



FOR SALE AND FOR LEASE

16.87-Acre Industrial Site with Existing Structures

1103 Anderson Road, Ellensburg, WA 98926

BEN FAUBION

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In-Place Income — Leased to WinCo through April 30, 2027

Directly adjacent to WinCo's new Distribution Center, 1.2 miles from I-90 interchange

Three On-Site Buildings — Two 12,800 SF warehouse structures plus one equipment building

16.87 Acres | 5 Tax Parcels — 734,857 SF

Light Industrial Zoning

5 Tax parcels (17-18-11020-0024, 17-18-11020-0010, 17-18-11020-0017, 17-18-11020-0003, 17-18-11020-0020)

For Lease: \$21,375/mo

For Sale: \$3,400,000



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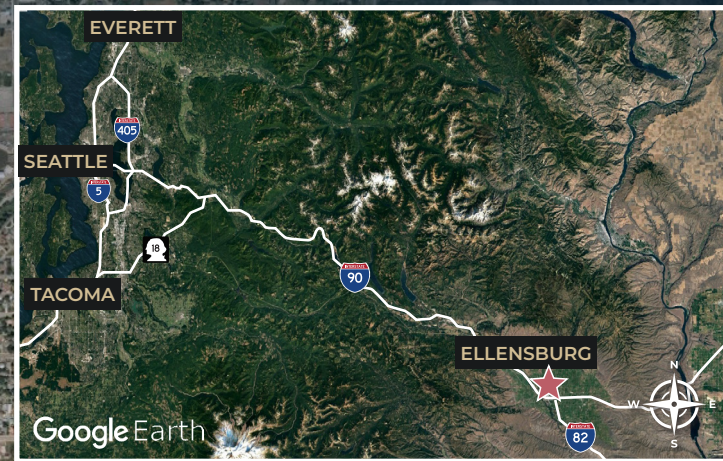
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TO SEATTLE



I-90	1.2 Miles	3 Minutes
Downtown Ellensburg	1.5 Miles	5 Minutes
Yakima	39 Miles	40 Minutes
Wenatchee	70 Miles	1 Hour 30 Minutes
Seattle	106 Miles	1 Hour 40 Minutes
Tacoma	119 Miles	2 Hour 9 Minutes
Spokane	176 Miles	2 Hours 40 Minutes

©2025 Nearmap

TO SPOKANE

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