

New Industrial Development: 225,950 SF

East Campus Landing

344th & S. Weyerhaeuser Way | Federal Way, Washington



Project Highlights:

- 225,950 SF on 15.21 acres
- Delivery Summer/Fall 2018
- Concrete tilt and 32' clear height
- Dock-high and grade level loading
- Excellent I-5 access with easy access to the Port of Tacoma
- Corporate campus environment, adjacent to former Weyerhaeuser headquarters building (renamed Greenline)
- Located on the Federal Way Plateau and out of the 100 year flood plain

CONTACT:

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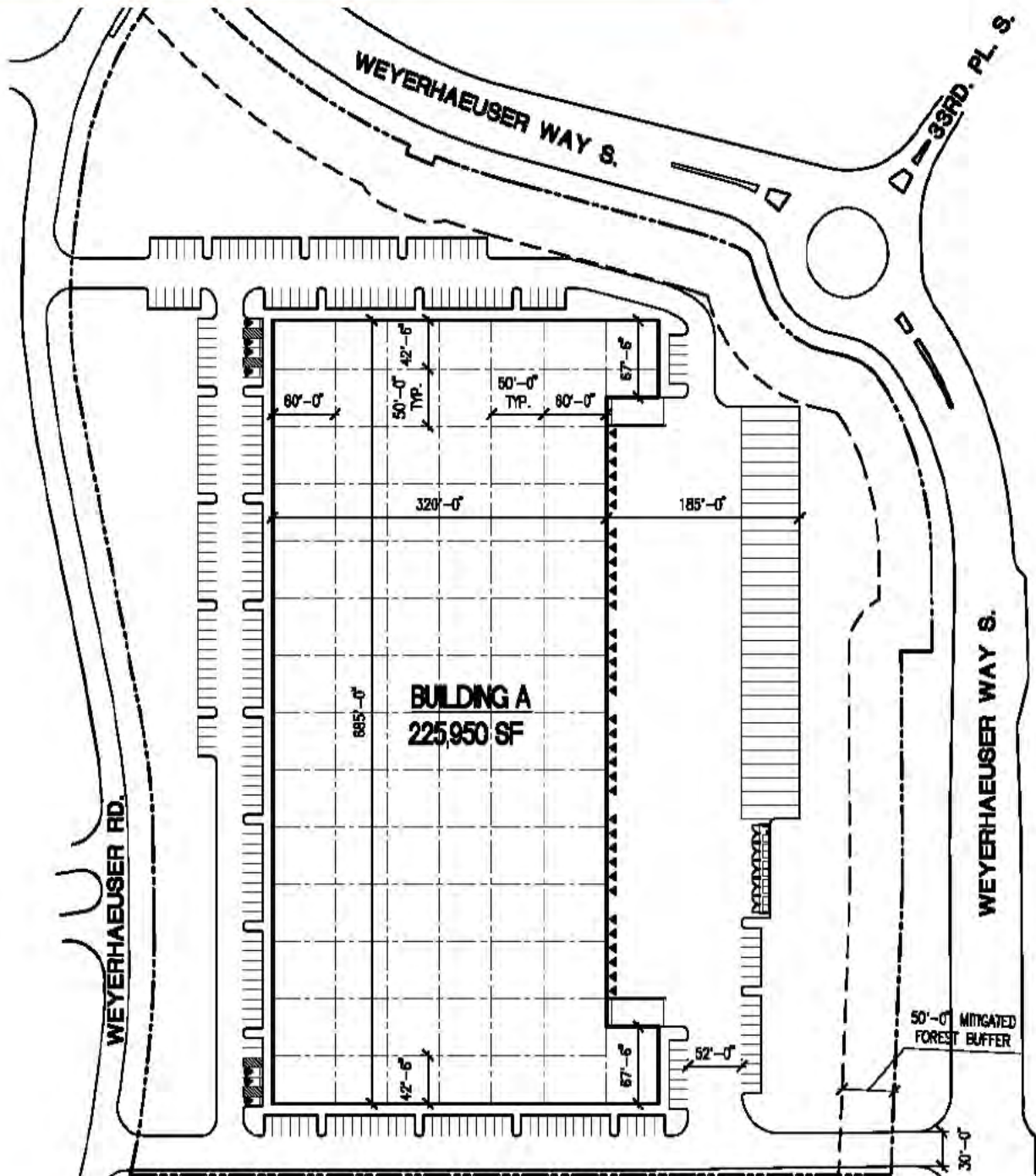
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For Lease: 225,950 SF

