

FOR LEASE

503 Prospect Place,  
Moxee, WA



## 503 Prospect Place Moxee, WA

- \$0.65/SF
- \$0.18/SF NNN
- 5 YEAR LEASE  
MINIMUM

### Property Features

- **Location:** 36,988sf light industrial space in Moxee, west side of the building.
- **Configuration:** 7 rooms (5 identical, 2 of 2500sf), customizable layout.
- **Ceiling Heights:** 25' peak, 22' eaves. (3) 14' rollup doors, drive-through capability.
- **Power and Utilities:** 3-phase power (480V, 4800 amps), 8" water line for sprinklers, ample HVAC.
- **Parking:** Lots of parking in front and along the west side of the property.
- 36,988sf light industrial space in Moxee, west side of the building.



For more information:  
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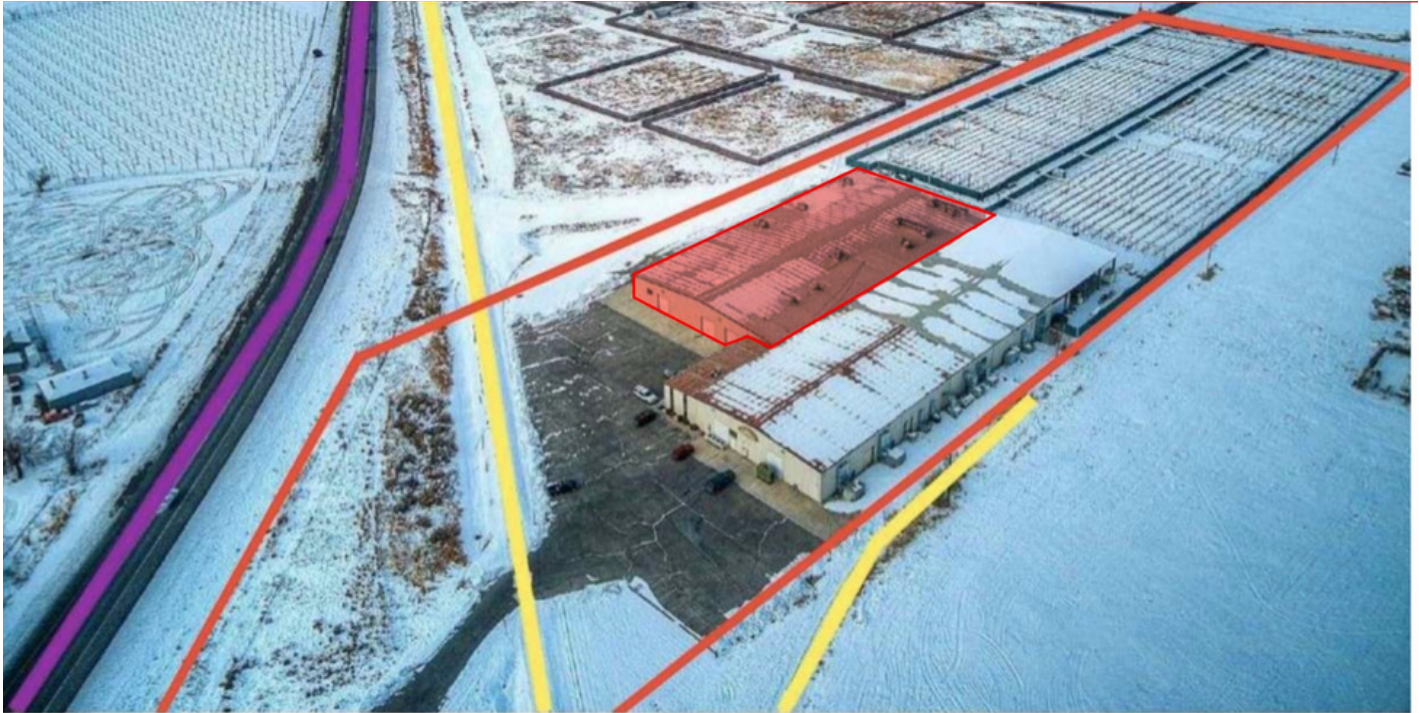


