

PUYALLUP THUN FIELD ACREAGE

*38.49 AC Raw Land
Available for Sale*

164TH ST E & 110TH AVE E
PUYALLUP, WA

MIKE CATT

Senior Vice President
206.248.7309
mike.catt@kidder.com

TRAVIS STANAWAY

Senior Vice President
206.248.6526
travis.stanaway@kidder.com

KIDDER.COM

PUYALLUP THUN
FIELD ACREAGE

164TH ST E

110TH AVE E

170TH ST E

km Kidder
Mathews

Strategically located raw industrial zoned land near Meridian Ave E, ideal for development in a rapidly expanding market

PROPERTY HIGHLIGHTS

±5.50 - 6.75 acres of usable / developable land area (dependent on buffer averaging and potential wetland mitigation strategy). BUYER TO VERIFY.

38.49 total acres

Parcel 1: 041927-1031

Parcel 2: 041927-1030

\$2,500,000 Sale Price

Employment Center (EC) zoning - designated for industrial, manufacturing, corporate office, and business services

→ [ZONING TABLE](#)

Utility Providers:

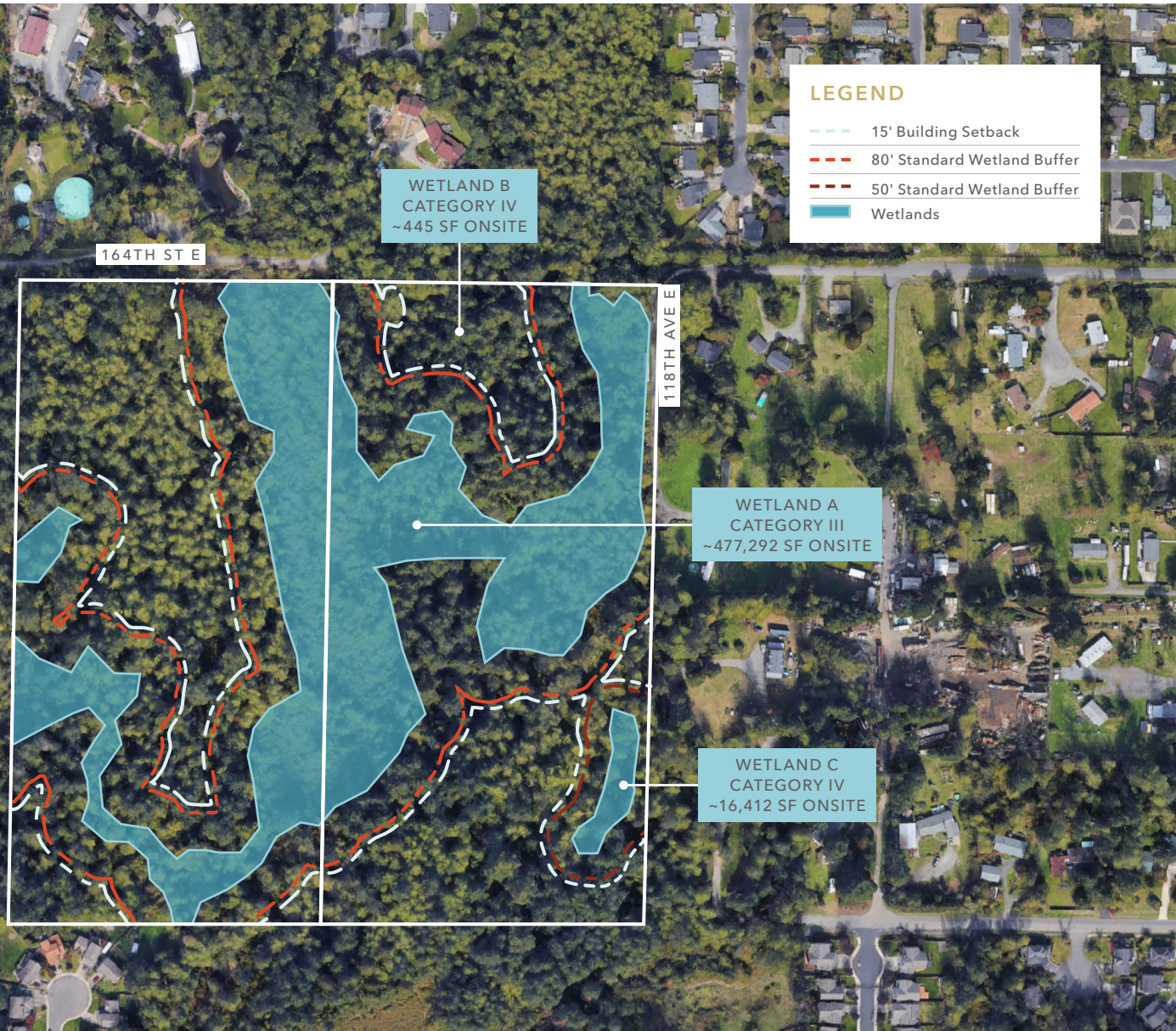
- Power & Gas: Puget Sound Energy
- Water: Firgrove Mutual Water Company

