

FOR SALE

NEW PRICING

92ND ST INDUSTRIAL LAND

*2.38 AC Industrial Development
Site in Prime Location*

3255, 3265 AND 3275 92ND ST S
TACOMA, WA 98499



92ND ST S

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km Kidder
Mathews

FOR SALE

Motivated Seller

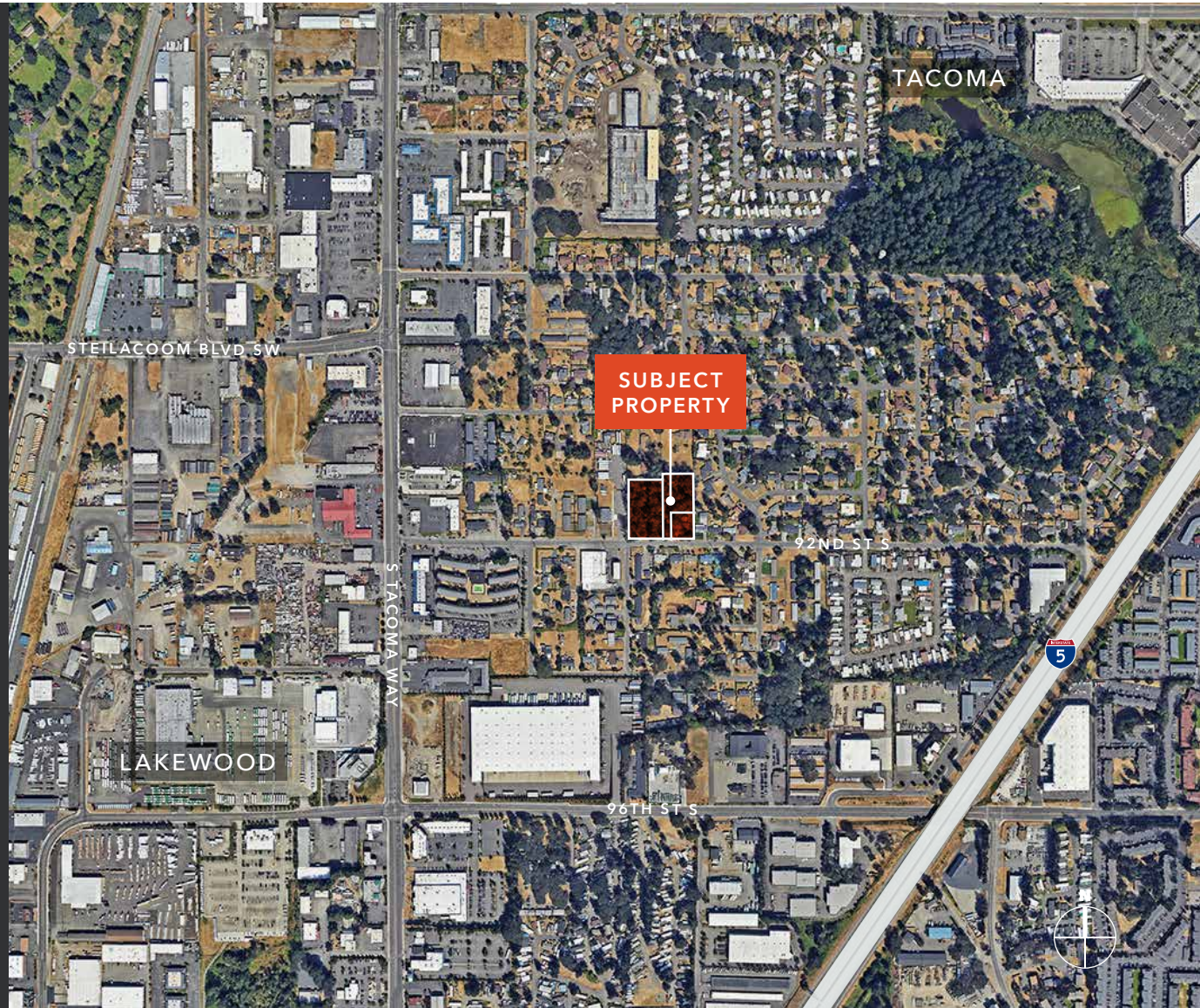
DATE AVAILABLE	Now
LAND AC	2.38 AC
LAND SF	103,672 SF
PRICE	\$1,650,000
PRICE PSF	\$15.92
ZONING	AC2 - Air Corridor 2
ZONING MUNICIPALITY	City of Lakewood
FINANCING	Possible Seller financing

