



LEASE/SALE

Rd N Moses Lake Industrial Yard

1922 RD N NE

Moses Lake, WA 98837

PRESENTED BY:

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WA #44909

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WA #22008121

EXECUTIVE SUMMARY



OFFERING SUMMARY

SALE PRICE:	\$1,350,000
PRICE PSF (LAND):	\$4.41/SF
LEASE RATE:	Contact Broker
LAND AREA:	7.02 Acres 305,791 SF
BUILDING SIZE:	5,000 SF
ZONING:	Heavy Industrial
APN:	090865050

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PROPERTY DESCRIPTION

Industrial storage yard situated on ±7 acres, located directly in the hub of Moses Lake. The site is just north of Zip Truck Lines and provides easy access to I-90. A 5,000 square foot steel building with 3 grade doors, plus a 14,000 square foot greenhouse on a concrete slab includes a 250 amp service panel of 480 volt power. Additionally, five (5) 5,000 square foot concrete slabs are wired with low voltage slab heaters and can be built out for additional warehouse space. No septic/sewer currently in place, but can be installed.

PROPERTY HIGHLIGHTS

- (3) - 12' Grade level OH doors
- 14' - 16' Ceiling Height
- Mostly graveled and fully fenced with two (2) rolling gates

Water, sewer, and electrical are on the site.

AERIAL IMAGE



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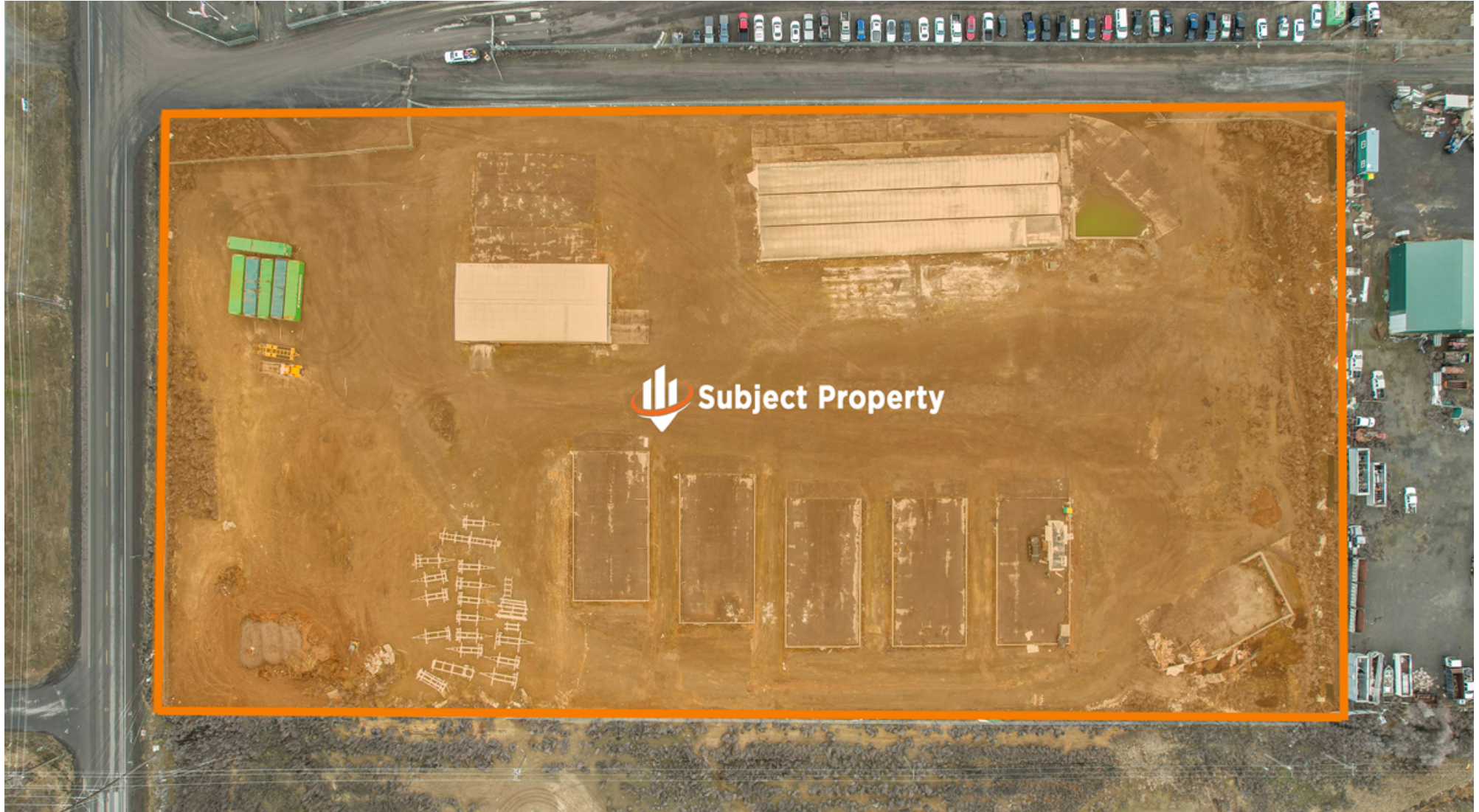
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SITE PLAN



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LOCATION MAP



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