

# ORILLIA DISTRIBUTION CENTER I

22640 W Valley Highway Kent, WA 98032



Available SF

**NO AVAILABILITIES**

Renovated

Clear Height

**24'**

Location

**KENT, WA**



## FOR MORE INFORMATION

**Niccolina Merlino**

Leasing Manager

BKM Management

P. 206.487.7044

E. [NMERLINO@BKMMGMT.COM](mailto:NMERLINO@BKMMGMT.COM)

- Single, committed tenant — FFWD VE Ventures occupies 100% of the 50,450 SF through May 2029
- Functional yard space — ~6,000 SF fenced yard adjacent to the building, ideal for truck storage and distribution users
- Prime highway access — direct connectivity to SR-167 (1.3 mi), I-5 (2.4 mi), and I-405 (6.4 mi)

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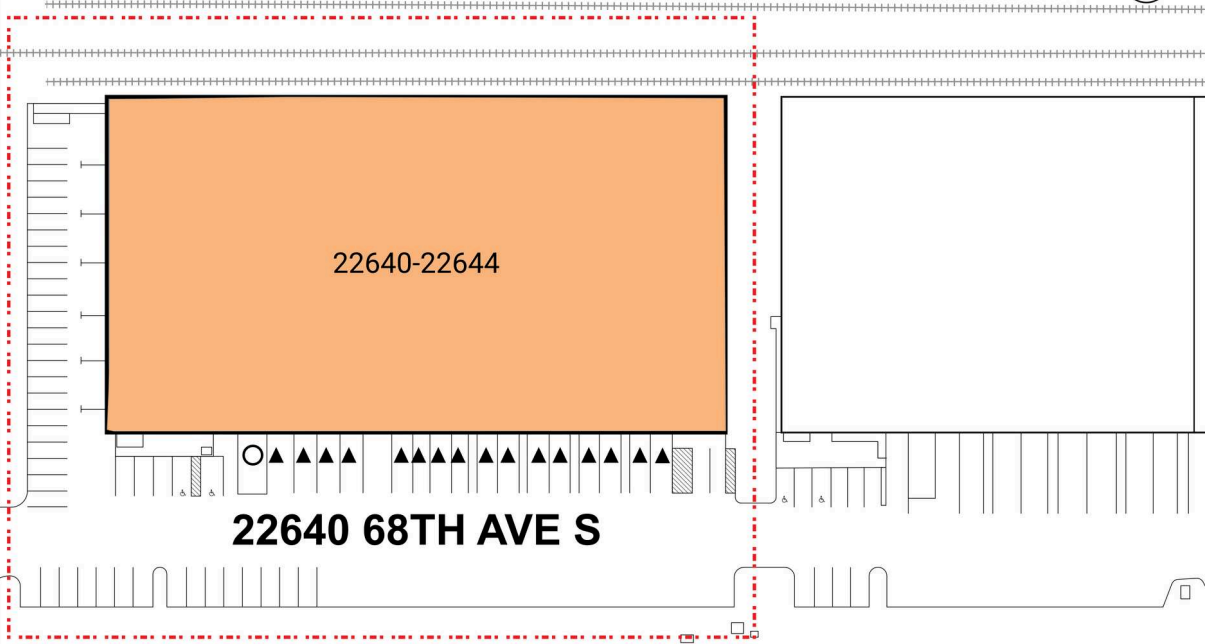


LEGEND

▲ DOCK HIGH DOORS

○ GRADE LEVEL DOORS

68TH AVE S



## CURRENT AVAILABILITIES

● AVAILABLE    ● OCCUPIED

| BUILDING | SUITE       | TOTAL SF | OFFICE SF | OFFICE % | TYPE | CLEAR HT | GL  | DL  |
|----------|-------------|----------|-----------|----------|------|----------|-----|-----|
| N/a      | 22640-22644 | N/A      | N/A       | N/A      | N/A  | N/A      | N/A | N/A |

