



Benaroya South Hill Business + Technology Center

1019 39TH AVE SE
PUYALLUP, WASHINGTON



AVAILABLE FOR LEASE - STORAGE OR FLEX SPACE

- Convenient Puyallup South Hill Location
- 26,869 SF Storage or Flex
- Divisible to 7,419 SF
- Grade and Dock High Access
- Dead-Storage / Flex Space
- Ample Free Parking & Easy Freeway Access
- Space Available Today
- Fully Sprinklered Storage + Office Space

Owned and managed by:



For lease by:

Kyle Schipper
+1 253 203 1320
kschipper@nai-psp.com

Andrea Peterson
+1 253 203 1329
apeterson@nai-psp.com





SECURE 86-ACRE CAMPUS



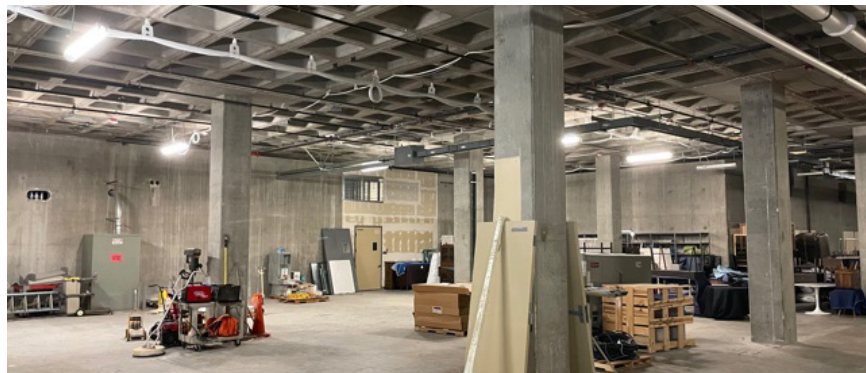
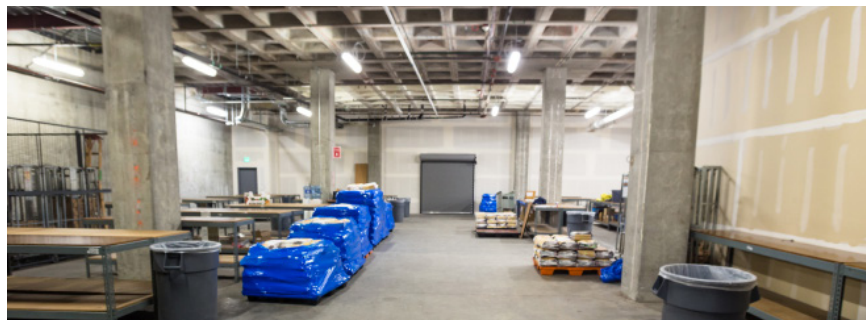
Property Features & Highlights

WEST BUILDING

- 1019 39th Ave. SE, Puyallup, WA
- 26,869 SF Available
- 1,410 SF Office
- Below market rate
- Shell: \$.50 PSF
Office: \$.85 PSF
NNN: \$.1625 PSF
- 12' - 13' clear height
- 3 Dock high positions (Shared)

FEATURES

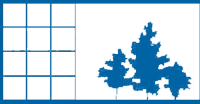
- Ample free on-site parking
- Office space available
- Secure campus
- Easy freeway access to SR512 and Hwy 167
- Fully sprinklered
- Zoning: MP Business Park