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Building Specifications:

Size

225,950 Square Feet

Office

Build-to-Suit

Loading

(35) Dock high and (2) Grade level Loading Doors

Clear

32' clear height

Power

3,000+ amps 227/480 volt (potential for more)

Truck Court

130'-185' truck courts with concrete pad

Lighting

L.E.D (15' foot candles measured 36" above floor)

Sprinkler

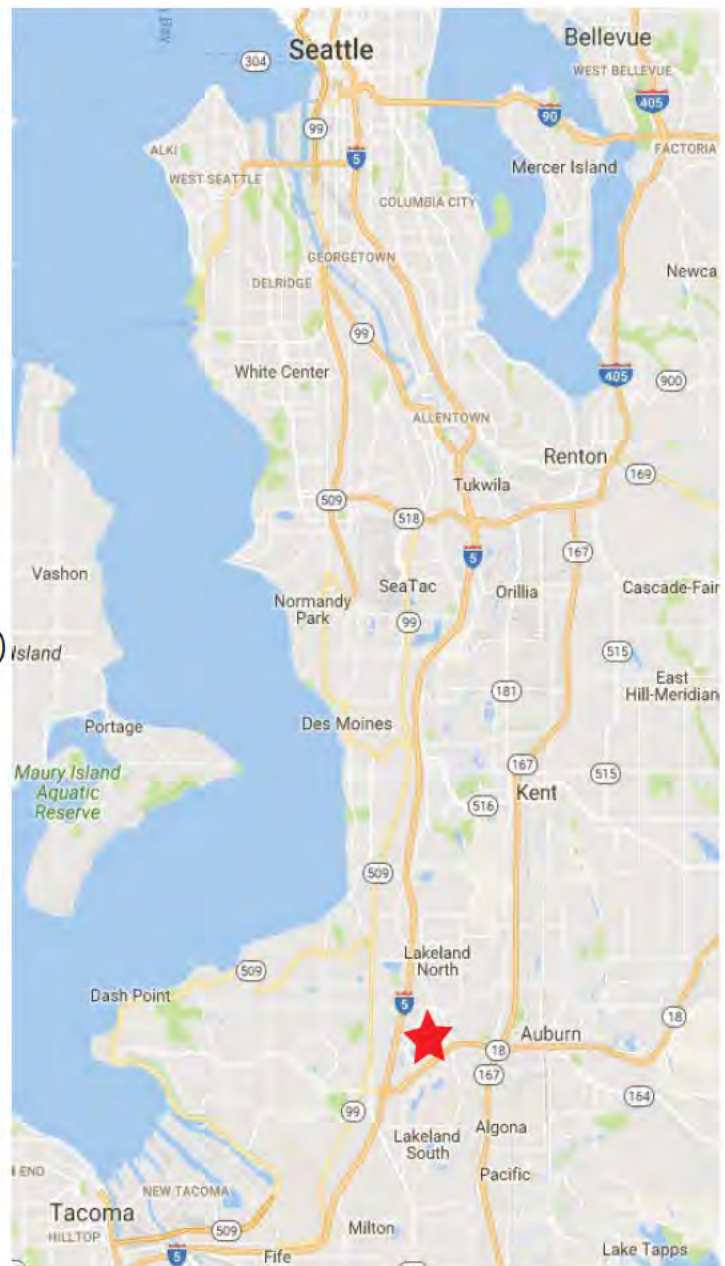
ESFR

Auto Parking

253 parking stalls

Trailer Parking

30 trailer stalls +/-



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East Campus Landing is located on the I-5 corridor adjacent to the former Weyerhaeuser corporate headquarters, one of the Pacific Northwest's most iconic corporate settings. In addition to unparalleled I-5 access and close proximity to the Port of Tacoma and Sea Tac International airport, East Campus Landing's central location is ideally suited to employers looking for a home that will attract employees from a large trade area. The project will boast a modern Class "A" industrial design and is close to Federal Way amenities like Federal Way Crossing and The Commons At Federal Way.

For users looking to combine manufacturing/distribution and R&D functions on the same campus, the combination of East Campus Landing and The Greenline or East Campus Tech Center could be the ultimate solution. The Greenline building features over 355,000 square feet of Class A office space. East Campus Tech Center offers approximately 115,000 square feet of office/lab and R&D space. Walking trails, open space and adjacent North Lake access provide an ideal setting for corporate users looking for something extraordinary.

<https://www.eastcampustechcenter.com> <http://www.greenline-nw.com/>

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