



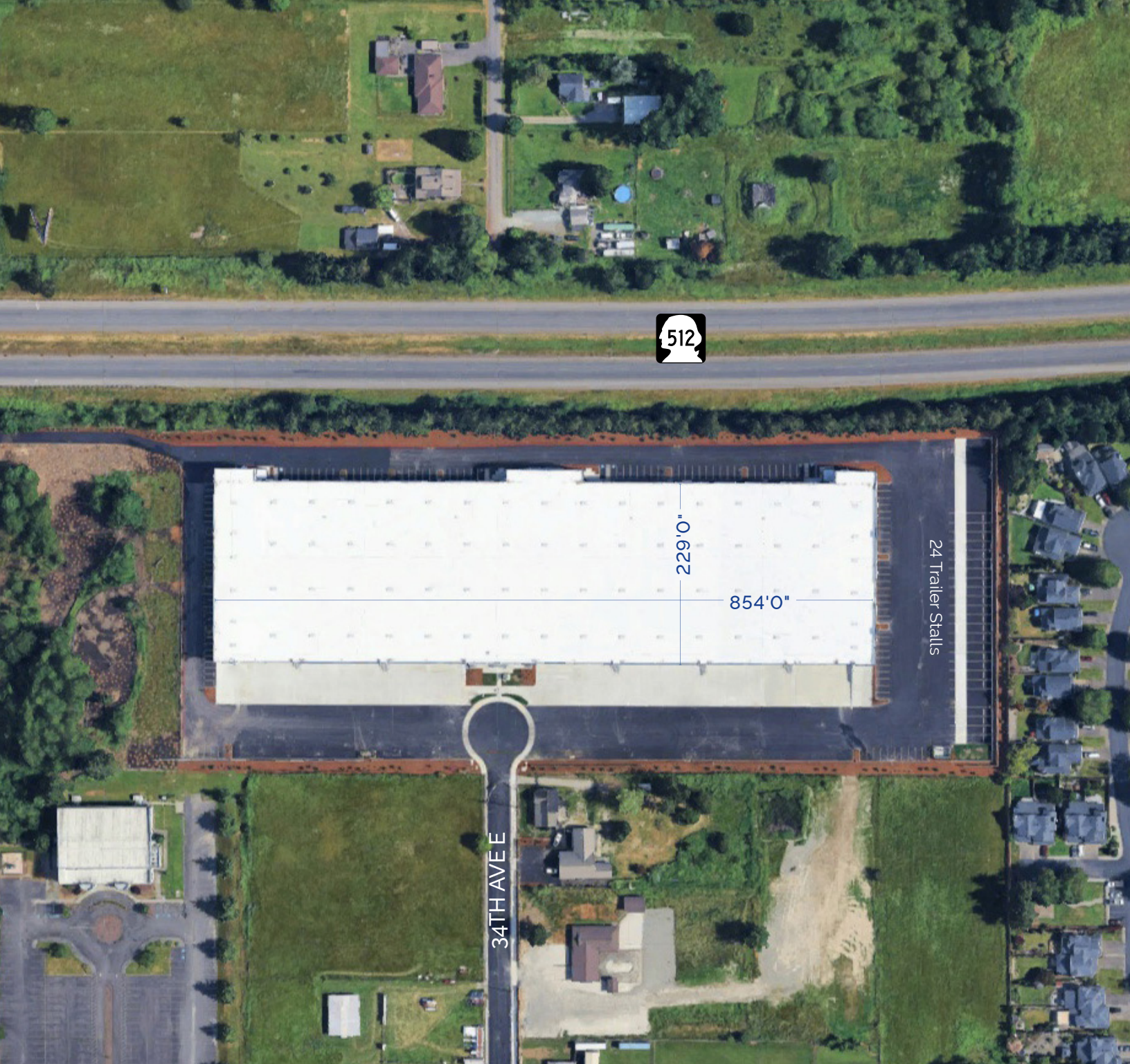
BRIDGE POINT
TACOMA 210

10922 34TH AVE E | TACOMA, WA

STRATEGIC. ACCESSIBLE. EFFICIENT.

Introducing one of the Puget Sound's newest Class A industrial facilities for lease in the South Tacoma submarket.