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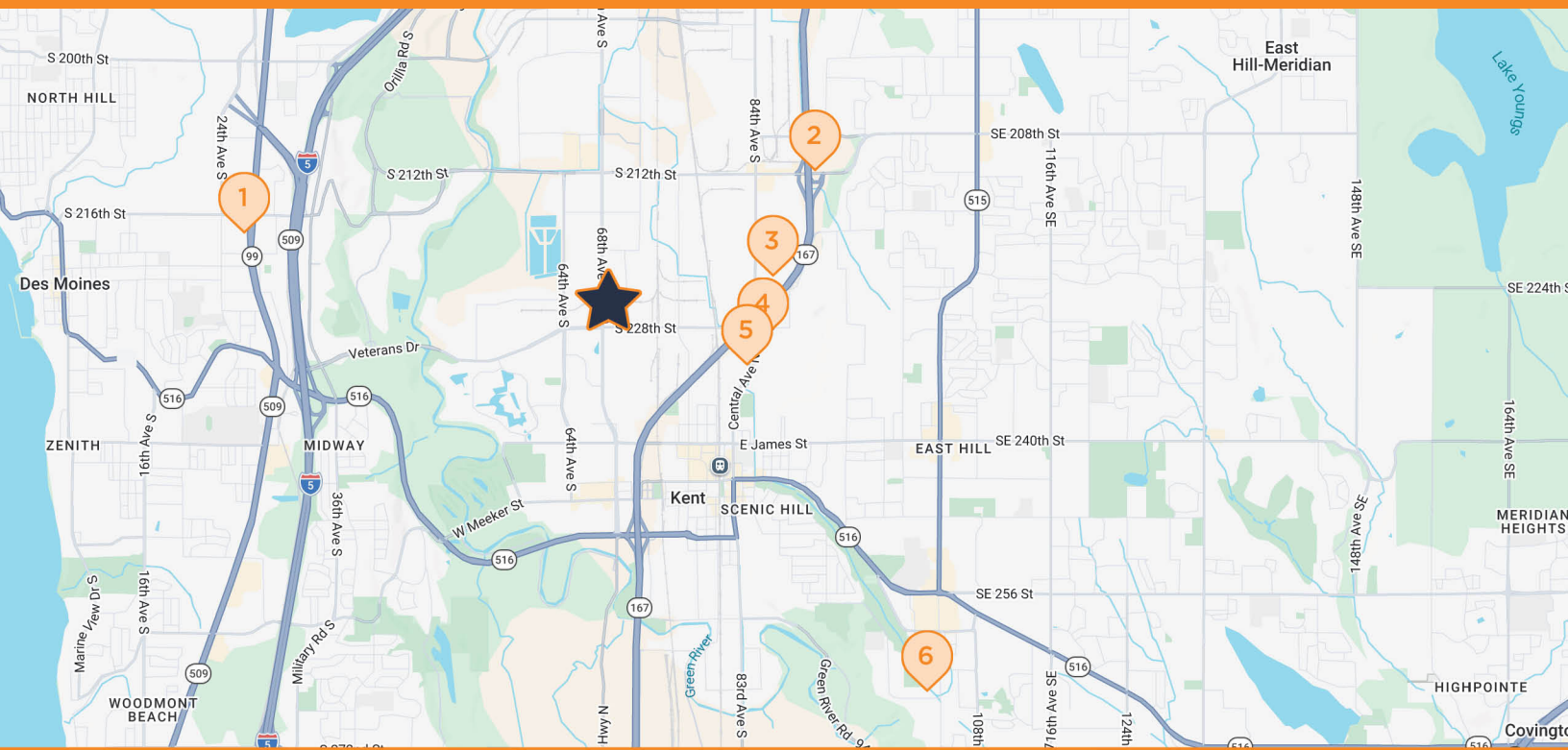
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- |                                                                 |                                                                  |
|-----------------------------------------------------------------|------------------------------------------------------------------|
| <b>1</b> <b>SAFEWAY</b><br>21401 Pacific Hwy S   Des Moines, WA | <b>4</b> <b>TRACTOR SUPPLY CO.</b><br>8420 S 228th St   Kent, WA |
| <b>2</b> <b>WINCO FOODS</b><br>21100 91st Pl S   Kent, WA       | <b>5</b> <b>DENNY'S</b><br>1246 Central Ave N   Kent, WA         |
| <b>3</b> <b>76</b><br>22000 84th Ave S   Kent, WA               | <b>6</b> <b>TARGET</b><br>26301 104th Ave SE   Kent, WA          |