

DODGE PROPERTY

±3 AC Usable Contractor Yard with Office/Shops/Storage

10412 244TH ST E, GRAHAM, WA 98338

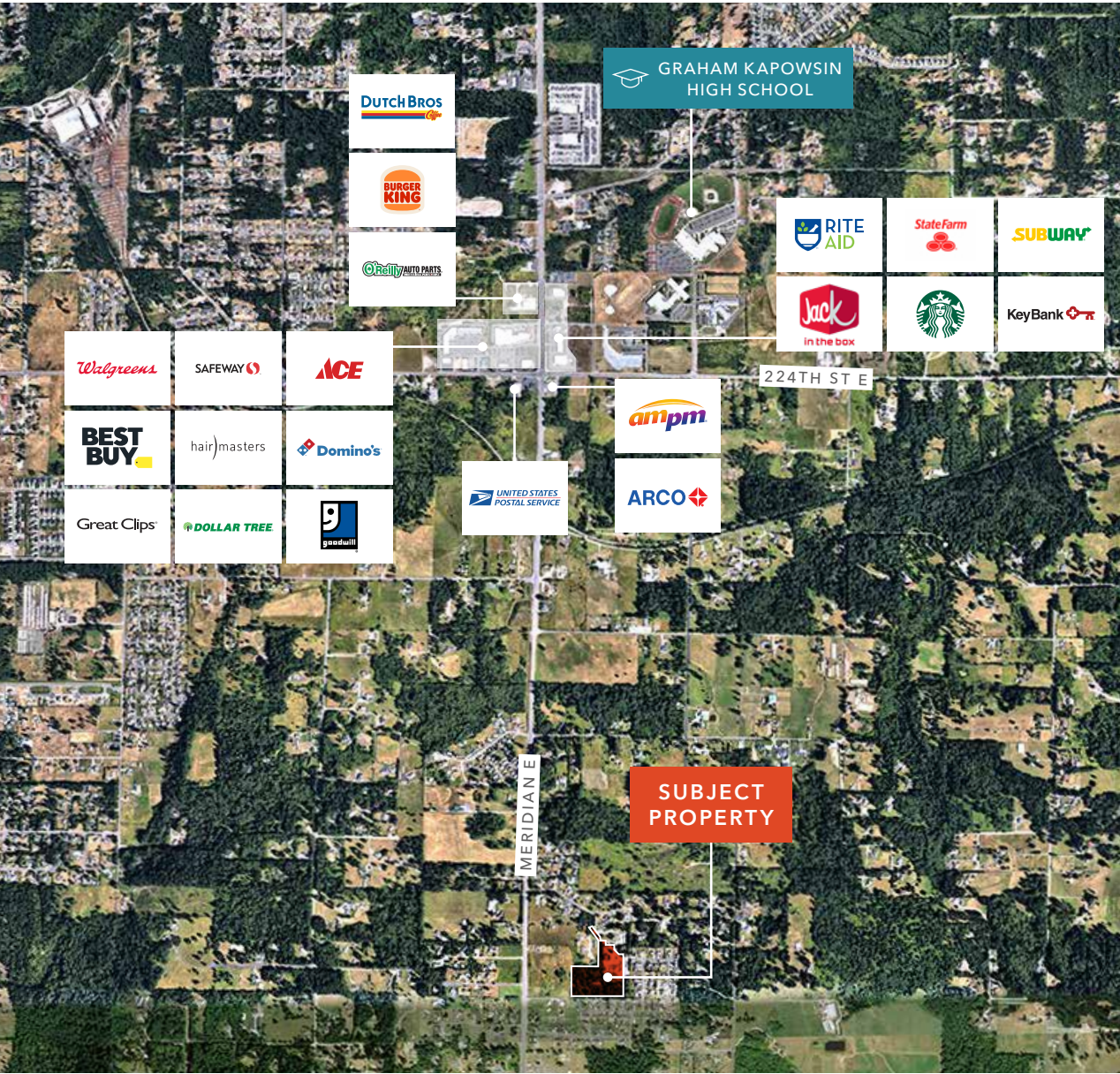
FOR SALE OR LEASE

\$1,900,000

SALE PRICE

\$13,500

LEASE PRICE
MONTHLY + NNN



Transform your business with a large fenced contractor's yard, featuring an office and multiple quality shop or storage buildings.

Available with 90-day notice

SALE PRICE	\$1,900,000
LEASE PRICE	\$13,500 (\$0.10 PER USABLE LAND SF) PER MONTH, PLUS NNN
USEABLE LAND	±3 AC
ENCLOSED STORAGE BUILDING	±2,000 SF
SHOP & OFFICE BUILDING	±3,100 SF
OPEN VEHICLE STORAGE BUILDING	±4,500 SF
LEASE TYPE	NNN
ZONING	Rural Sensitive Resource → ZONING MAP
PARCEL NUMBER	0418222034

→ [VIEW PROPERTY PICTURES](#)

EXPANSIVE TURN-KEY SHOP & YARD

Fully improved and fenced for enhanced security

Multiple shop and storage buildings catering to diverse storage service and operational needs

Versatile layout suitable for a range of industries and business types

Convenient access to the Meridian corridor and surrounding communities

25 MIN

PUYALLUP

12 MIN

FREDERICKSON

40 MIN

TACOMA

37 MIN

JBLM





ENCLOSED STORAGE BUILDING



SHOP & OFFICE BUILDING



FENCED CONTRACTOR YARD



OPEN VEHICLE STORAGE BUILDING

DODGE PROPERTY

Exclusively listed by

JEROME O'LEARY

D 253.779.9292

C 253.732.2600

jerome.oleary@kidder.com

MATT MCLENNAN, SIOR, CCIM

D 253.722.1458

C 425.417.9566

matt.mclennan@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.