13.82 AC

SITE
AREA



205,390 SF

BUILDING
AREA



130

PARKING
STALLS



24

TRAILER
STALLS



50

DOCK
POSITIONS



52 X 52.4

COLUMN
SPACING



36'

CLEAR
HEIGHT

10922 34TH AVE E, TACOMA, WA

POTENTIAL BUILDING DIVISION


SUITE 100

 48,106 SF
TOTAL AREA

 BTS
OFFICE AREA


 13 DOORS
DOCK-HIGH

 1 DOOR
GRADE-LEVEL

 36'
CLEAR HEIGHT


 52'x52.4'
COLUMN SPACING

SUITE 110

 47,037 SF
TOTAL AREA

 BTS
OFFICE AREA

 8 DOORS
DOCK-HIGH

 36'
CLEAR HEIGHT


 52'x52.4'
COLUMN SPACING

SUITE 120

 47,477 SF
TOTAL AREA

 BTS
OFFICE AREA

 13 DOORS
DOCK-HIGH

 36'
CLEAR HEIGHT

 52'x52.4'
COLUMN SPACING


SUITE 130

 62,807 SF
TOTAL AREA

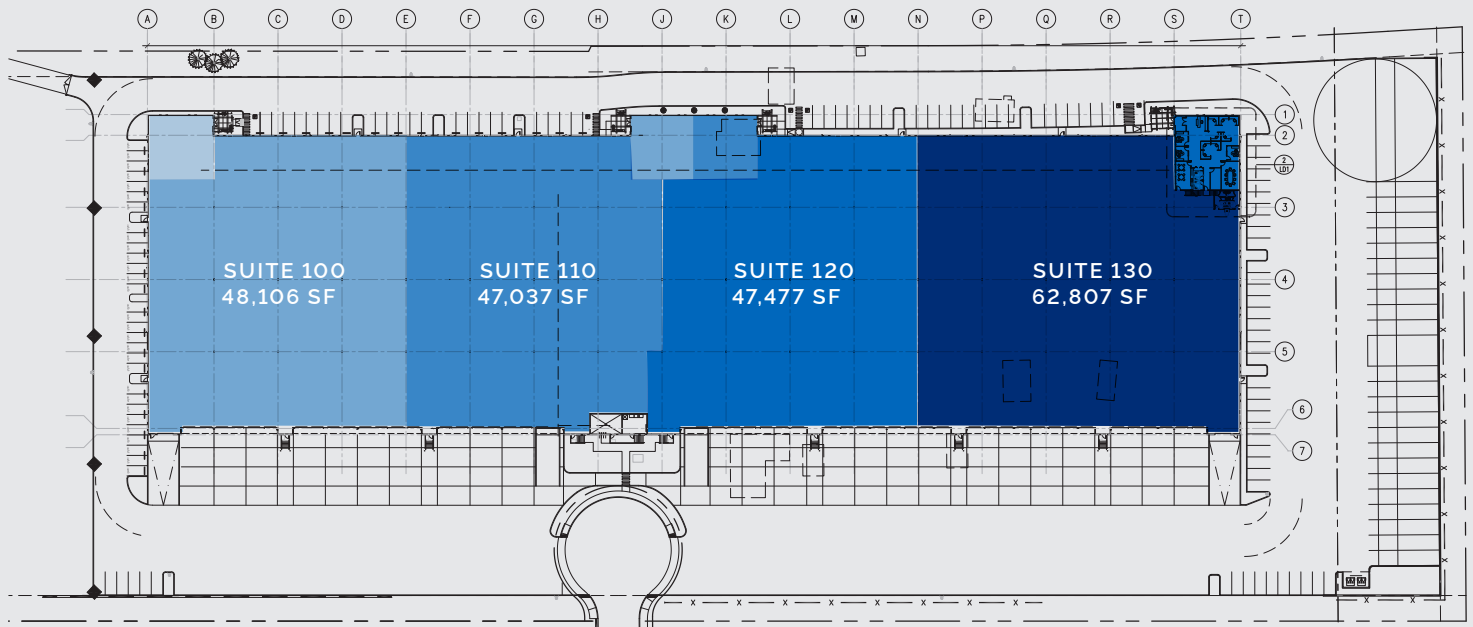
 3,315 SF
OFFICE AREA

 16 DOORS
DOCK-HIGH

 1 DOOR
GRADE-LEVEL

 36'
CLEAR HEIGHT

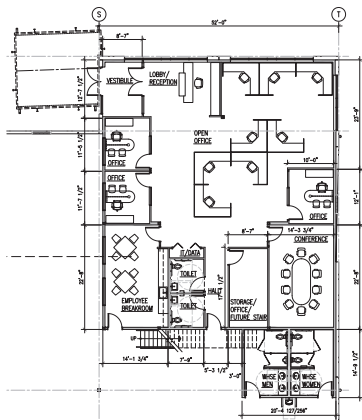
 52'x52.4'
COLUMN SPACING



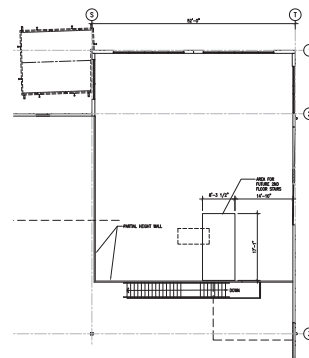
▼ DOCK HIGH DOOR ● GRADE LEVEL DOOR

PROPERTY FEATURES

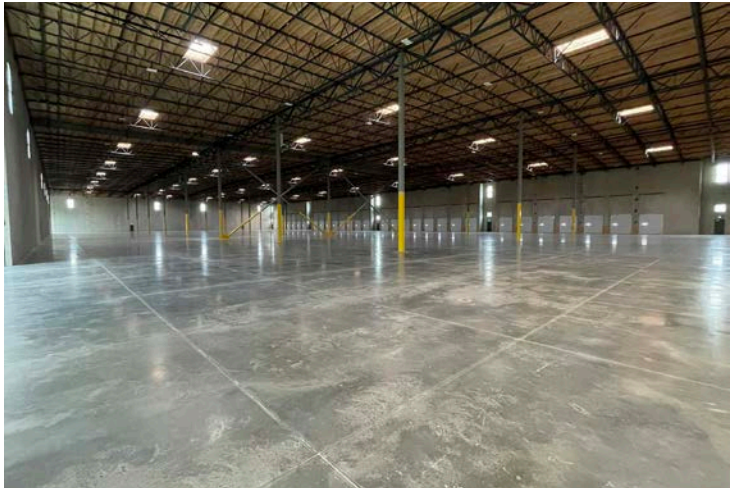
- 13.82 AC site area