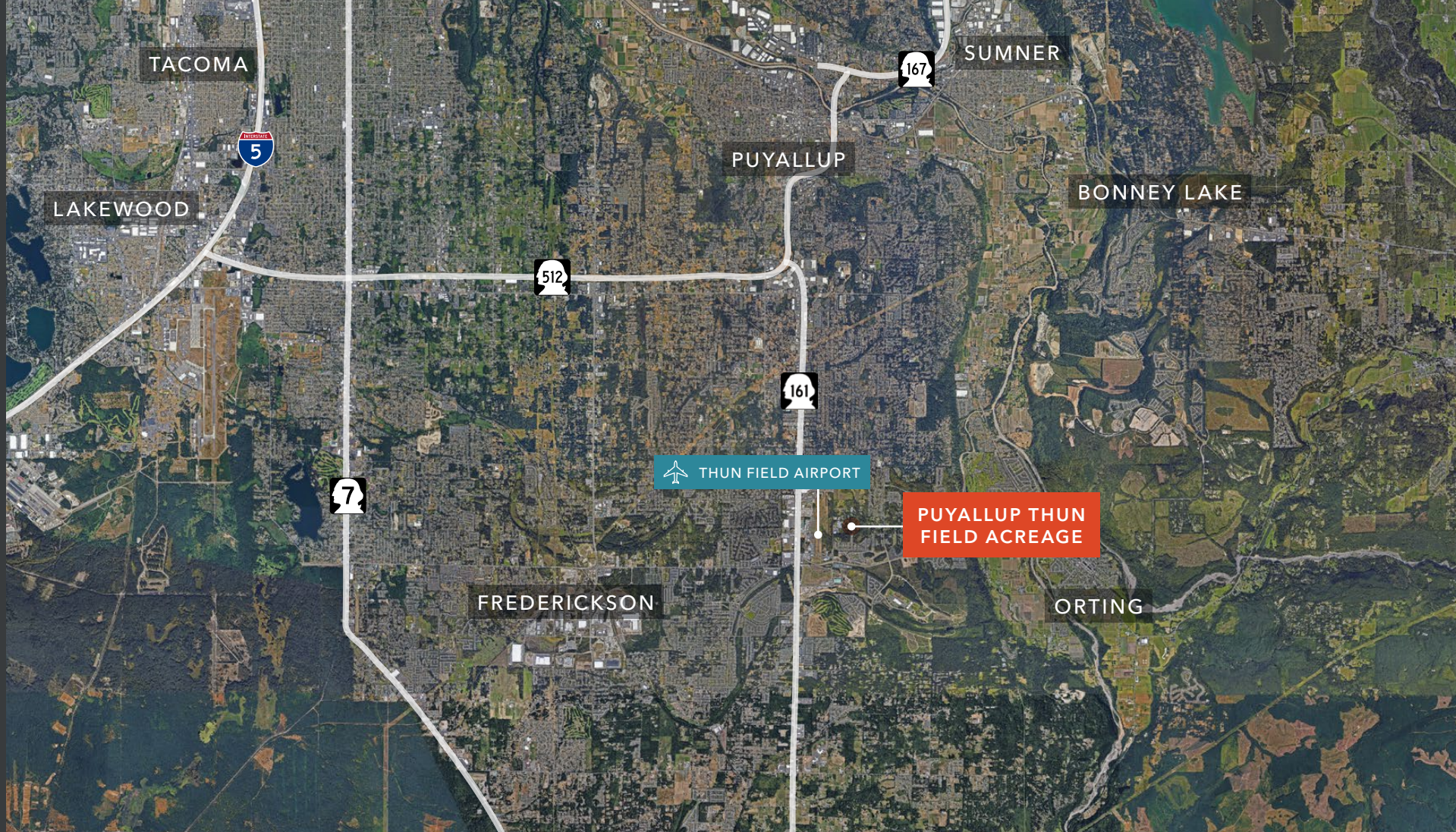
→ [VIEW ESTIMATED USABLE LAND](#)



**PRE-DEVELOPMENT
STUDIES COMPLETED
BY SELLER**

- Wetlands study completed, including delineation and approvals from Pierce County & Army Corps, as well as wetland buffer recording with sign installation completed (Pierce County)
- Topographical and Boundary Surveys completed
- Geotechnical Report
- Phase I Environmental Site Assessment
- Due diligence materials available upon request





For more information, contact

MIKE CATT
Senior Vice President
206.248.7309
mike.catt@kidder.com

TRAVIS STANAWAY
Senior Vice President
206.248.6526
travis.stanaway@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor. All Kidder Mathews designs are the sole property of Kidder Mathews. Branded materials and layouts are not authorized for use by any other firm or person.

