For Sublease

Seattle Warehouse & Yard

4501 W MARGINAL WAY, SEATTLE, WA

FABRICATION SHOP | MULTIPLE LOADING DOCKS | PORT ACCESS



HANS SWENSON
+1 425 586 5630
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ALLY BRADEN
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NAI Puget Sound Properties



Property Highlights

BUILDING SIZE
27,586 SF building
+ 7,500 SF Office
+ Divisible to 4,000 SF

CEILING HEIGHT
15’ - 28’

LOADING
Multiple loading docks

YARD
1 Acres

LEASE RATE
Call for Rates

NOTES
+ Close-in location with excellent port access
+ Fenced and gated property
+ Working wood shop with equipment available

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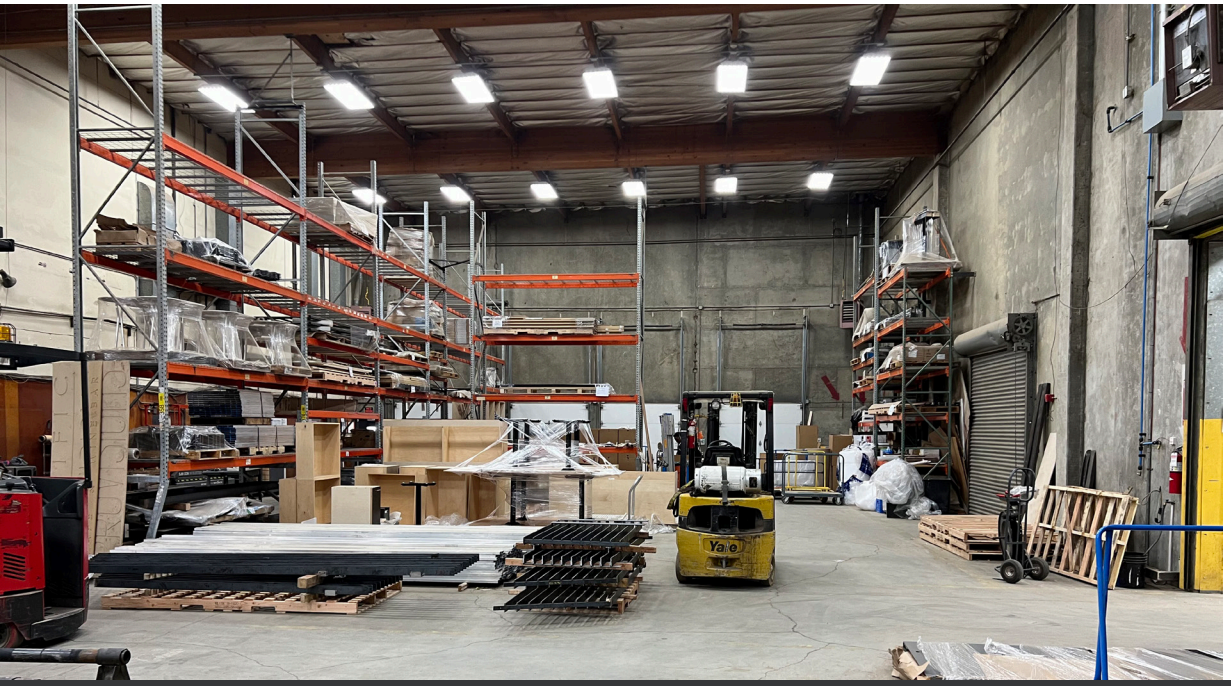