- 205,390 SF building area
- 50 DH / 2 GL
- 36' clear height
- 52'0" x 52'4" column spacing
- LED lighting throughout
- ESFR sprinklers
- SR-512 exposure
- 7" reinforced slab
- 130' truck court
- Zoned ECOR
- Divisible to $\pm 50,000$ SF
- 3,315 SF office, expandable
- 2,966 SF mezzanine
- 130 parking stalls
- 24 trailer stalls



OFFICE



MEZZANINE



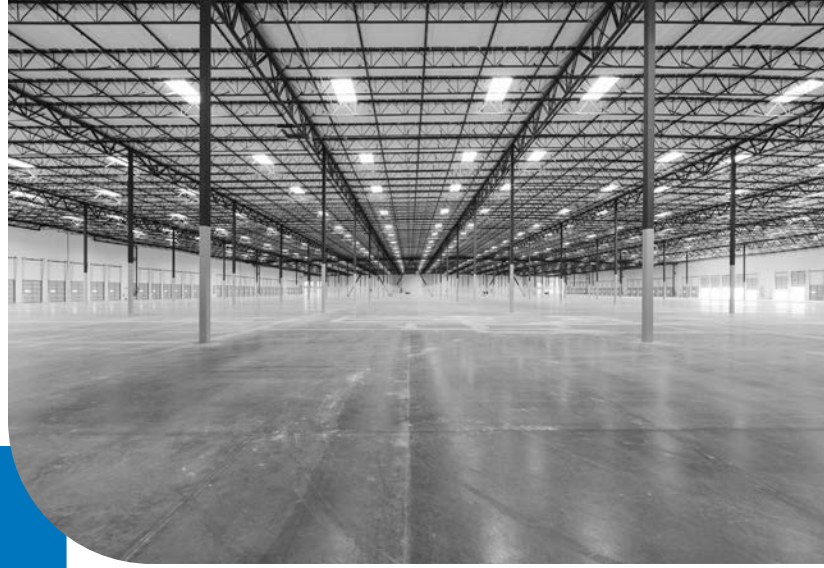




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73M+ SF *ACQUIRED & DEVELOPED
SINCE 2000*

OUR COMMITMENT TO SUSTAINABILITY

As stewards of sustainability, resilience, and regeneration, our vision is to deliver exceptional value for our investors, employees, tenants, and communities through superior ESG performance.



Jack Friedman

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TERMS

Available on a new lease direct from the landlord.

FURTHER INFORMATION

For further information please contact the below agents:



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