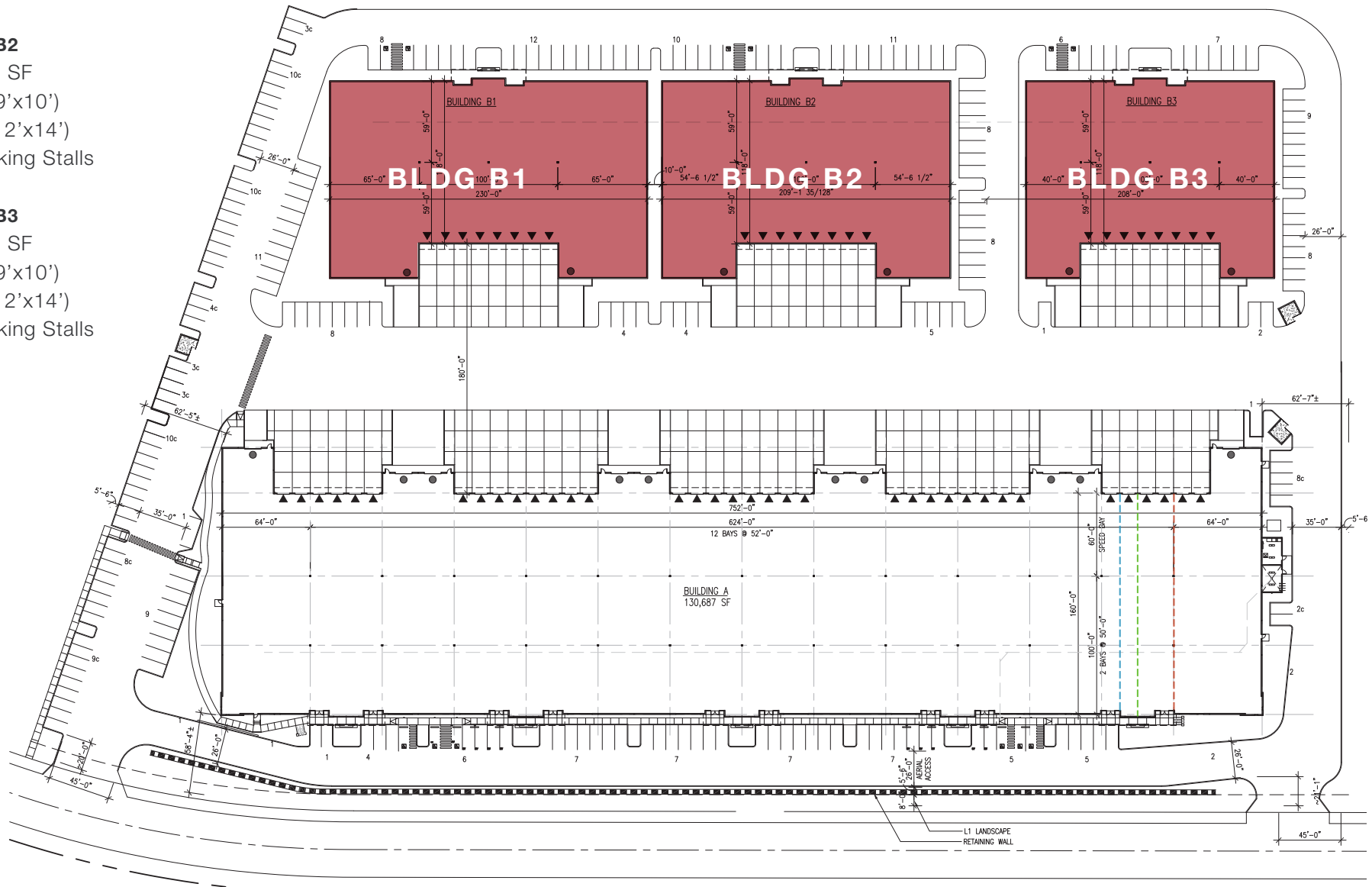
31,214 SF
 8 DD (9'x10')
 2 GL (12'x14')
 70 Parking Stalls

