



# Broadway Business Park

19926 BROADWAY AVE, SNOHOMISH, WA 98296

## TWO SEPARATE INDUSTRIAL BUILDINGS FOR SALE



## BRAND NEW INDUSTRIAL BUSINESS PARK IN MALTBY

Multiple build-to-suit options available for purchase

**Kidder Mathews**

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FOR SALE

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Broadway Business Park is a two building development situated on 9.84 acres of land with extensive natural landscaping and open space

## FEATURES

Site fully entitled and ready for construction

New storm vault and all utilities installed on site

9.84-acre site with extensive natural landscaping / open space

Site can handle well above 3:1,000 parking as well as overflow parking for events / wine tastings / yard uses

Several land and building variations available

Site may also be purchased for \$8,572,000

Two buildings permitted: 50,000 SF and 36,000 SF

Completed buildings may be delivered within 6-8 months

**ZACH VALL-SPINOSA**  
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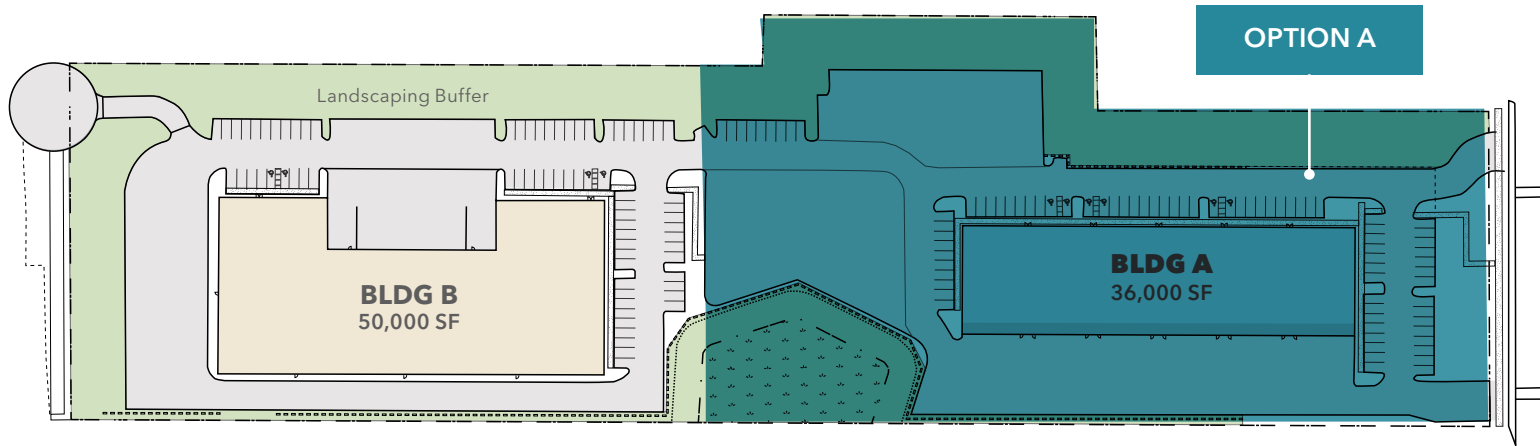
**km** Kidder  
Mathews

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## 36,000 SF Building A & Land Options