→ ZONING MAP

→ ZONING USE

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

LAURA FOX, CCIM
253.722.1441 | laura.fox@kidder.com

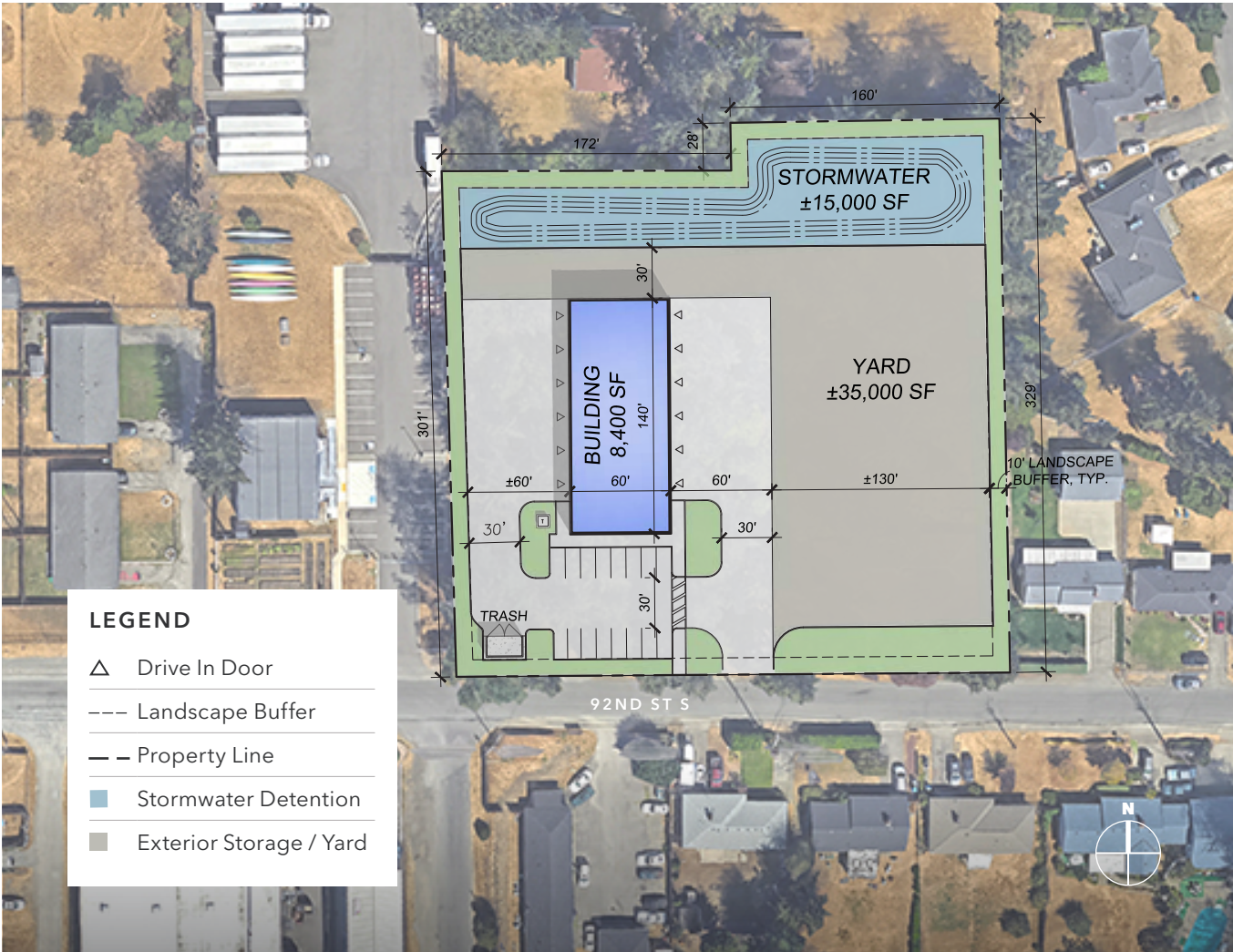


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POTENTIAL SITE PLAN



PROPERTY OVERVIEW

USABLE LOT	103,672 SF / 2.4 AC
TOTAL YARD	35,000 SF / 0.8 AC
BUILDING FOOTPRINT	8,400 SF
WAREHOUSE SF	7,200 SF
OFFICE SF	1,200 SF
PROPOSED AUTO PARKING	16
DRIVE IN DOORS	12

