



FOR LEASE

97,548 SF

*Industrial distribution
facility located on 3.91 acres in
North Kent Valley*

97,548 SF total and 6,212 SF office

2019 building upgrades include new roof, exterior paint, landscaping, LED lights, HVAC, office rehab, and newly fenced yard

Excellent access to SR-167, I-405, and I-5

Rail served with 3 rail BNSF

Available now



CLICK FOR
VIRTUAL TOUR



CLICK FOR
PROPERTY VIDEO

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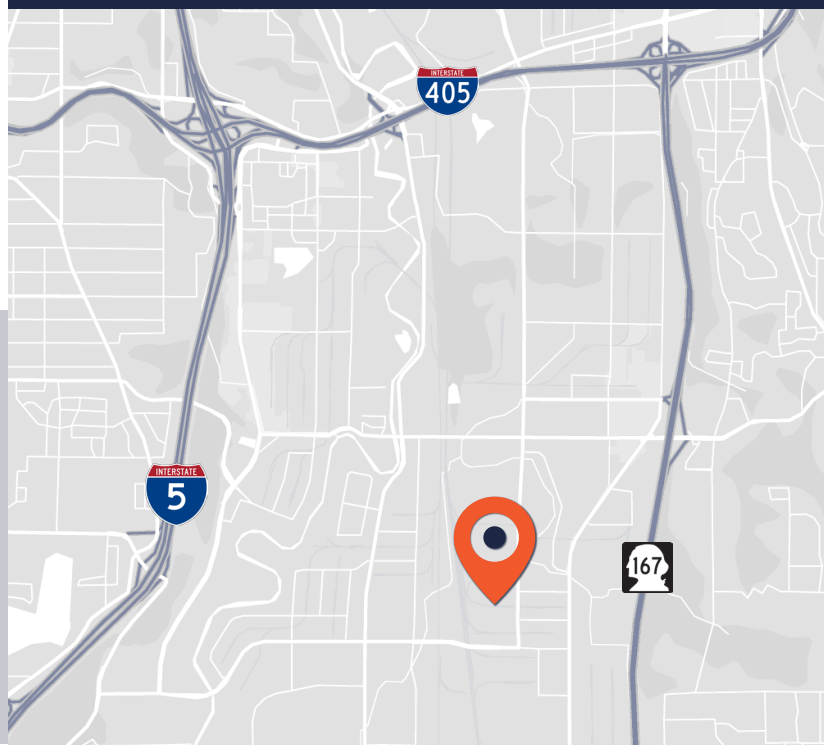
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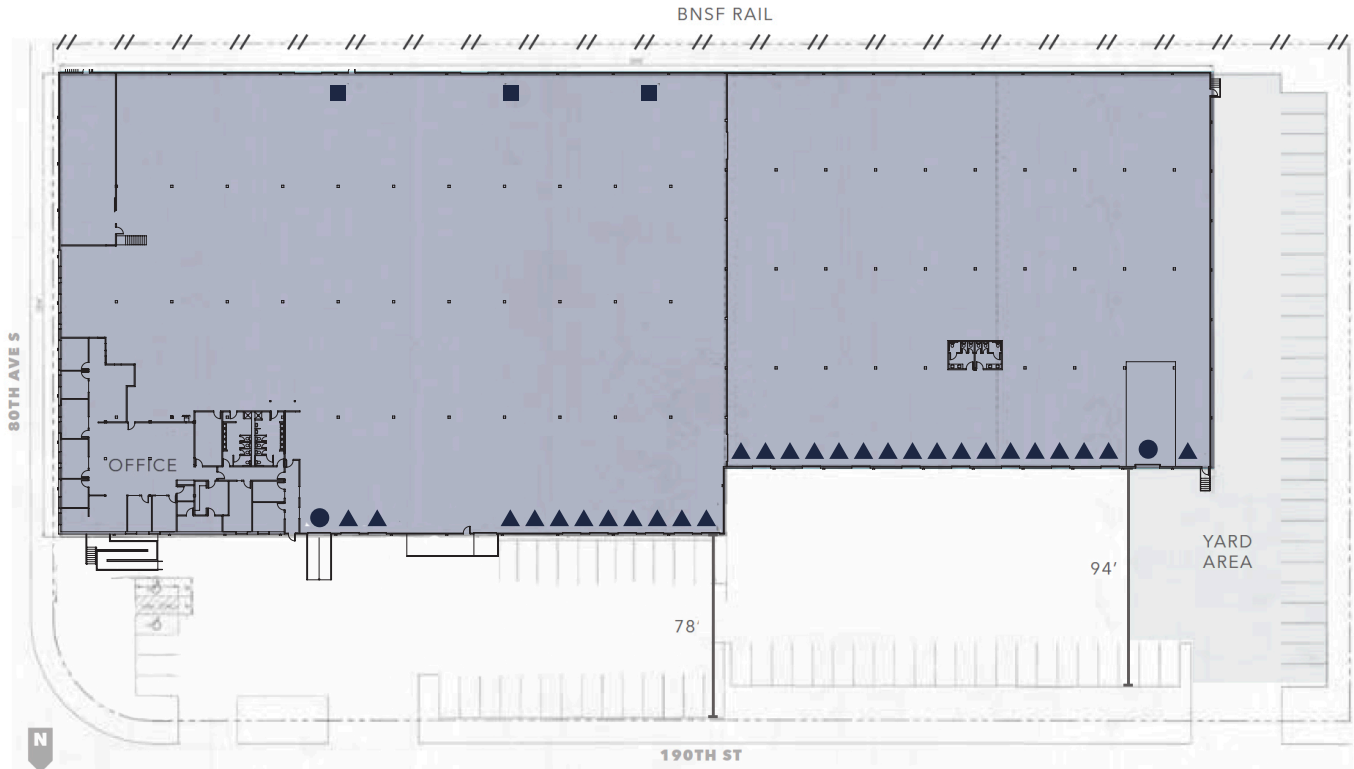
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7901 S 190TH ST

KENT, WA





▲ DOCK-HIGH
● GRADE-LEVEL
■ RAIL

Total SF	97,548 SF
Office SF	6,212 SF
Land Area	3.91 AC (170,320 SF)
Site Coverage	57.30%
Loading Doors	28 dock-high 2 grade-level
Clear Height	±22'-24'
Zoning	M2
Yard Area	±10,000
Parking Stalls	102 (1.05/1,000)
Crane	5-ton





DRIVE TIMES

Interstate 5	3.3 mi	6 min	Seattle Tacoma Int'l Airport	6.8 mi	12 min
Interstate 405	2.4 mi	5 min	Tukwila Station	2.6 mi	7 min
SR-167	1.4 mi	4 min	Downtown Kent	4.5 mi	10 min