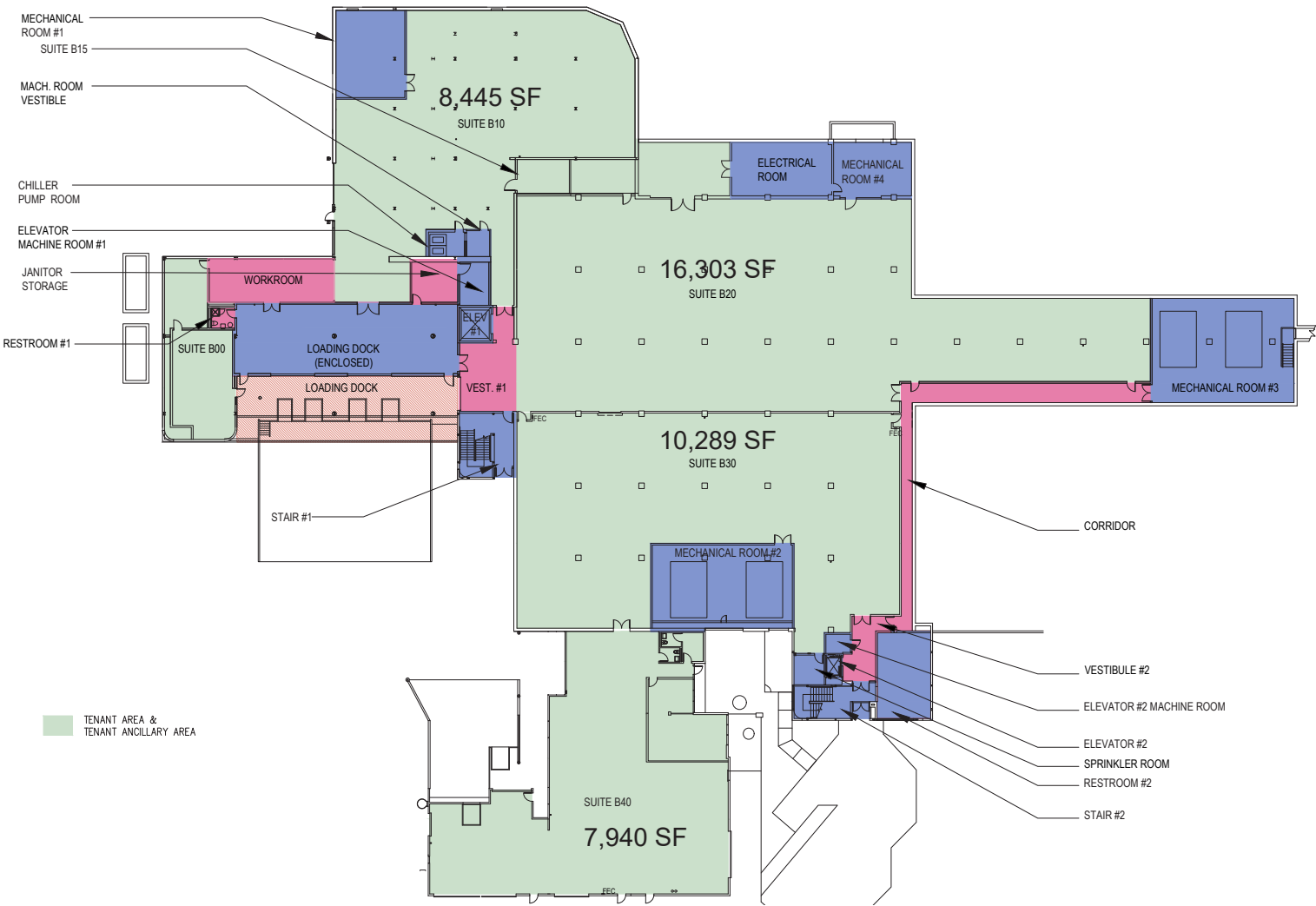
Owned and managed by:



The information contained herein has been given to us by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.



