



WAREHOUSE FOR LEASE

1406 Tenant Way
Longview, WA 98632

\$3,450/Month
+ NNN



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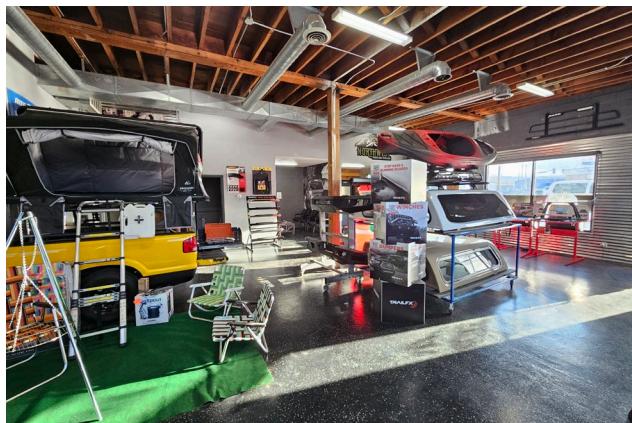
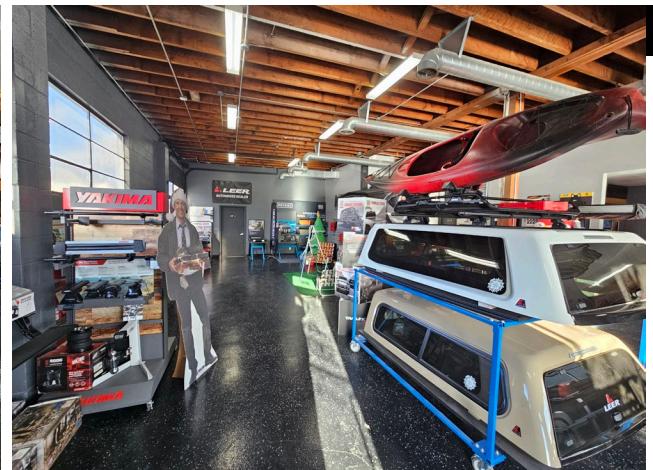
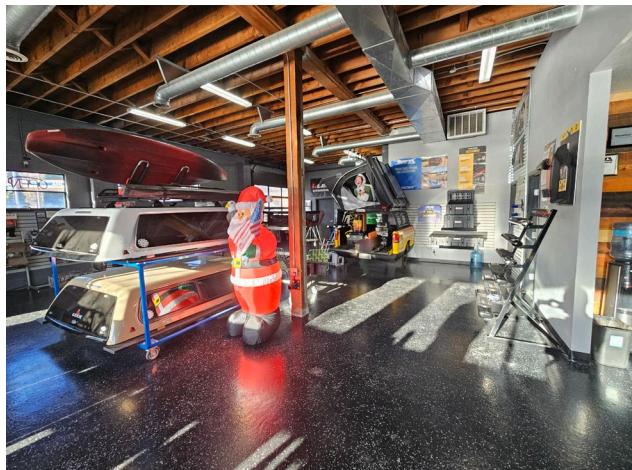


PROPERTY FEATURES

LEASE RATE	\$3,450 Per Month + NNN
TOTAL SF	4,075 SF
DOORS TYPE	3 Grade Doors
POWER	Ample Power
PARKING	Oversized Parking Option
ZONING	GC – General Commercial
PARCEL	02202

ABOUT THE PROPERTY

This highly visible corner warehouse presents an outstanding leasing opportunity for businesses seeking both functionality and exposure. Offering approximately 4,075 square feet of versatile warehouse space with a well-designed office build-out, the property includes a reception area, private office, and private restroom. The warehouse features high ceilings, three grade-level garage doors, newer heaters, and a newer roof, providing efficient and reliable operations. A large rear lot offers the option to expand yard space, adding flexibility for storage or vehicle use. Ideally situated at a major intersection with traffic counts of approximately 40,000 vehicles per day, the property delivers exceptional visibility and convenient access to the I-5 freeway and the bridge into Oregon. The asking lease rate is \$3,450 per month plus triple net expenses. This is a rare opportunity to secure a versatile industrial space in a prime, high-traffic location. Contact us today to arrange a private tour or to receive additional information.





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