

## **Pair of Leases Fill 166,000-SF Industrial Building**

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By *Brian K. Miller*

KENT, WA-A vacant 166,600-sf building here is being filled by two different companies. The property is Building D of Kent West Corporate Park, a five-building 400,000-sf park completed in 1990 and owned by Reef. It was vacated early last year by third party logistics firm Norvanco International, which has consolidated operations in Sumner.

The Denver-based relocation firm Graebel Cos. has leased about 119,600 sf of the building and Forward Air, a Greeneville, TN-based freight forwarder, has leased the remaining 47,000 sf. The Graebel deal included about 13,000 sf built out for office use, and the Forward Air deal included about 2,500 sf of office. Both leases commence later this spring.

Brian Bruininks with the Andover Co. has the leasing assignment for Kent West. Tony Kusak of Cushman & Wakefield represented Graebel. Andrew Stark and Brian Dennehy of Grubb & Ellis represented Forward Air.

None of the parties involved would discuss the specifics of the lease agreements. Local industry sources tell GlobeSt.com that Graebel signed a seven-year deal and Forward Air signed a five-year deal, and that the asking rate for comparable space in the South-End market has been \$0.35 per sf per month for warehouse space plus a \$0.65 per sf for space built out for office use.

The lease up of Building D leaves Kent West with one available space; a 42,000-sf flex-office building that was vacated last year by Laboratory Corp. of America. The publicly held company moved its clinical laboratory closer to Seattle, where it has clients such as Fred Hutchinson Cancer Research Center.