**WEST BUILDING
FLOOR PLAN**

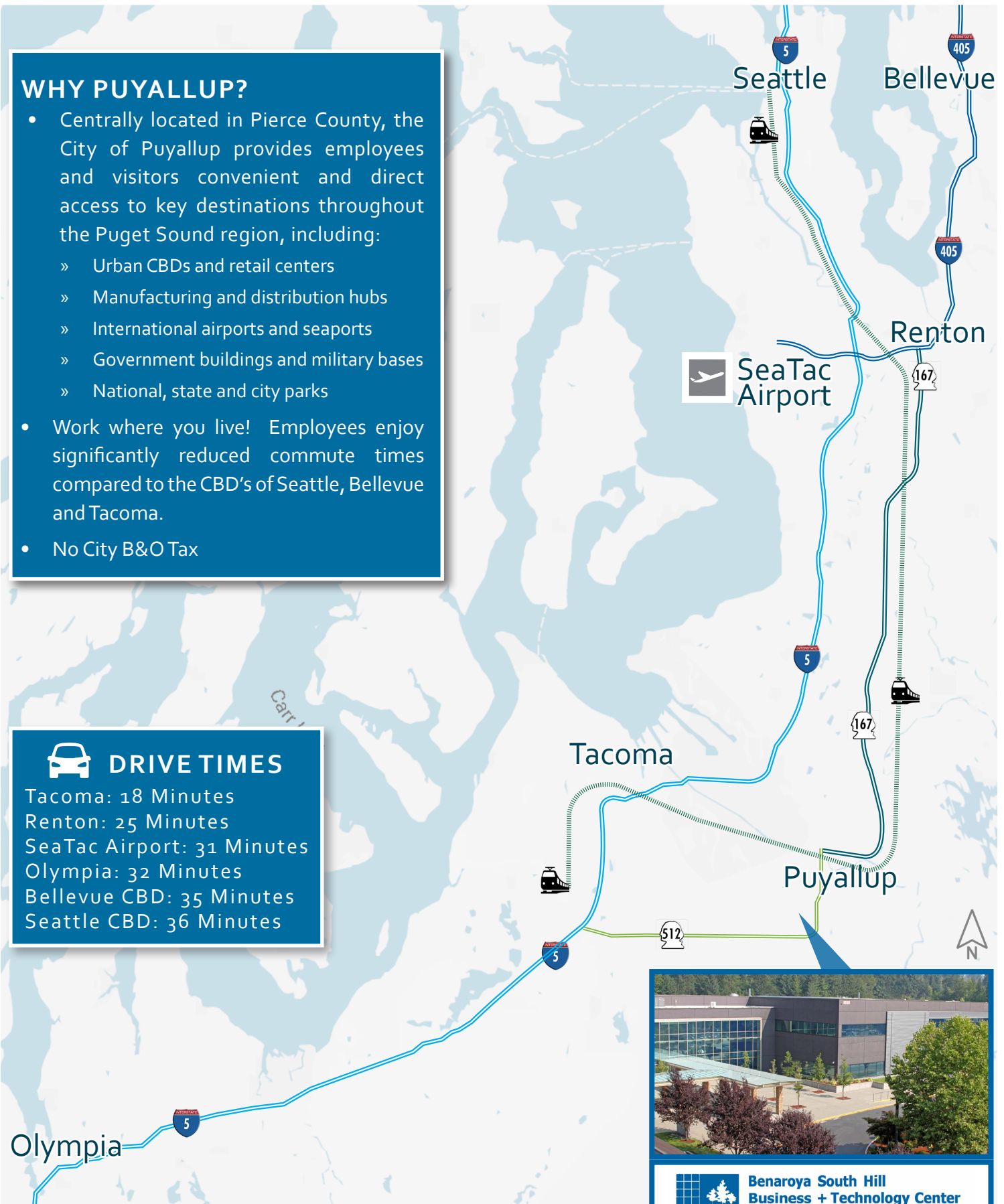


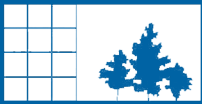


- Centrally located in Pierce County, the City of Puyallup provides employees and visitors convenient and direct access to key destinations throughout the Puget Sound region, including:
 - » Urban CBDs and retail centers
 - » Manufacturing and distribution hubs
 - » International airports and seaports
 - » Government buildings and military bases
 - » National, state and city parks
- Work where you live! Employees enjoy significantly reduced commute times compared to the CBD's of Seattle, Bellevue and Tacoma.
- No City B&O Tax



Tacoma: 18 Minutes
Renton: 25 Minutes
SeaTac Airport: 31 Minutes
Olympia: 32 Minutes
Bellevue CBD: 35 Minutes
Seattle CBD: 36 Minutes





Benaroya South Hill Business + Technology Center