BLDG B2

28,226 SF
 8 DD (9'x10')
 2 GL (12'x14')
 46 Parking Stalls

BLDG B3

24,064 SF
 8 DD (9'x10')
 2 GL (12'x14')
 25 Parking Stalls



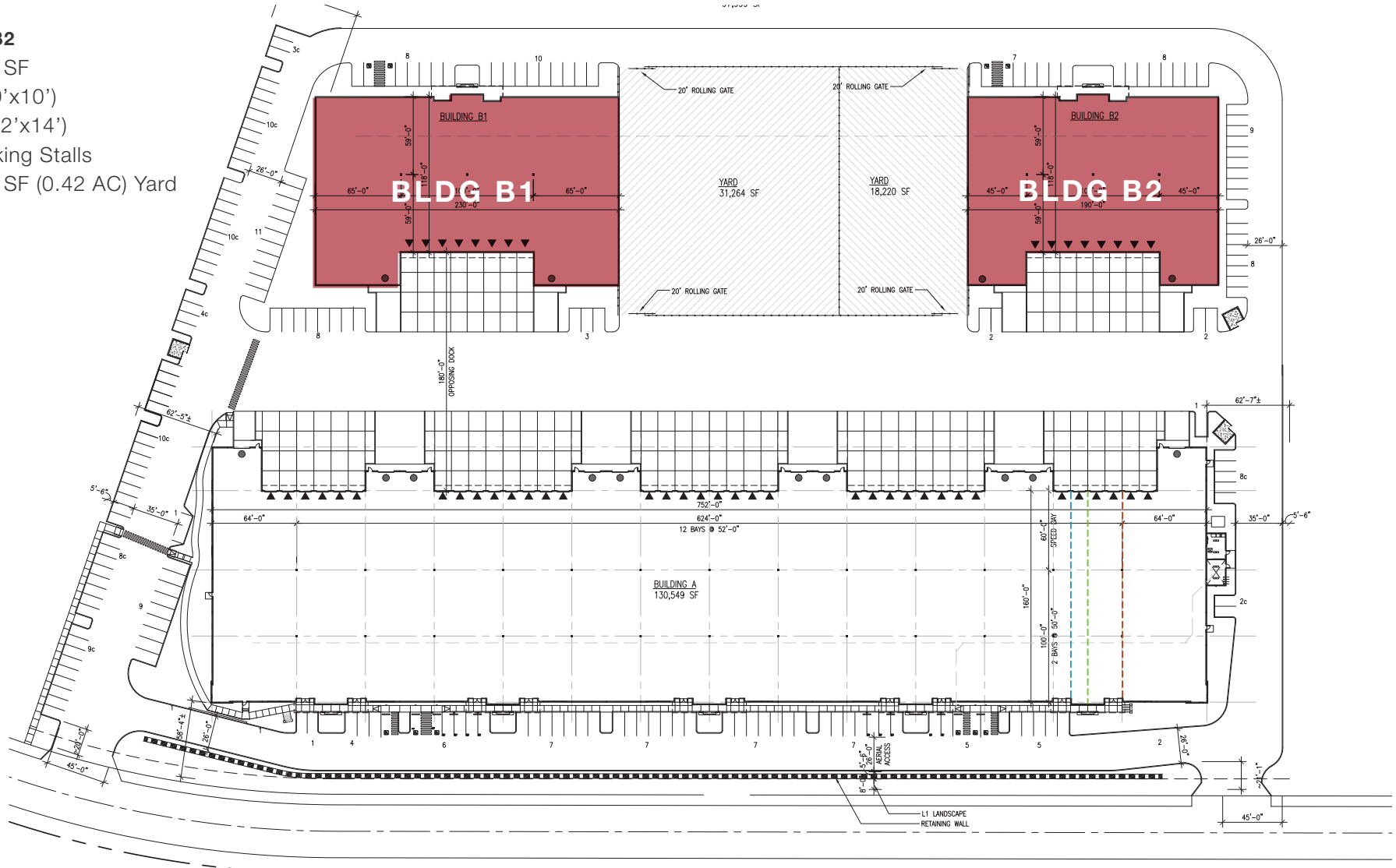
OPTION 2

BLDG B1

- 31,214 SF
- 8 DD (9'x10')
- 2 GL (12'x14')
- 67 Parking Stalls
- 31,264 SF (0.7 AC) Yard

