



PUBLISHED RESERVE: \$735,000

APPRAISED VALUE: \$825,000

SIZE: 3.95 ± Acre site  
3,212± Square Foot Building

ZONING: GENERAL COMMERCIAL

PROPERTY INSPECTION: Call Auction Information Office to arrange.

FINANCING: None – All Cash

DESCRIPTION: This 3.95± acre commercial development site is located in Buckley, at the intersection of State Highways 410 and 165, at the south end of town. Approximately 23,000 cars pass this property daily. In September 2013 a plan to realign this intersection, including installation of a stoplight, was approved. A portion of this \$1.8 million project has been completed, with the second phase unscheduled at this time. The 3,212± square foot building is currently occupied by a motorcycle dealer with sales and service facilities. The tenant currently pays \$2,350 monthly and is on a month to month lease. All utilities are available to the property.

LOCATION: 29304 State Route 410 East, Buckley, Washington. Pierce County APN 06194-4005, 061904-8006, 061904-4020 and 954015-0050

SEALED BIDS DUE NO LATER THAN 5:00 P.M., MAY 21, 2014

