



## Features

20,000 Square Foot Warehouse	\$0.60 per SF NNNN
High Quality New Building	Phase 3 Power
Steel Frame with Metal Skin	Engineered for Mezzanine Office
Excellent Access for Trucks/Distribution	Loading Docks and Grade Level Doors
Insulated, Heated, & Sprinkled	Accessible via I-5 & Slater Road

## Contact

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1360 Commerce Place

Ferndale, WA

## PROPERTY FACT SHEET

<b>Power:</b>	Phase 3
<b>Zoning:</b>	Light Industrial
<b>Building SF:</b>	20,000 sf
<b>Condition:</b>	Shell
<b>Loading Docks:</b>	Three
<b>Grade Level:</b>	One (or more if needed)
<b>Year Built:</b>	2016 New Construction
<b>Absolute Net (NNNN):</b>	\$0.10 per SF (per month)
<b>Water/Sewer:</b>	Connected to City services
<b>Ceiling Heights:</b>	16' to 22'
<b>Sprinklers:</b>	Yes
<b>Access:</b>	Close to I-5
<b>Insulated:</b>	Yes
<b>Heated Warehouse:</b>	Yes



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