# Property

Est. Property Boundary, Rail, Hwy 24

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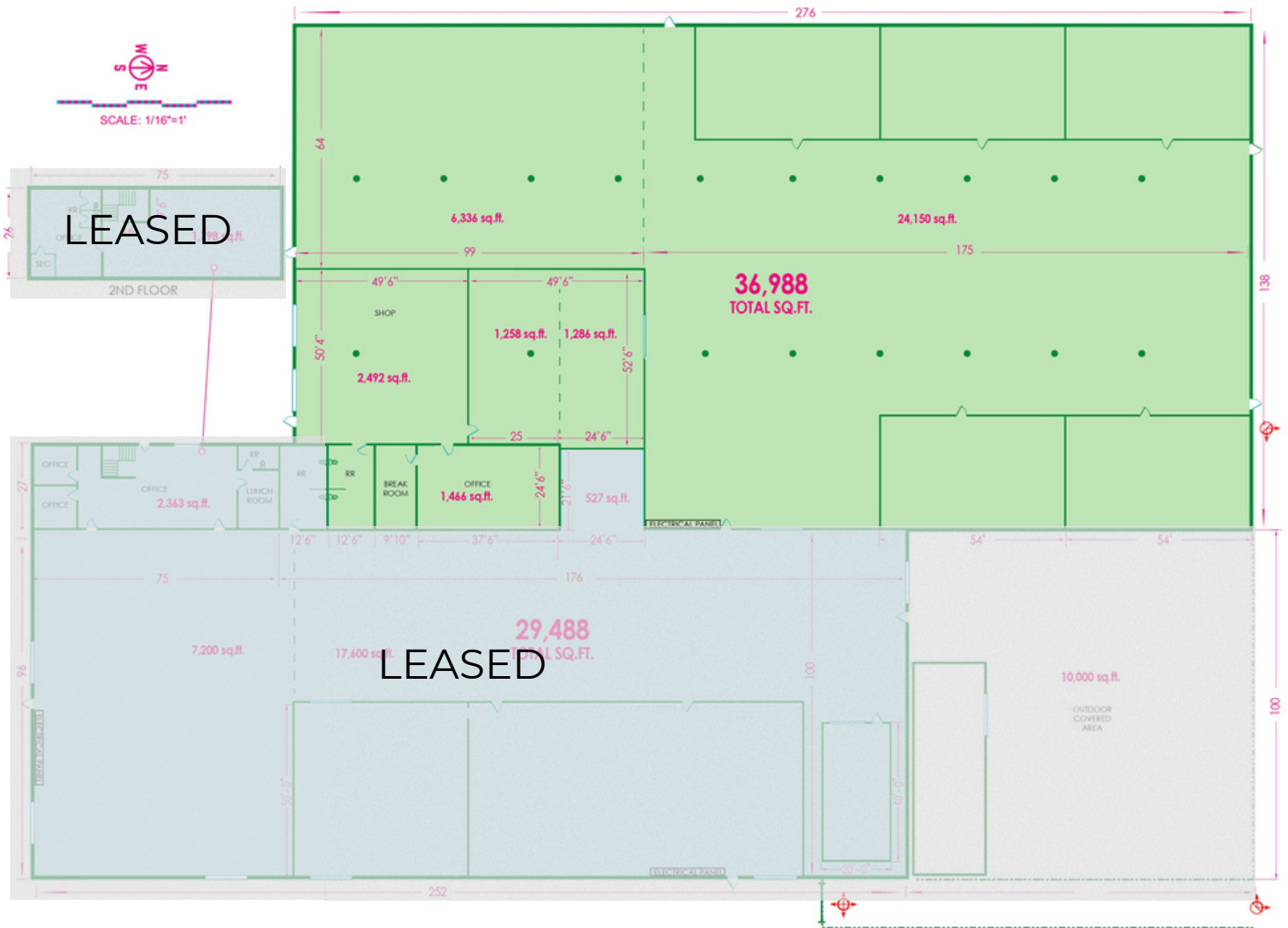
Red = Est. Property Boundary  
Yellow = Northwest Railway  
Purple = Hwy 24

Nestled in the heart of the vibrant city of Moxee, this 36,988 square feet light industrial space beckons businesses with a prime location and exceptional features. Positioned on the advantageous west side of the building, the space unfolds with 5 separate identical rooms, easily adaptable to create an expansive, open layout. Adding to the appeal are 2 additional rooms spanning 2500 square feet each, providing flexibility for diverse operational needs.

Standing tall with a peak height of 25 feet and eaves reaching 22 feet, the space exudes an air of spaciousness and versatility. Access is seamless with (3) 14' rollup doors and the unique ability to drive through the building. Powering your operations is a robust infrastructure featuring tons of 3-phase power at 480V and an impressive 4800 amps. Further enhancing functionality, an 8" water line serves the sprinkler system, ensuring safety measures are in place. The climate is controlled with HVAC that surpasses basic requirements, providing comfort and efficiency. Ample parking along the front and west side of the property adds the finishing touch to this exceptional leasing opportunity, inviting businesses to thrive in a strategically positioned and well-equipped industrial space.

# Site Plan

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36,988sf warehouse @ .65/sf + NNN

# Property Photos

FOR LEASE  
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