BLDG B2

- 25,494 SF
- 8 DD (9'x10')
- 2 GL (12'x14')
- 36 Parking Stalls
- 18,220 SF (0.42 AC) Yard



OPTION 3

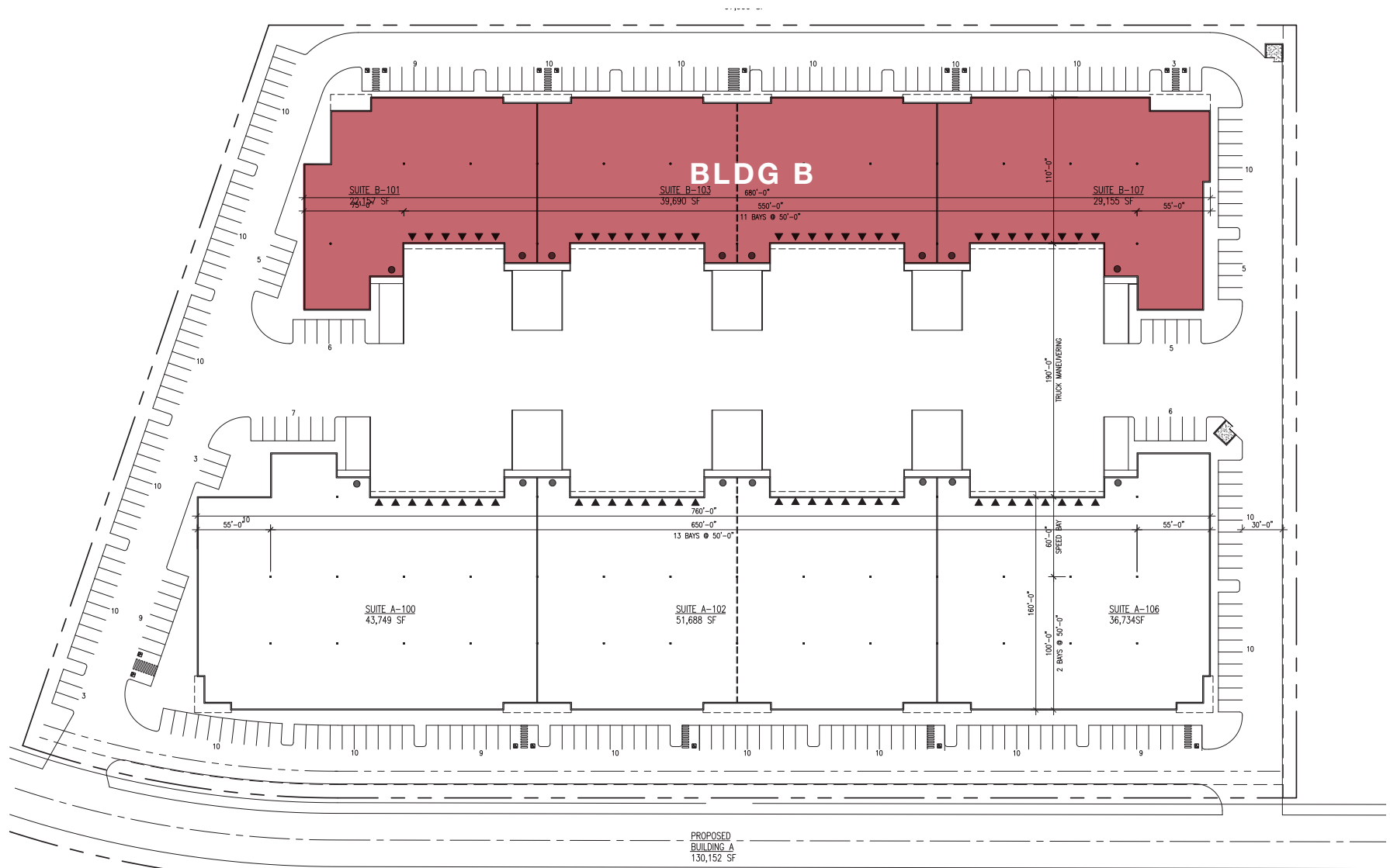
BLDG B

86,092 SF

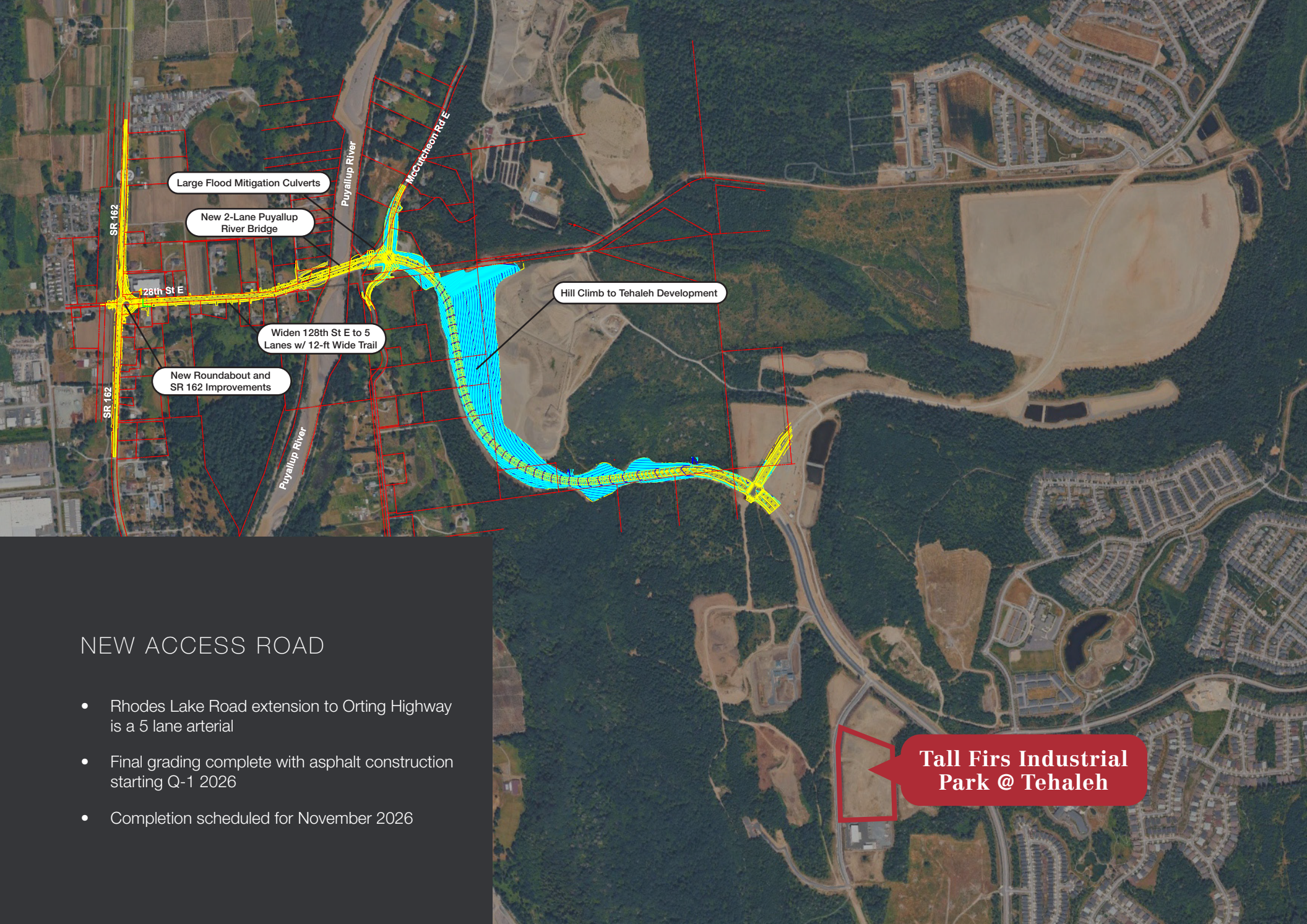
30 DD (9'x10')