### OPTION A - BUILDING A

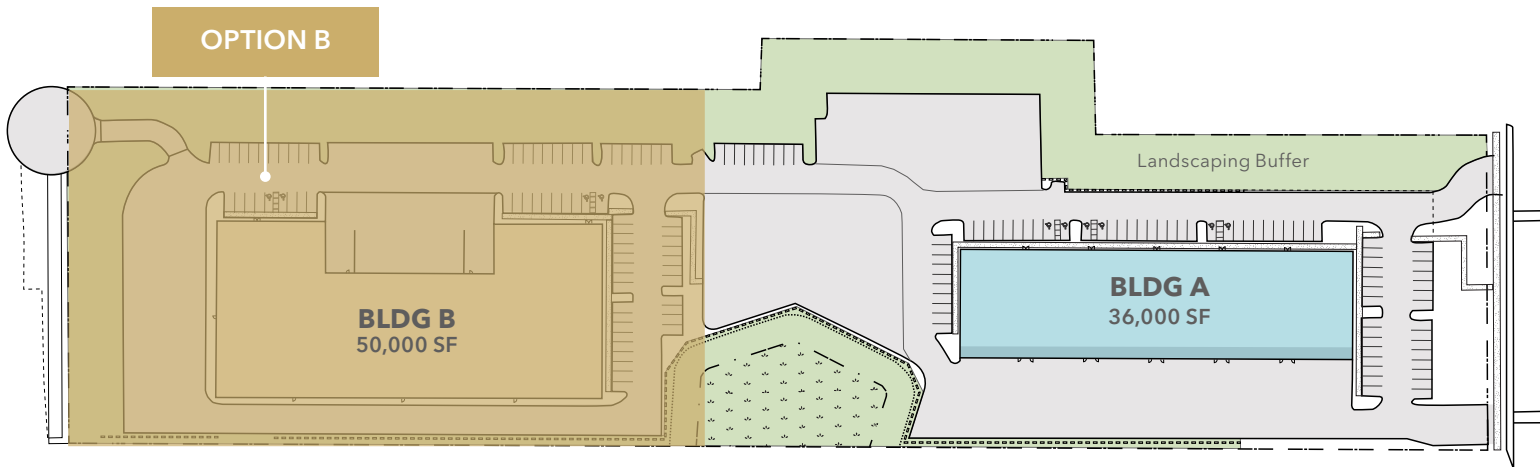
**BUILDING SIZE** 36,000 SF

**LOT SIZE** 235,187 SF

**ACRES** 5.4

**PRICE** \$7,950,000

## 50,000 SF Building B & Land Options



### OPTION B - BUILDING B

**BUILDING SIZE** 50,000 SF

**LOT SIZE** 190,673 SF

**ACRES** 4.38

**PRICE** \$10,250,000

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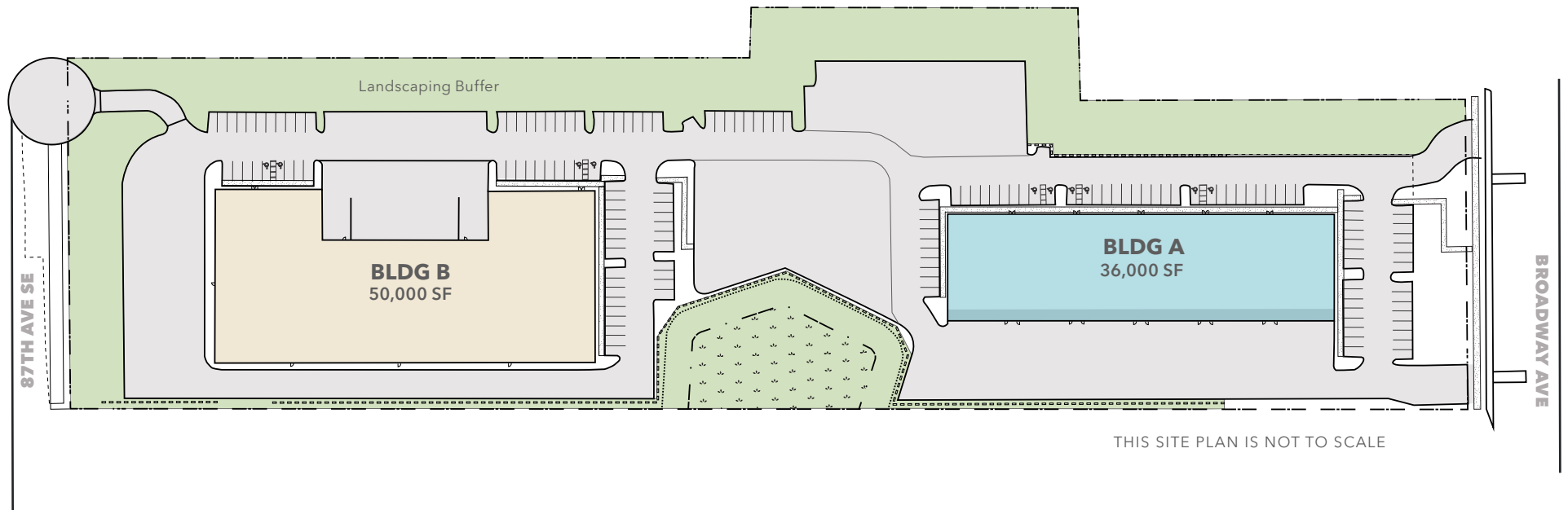
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## Permitted Site Plan



