



TBD N Commercial Ave

Pasco WA | Franklin County
MLS 260682

Contact

Kirt Shaffer | 509.521.9183
kirt@tippettcompany.com

SUMMARY

This property is ideally located in the Columbia East Business Park with highway frontage and visibility.

The Columbia East Business Park has experienced a tremendous amount of development currently and in recent years.

Nearby business types include a variety of light industrial, retail, wholesale, transportation, construction supplies, and food processing.

FOR SALE

\$523,000

± 2.0 Acres | Light Industrial Land

ADDRESS

TBD N Commercial Avenue,
Pasco WA
Tax Parcel No. 113510124

CONTACT

Office 509.545.3355
2815 St, Andrews Loop, Suite F
Pasco, WA 99301

ADDITIONAL INFORMATION

Covenants, Conditions & Restrictions: The lot is located within the Columbia East Business Park which is subject to CC&R's.

Frontage Improvements: The City of Pasco will require frontage improvements on each lot e.g. sidewalks, curb, and gutter. Frontage improvements are to be the responsibility of the purchaser.

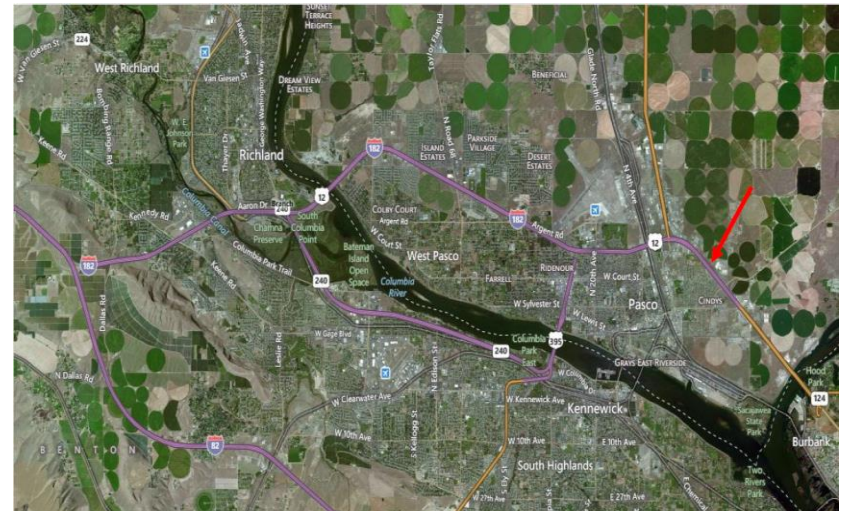
For more information regarding improvements and fees contact the City of Pasco Engineering Department at 509.545.3444

UTILITIES

Electricity – Franklin PUD

Water – City of Pasco

Septic is allowed on a case-by-case basis, subject to Health Department



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.

AERIAL VIEW



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.