



## 2075 N Commercial Ave

Suites A + B Pasco, WA 99301  
MLS # 261510, 261511, 251881

### Contact

---

Kirt Shaffer | 509.521.9183  
[kirt@tippettcompany.com](mailto:kirt@tippettcompany.com)

## SUMMARY

---

Located in the Columbia East Business Park, this offering is for a build-to-suit shop/warehouse.

The building will have 20 ft. eave height with clear span, 4 truck doors, and 2 dock wells. Building will be sprinklered and is situated on 3.74 acres, allowing for a laydown yard area.



## ZONING

---

I-1 Light Industrial

## TAX PARCEL

---

113-520-280

## FOR LEASE

---

Suite A	
±1,000 SF Office*	\$1.50/SF + NNN \$0.10/SF
±10,000 SF Warehouse*	\$0.90/SF + NNN \$0.10/SF

Suite B	
±1,000 SF Office*	\$1.50/SF + NNN \$0.10/SF
±10,000 SF Warehouse*	\$0.90/SF + NNN \$0.10/SF

\*Price and size are per suite.

## ADDRESS

---

2075 N Commercial Avenue, Suites A + B , Pasco WA 99301

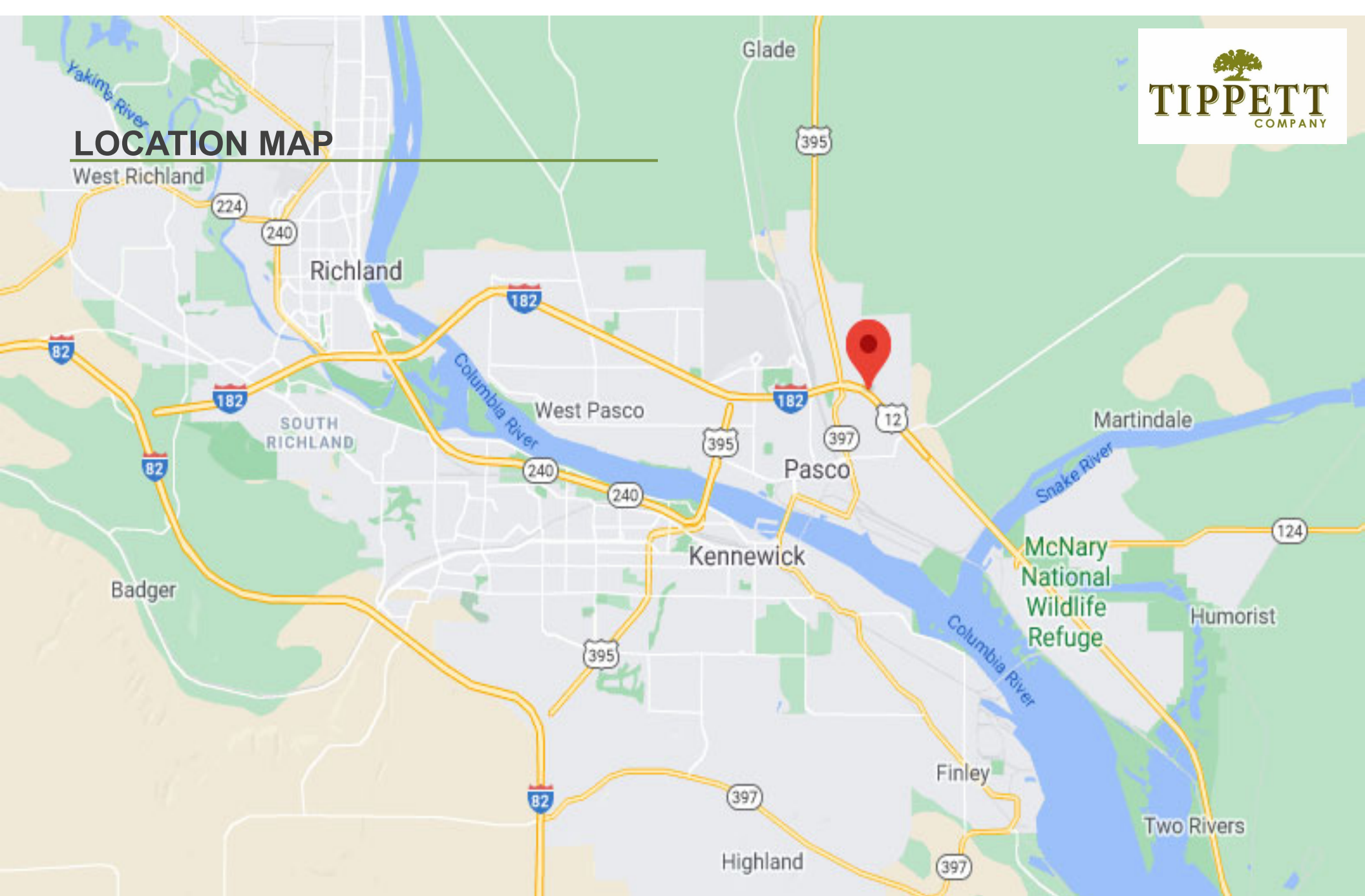
## CONTACT

---

Kirt Shaffer  
Office 509.545.3355  
Cell 509.521.9183  
Kirt@tippettcompany.com  
2815 St, Andrews Loop, Suite F  
Pasco, WA 99301  
[www.tippettcompany.com](http://www.tippettcompany.com)



## LOCATION MAP



No warranty or representation, expressed or implied, is made as to the accuracy of information contained herein, and same is submitted subject to errors, omission, change of price, rental or other conditions and withdrawal without notice. Purchaser and his/her agent are responsible for independently verifying all presented information.