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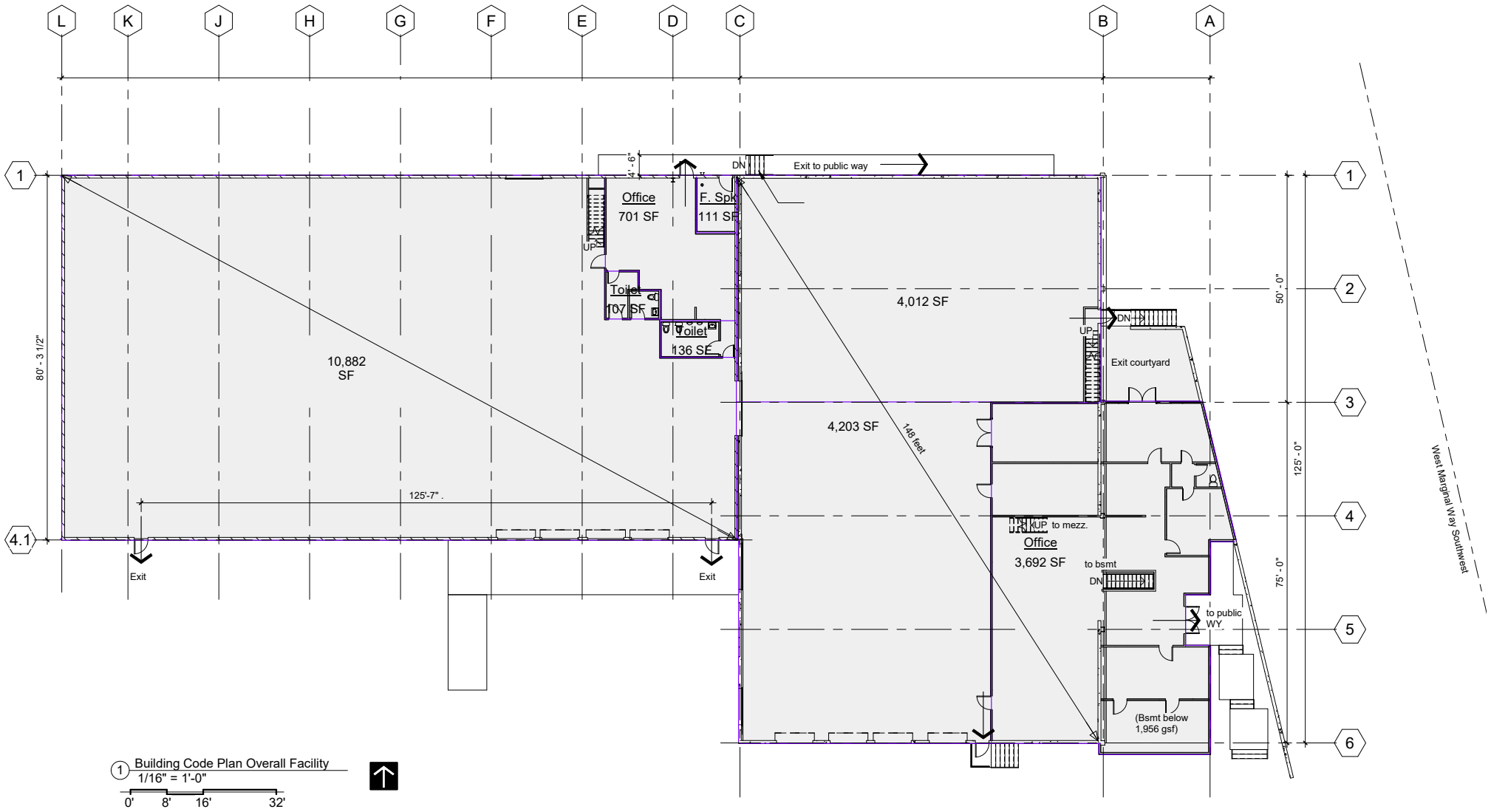

1 Building Code Plan Overall Facility
1/16" = 1'-0"

0' 8' 16' 32'

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LOCATION HIGHLIGHTS

+ Intersection of e-commerce and port corridors
+ Immediate proximity to port-corridors and major freeways
+ Minutes from Downtown Seattle

DISTANCE

1 Mile:
Port of Seattle

2 Miles:
Downtown Seattle

12 Miles:
Downtown Bellevue

DEMOGRAPHICS 5 MILES

POPULATION
423,509

HOUSEHOLDS
207,457

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