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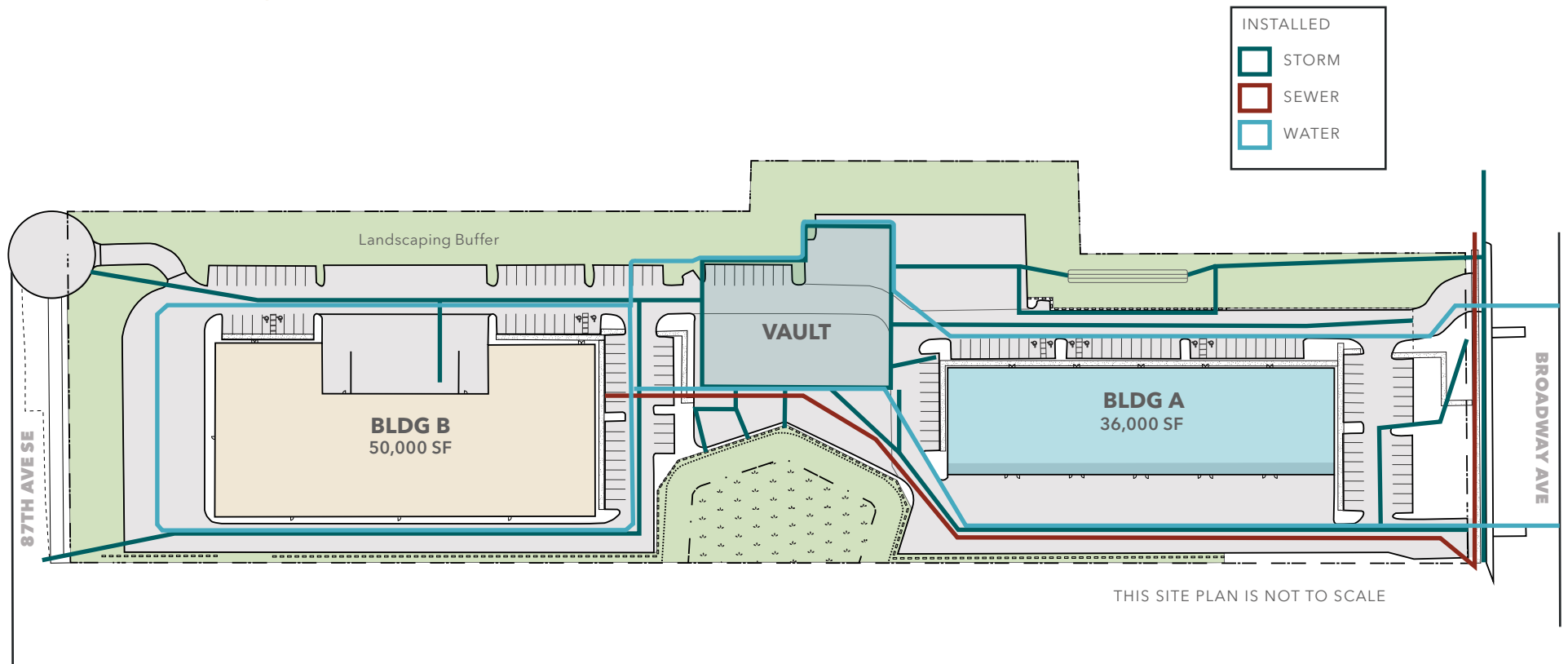


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## In-Place Utility Distribution



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## Building A



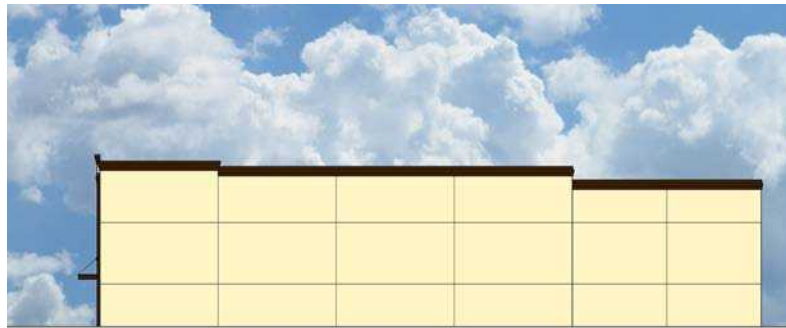
**FRONT**



**BACK**



**LEFT**



**RIGHT**

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## Building B



**FACING SOUTH**



**FACING SOUTHWEST**



**FACING SOUTHEAST**

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