

Move your business to beautiful South Whidbey Island, Washington State

Beautiful, forested setting on 6+ acres for a truly rare and legally zoned commercial building on south Whidbey Island. There is absolutely nothing like it and nothing like it could ever be built again. Island County Certificate of Zoning Conformity (CZC) allows for various legally permitted commercial activities.

- * 12,246 ft² total on poured concrete flooring with wide open floorplan (no pillars).
- * 11,200 ft² footprint (160 x 70 ft) with 1,046 upper level offices and kitchen.
- * 3-phase power (480 volts, 1200 amps) with multiple subpanels throughout structure.
- * 2 truck docks (one ground level, one sunken dock high).
- * Large parking area that can accommodate even 53-foot trailer trucks and containers.
- * Three bathrooms total (two ground level, one upper office area).
- * Six infrared heaters in warehouse area; propane furnace in lower workshop; heat pump in office.
- * Located 5 miles south of Clinton, 10 minutes from Clinton ferry dock.
- * Property owner residence on lot offers additional security.



Potential uses with Certificate of Zoning Conformity:

- Warehouse and storage
- Final assembly and distribution
- Woodworking and forestry products
- Agriculture, hydroponics and cannabis
- Many additional possibilities for this truly unique property on Whidbey