

FOR LEASE

**53,216 SF AVAILABLE
& 26,000 SF OF YARD**

LBA LOGISTICS RENTON

200 SW 34TH STREET, RENTON, WA



NEWMARK

THAD MALLORY, SIOR
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PROPERTY HIGHLIGHTS

Total SF Approximately 53,216 SF warehouse space with existing restrooms in place for immediate occupancy. Office is BTS.

Yard Area Approximately 26,000 SF (0.6 acres) of yard area.

Loading 9 Dock High Doors. 5 Rail Doors.

Power 600 amp circuit.

Clear Height ±22'

Rail Rail served.

Location Last Mile location with rapid freeway access to I-5, I-405 and SR-167.

Building Upgrades Ownership has completed extensive renovations including roof, capital repairs and maintenance, seismic retrofit, landscaping, exterior paint and pavement.



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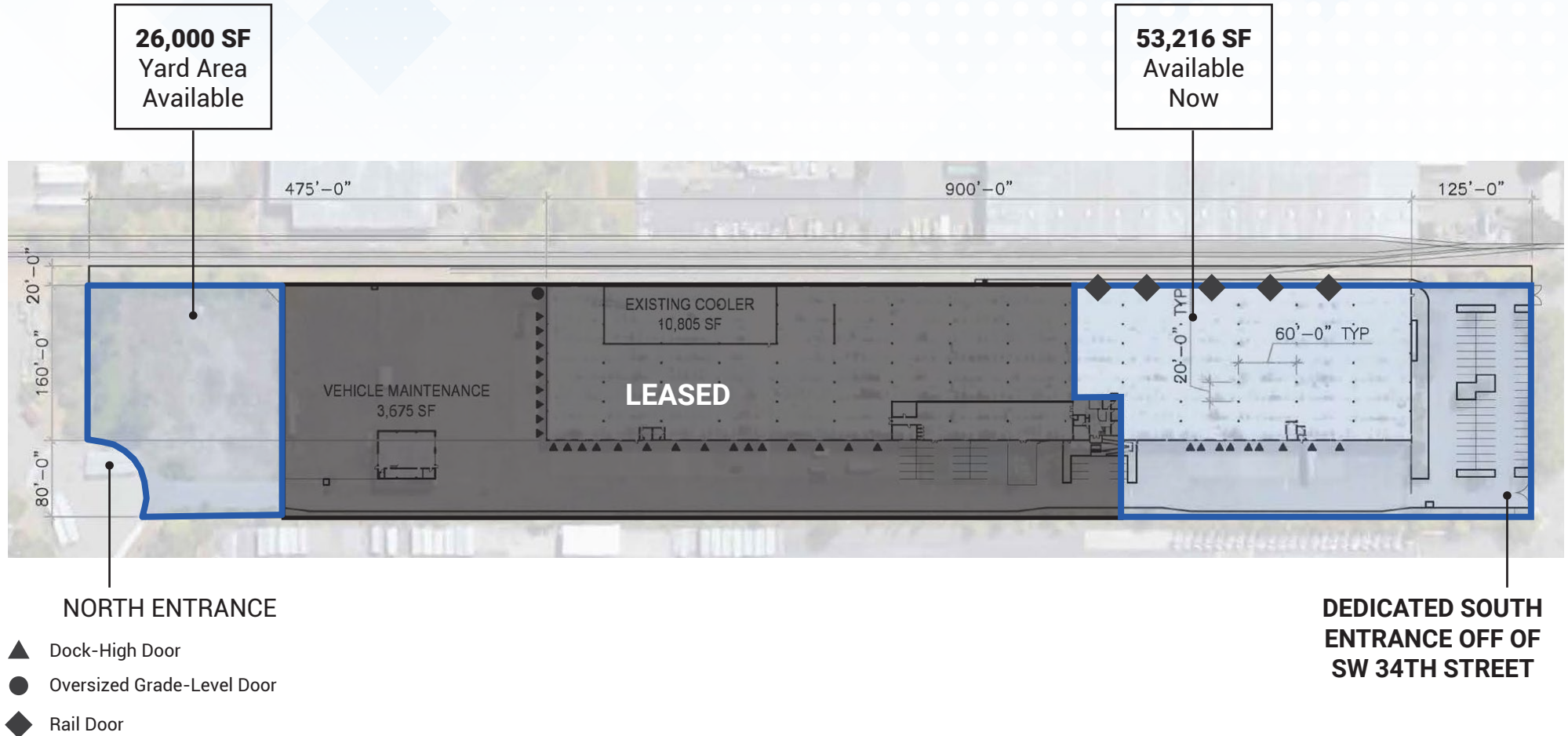
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SITE PLAN