8 GL (14'x16')

118 Parking Stalls



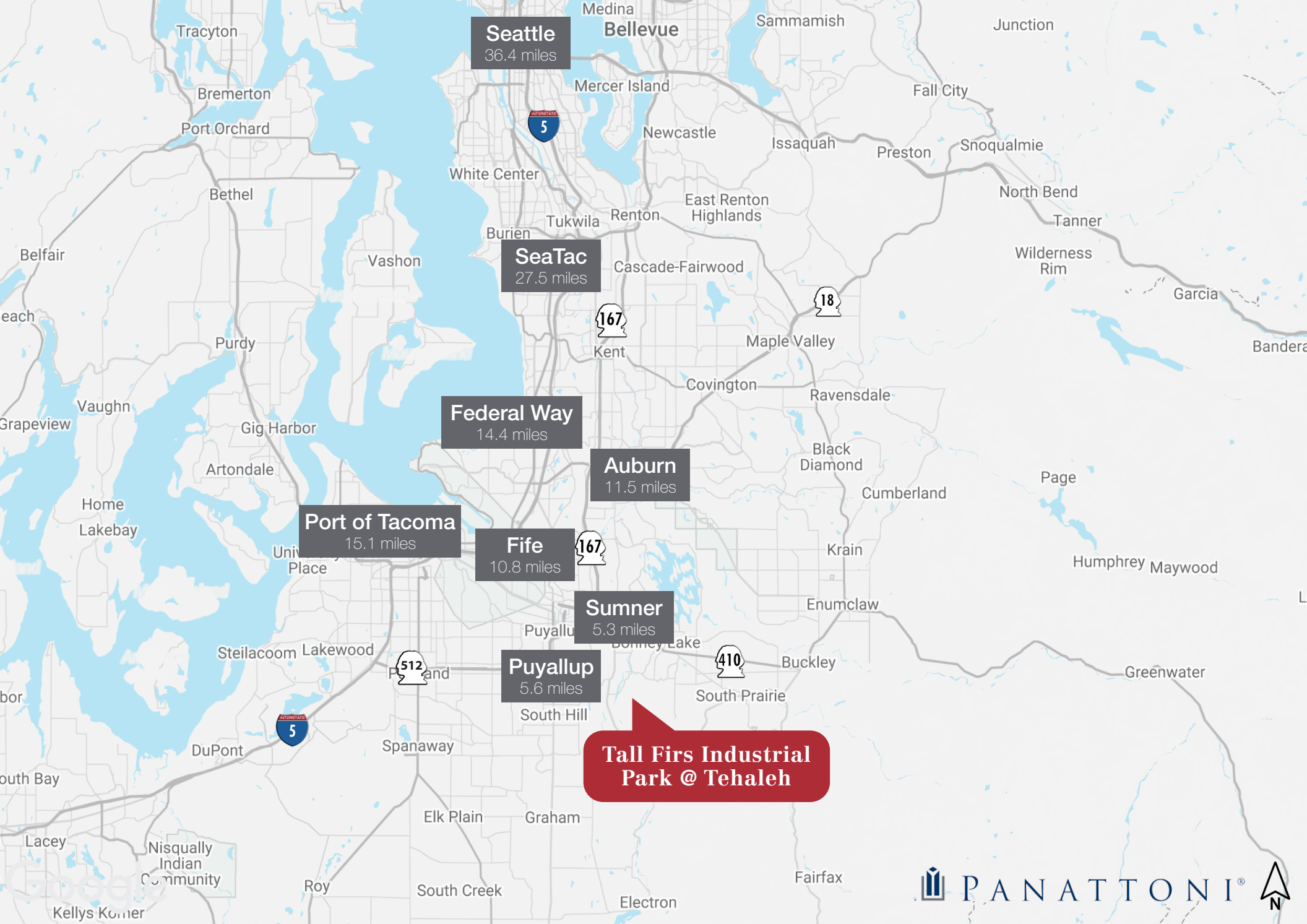
PROPOSED
BUILDING A
130,152 SF



NEW ACCESS ROAD

- Rhodes Lake Road extension to Orting Highway is a 5 lane arterial
- Final grading complete with asphalt construction starting Q-1 2026
- Completion scheduled for November 2026

Tall Firs Industrial Park @ Tehaleh



**Tall Firs Industrial
Park @ Tehaleh**



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