

NORDSTROM SUBLEASE

14475 STEWART ROAD, SUMNER, WA 98390



An extraordinary building at an exceptional rate, now with divisible options to suit your needs





An Award-Winning,
Class A Industrial Park
located in the Industrial
Center of Sumner, WA

OVERVIEW



501,319 SF total



LED lighting throughout,
25 fc in warehouse



12,000 amps, 277/480
volt 3-phase power



453 car parking stalls



Fully fenced, two truck
entrances with guard
shacks and 3 key card
access drives for cars



86 dock doors – 33
dock doors with full dock
packages (seals, levelers
dock lock and dock lights)



4 grade level
12'x 16' doors



37,264 SF office build-out
in 4 locations, including
training rooms, locker-
room etc.



61 trailer stalls –
including tandem stalls



40' clear height



Warehouse fully
climate controlled



9" thick slab on grade



130' minimum
truck court



60' speed bay with typical
60' x 56' column spacing



Outdoor covered patio
amenity space



Building depth 640'



Primary lease expires
June 30, 2032

BUILDING FEATURES



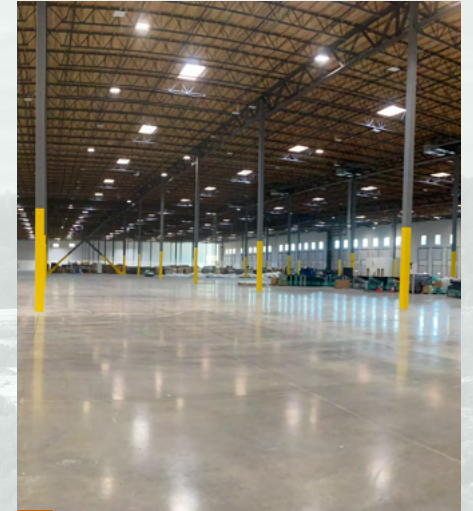
Break room



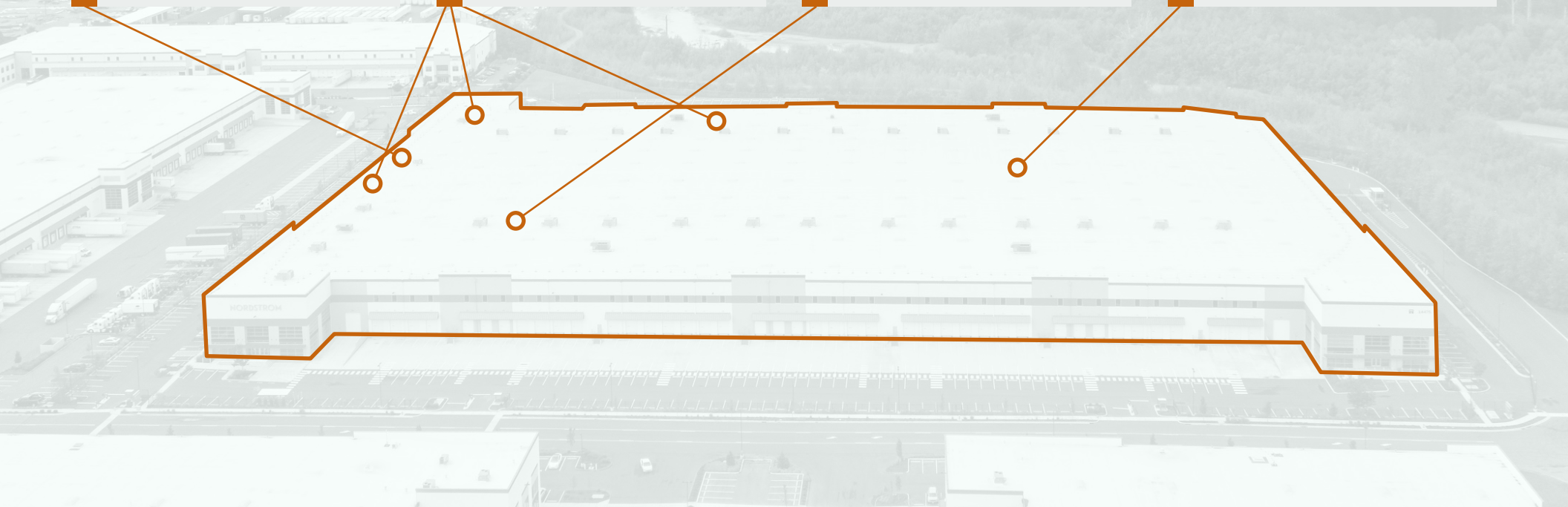
Office space



Locker room



Expansive warehouse



SITE PLAN

501,319 SF

Total

453

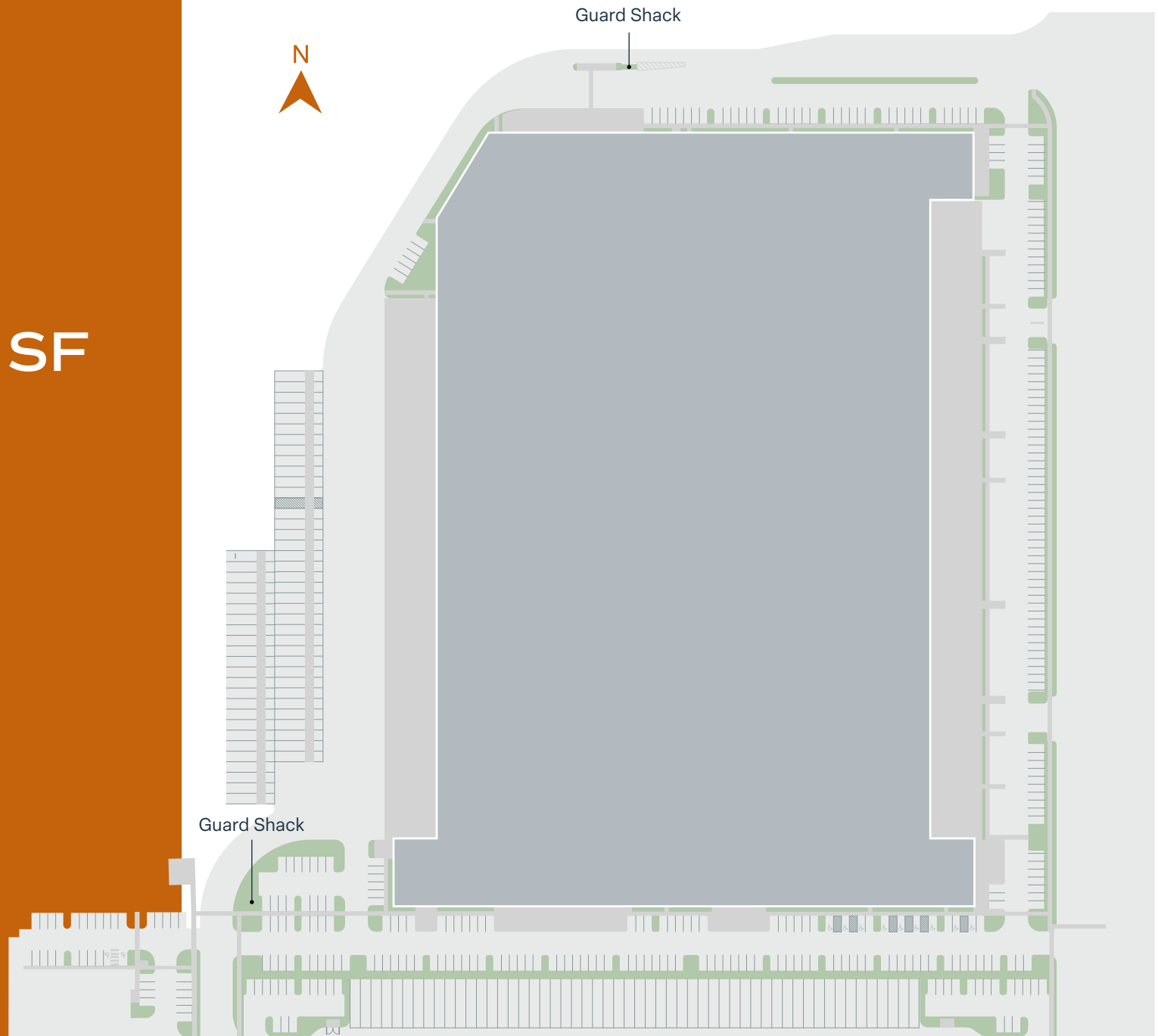
car parking stalls

86

dock doors

61