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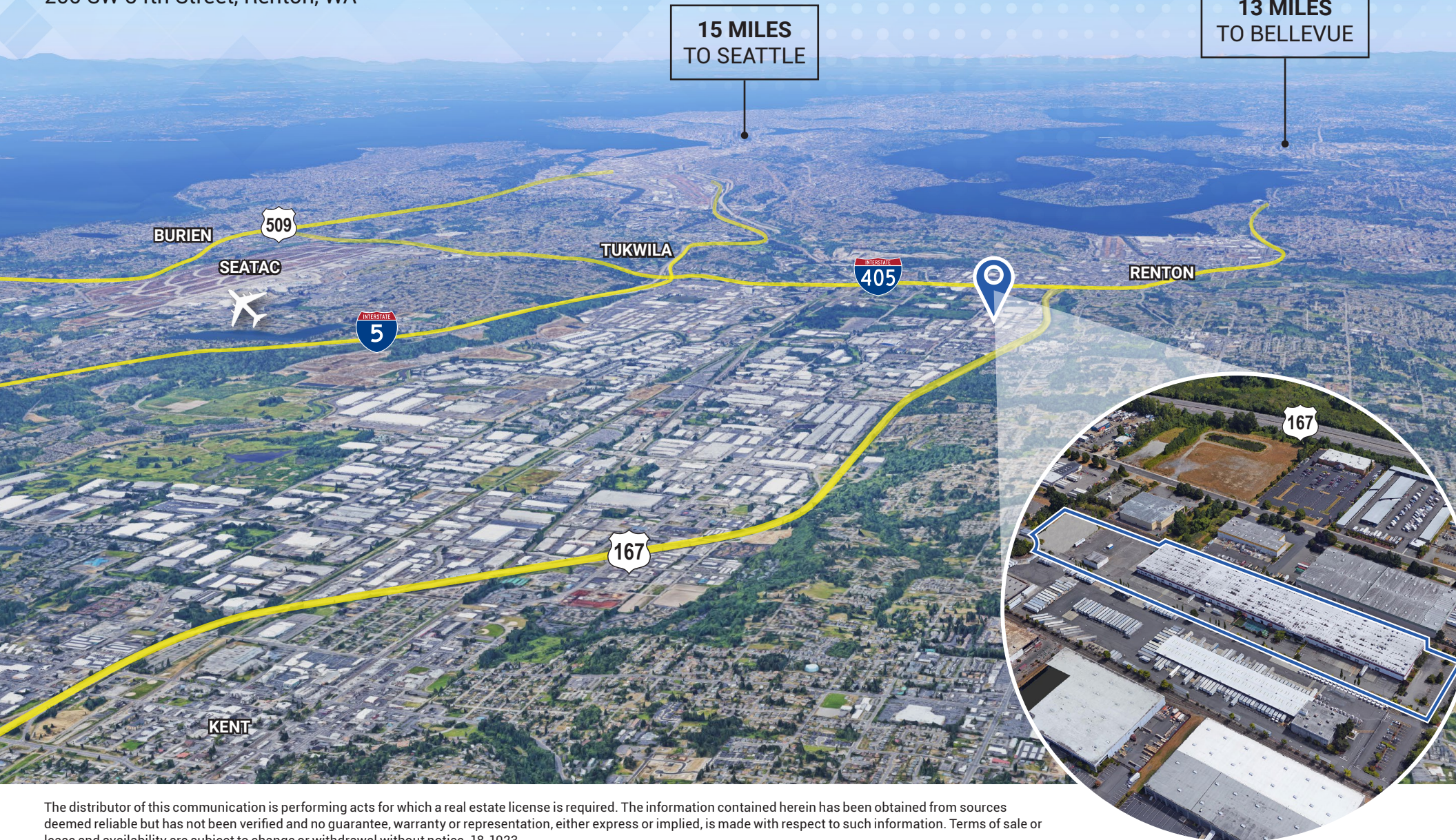


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