POTENTIAL SITE PLAN



USABLE LOT	103,672 SF / 2.4 AC
BUILDING FOOTPRINT	23,000 SF
WAREHOUSE SF	20,700 SF
OFFICE SF	2,300 SF
PROPOSED AUTO PARKING	34
DRIVE IN DOORS	11

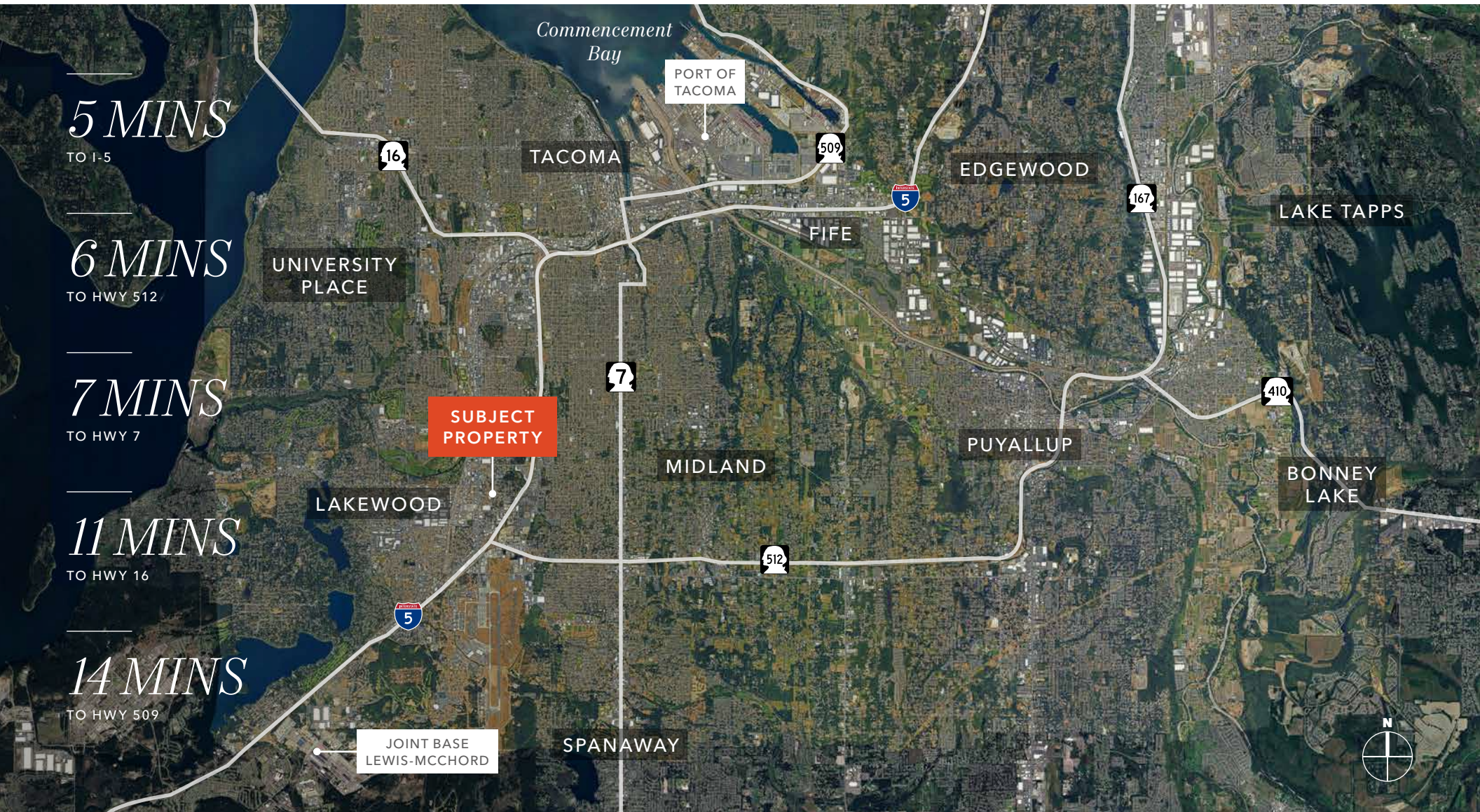
LEGEND

-  Drive In Door
-  Landscape Buffer
-  Property Line
-  Stormwater Detention

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