trailer stalls



FLOOR PLAN



4,659 SF

Mothers room, mens restroom



1,805 SF

Conference room, office



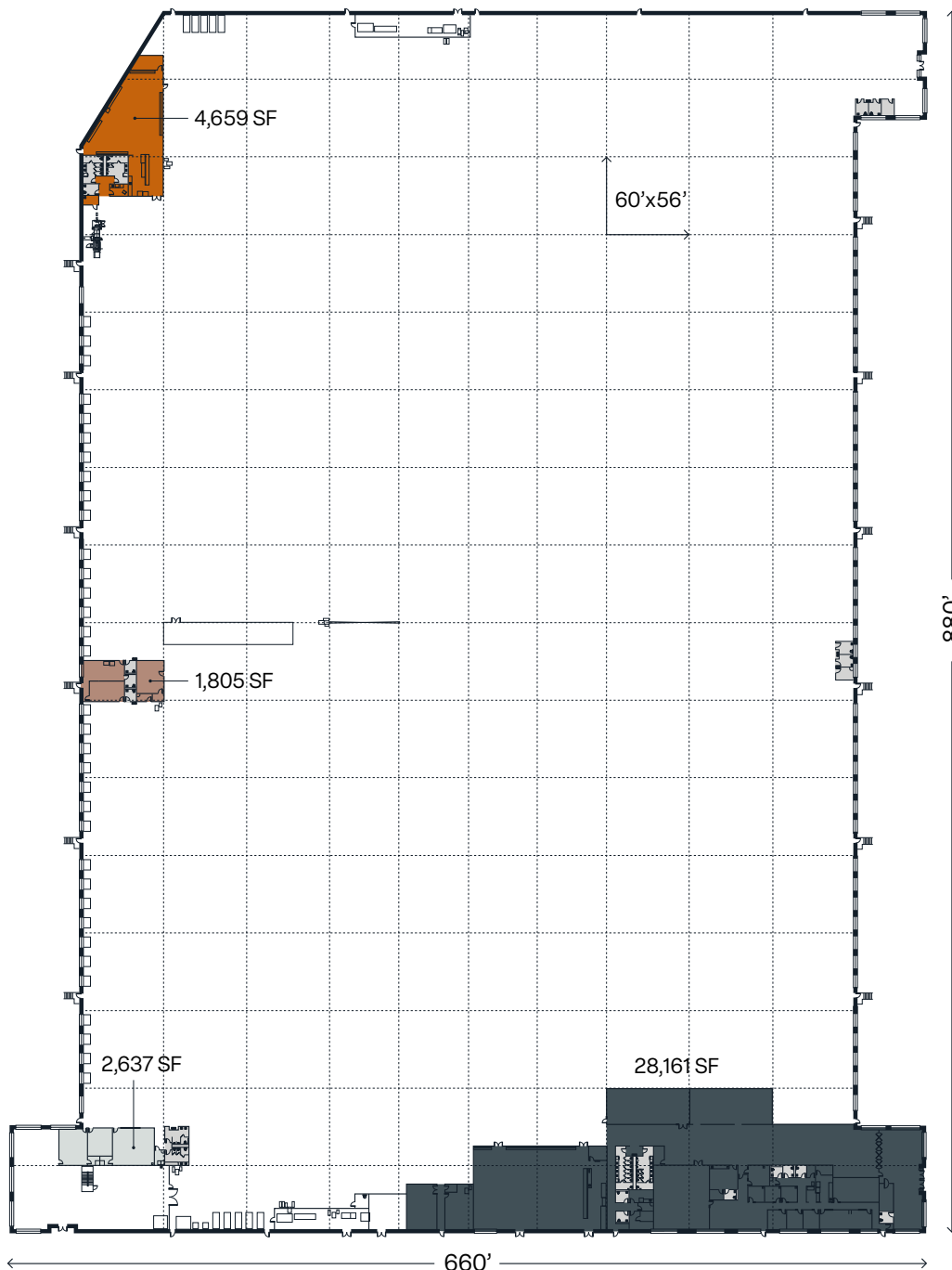
2,637 SF

Conference room, command room, war room



28,161 SF

Break room, conference rooms, offices, office space, kitchen, training rooms, lobby, etc



SECURE ACCESS



IDEAL LOCATION



Port of Tacoma
10 miles



Port of Seattle
31 miles



Seatac Airport
19 miles



Boeing Field
24 miles



IN GOOD COMPANY



NESPRESSO



fulfillment
by amazon



MOBIS

HH[®]
HellyHansen

Expeditors[®]



ID[↑]
LOGISTICS

COSTCO[®]
WHOLESALE

W SMART
WAREHOUSING

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