



LEASE DETAILS:

- Lease Type: NNN
- Lease Rate: \$8.00/SF/YR + NNN
- Estimated NNN: \$0.95/SF/YR
- Lease Term: Negotiable



PROPERTY OVERVIEW

Flexible commercial space located in Yakima's Wholesale/Warehouse District. Previously used as a donation center, transfer station, and repair shop, this property is ideal for warehouse, logistics, distribution, automotive, repair, and light industrial operations. Situated on a 1.34-acre lot with a functional layout designed for business operations.



SPACE BREAKDOWN

- 4,000 SF – Drive-Thru Shop
- 2,000 SF – Warehouse / Loading Dock Area
 - Three overhead roll-up doors
 - Cross-dock / transfer station setup
- 720 SF – Office Space



WAREHOUSE • DISTRIBUTION • OFFICE

PROPERTY HIGHLIGHTS

6,720 SF Commercial Building
1.34 Acre Lot
Drive-Thru Shop
Loading Dock & Roll-Up Doors
Office Space Included

CONTACT US TODAY

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