

# Prime Development Site

156th & Kent Kangley, Kent, WA

FOR SALE



## Features

### Parcel A

- Approximately 150,224 SF site  
3.44 acres
- Graded & filled
- Asking price: \$3,831,000
- Office/retail development site
- Permits in hand

### Parcel B

- Approximately 89,552 SF site  
2.05 acres
- Active mini storage use
- Asking price: \$3,300,000
- Expansion of existing mini storage possible

Parcels can be purchased together or separately  
Zoned Community Commercial  
Adjacent to expanding city of Covington

New Costco & Home Depot opening in 2008  
Proposed Target  
Easy Access

## Contact

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**Richard Davidson** 206.248.7314 richardd@gvakm.com  
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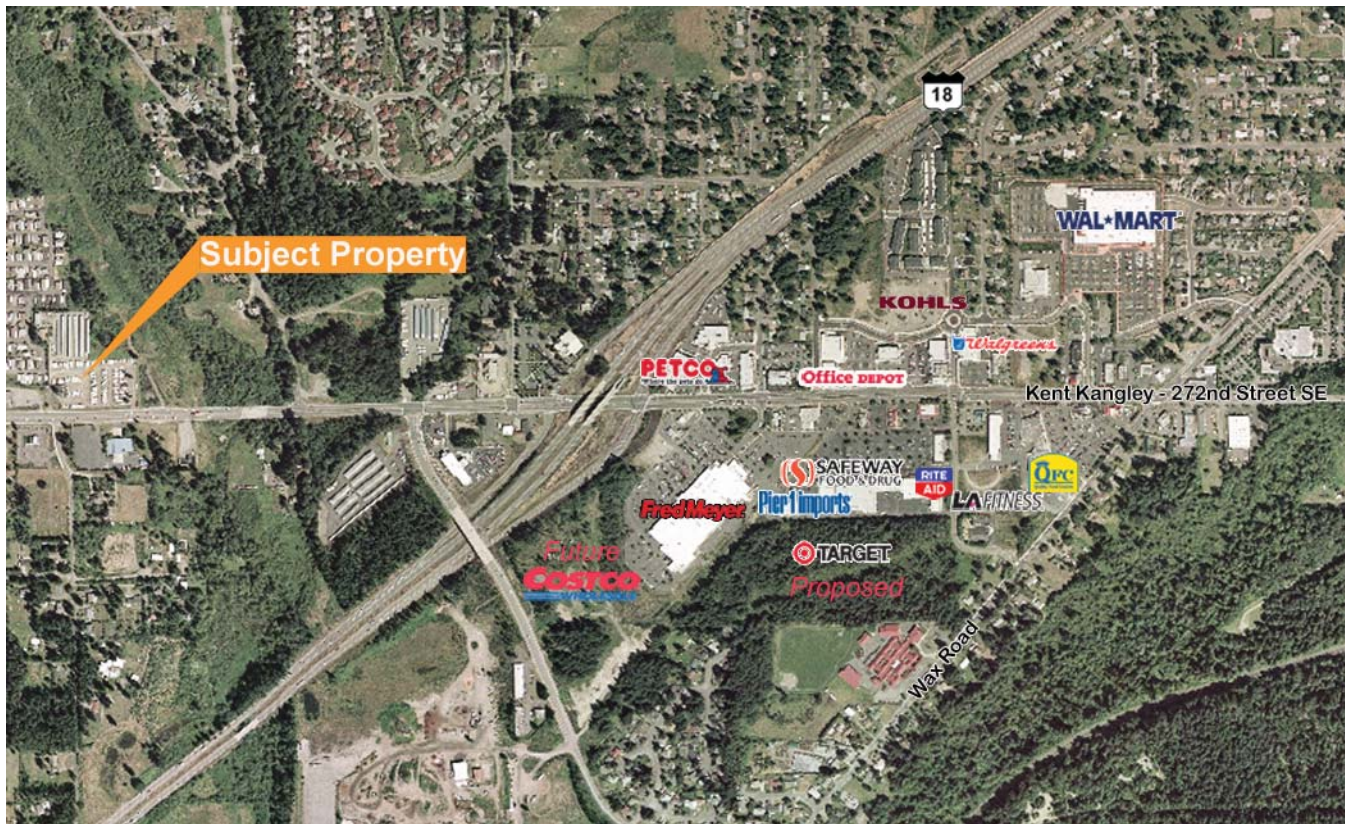
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## Demographics

- 5 mile population: 150,000
- Average income: \$70,000
- 29,000 CPD east/west on Kent Kangley
- 28,000 CPD east/west on Highway 18

## Contact

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