



# *BELLINGHAM* **INTERNATIONAL AIRPORT**

**BOEING 737 SIZED HANGAR**

Brand-New ±39,192 SF Hangar For Sale or Lease

Hangar can accommodate two Boeing 737 sized aircraft

**CBRE**



# THE OPPORTUNITY

CBRE is pleased to offer this rare opportunity to purchase or lease a brand-new heavy jet hangar that can fit commercial narrow-body sized aircraft at the Bellingham International Airport in Bellingham, Washington.

This one-of-a-kind facility features a 44' high hangar door, allowing for the largest business class jets as well as commercial narrow-body sized aircraft. The new owner or tenant will enjoy private vehicle parking, gas heat, full insulation, epoxy hangar flooring, automated security gates, and more. Rarely do hangars of this size become available, and this would be an incredible opportunity for an MRO, airline, service center, charter operator, aircraft manufacturer, or large corporate flight department. The strategic location of this facility makes it a cost-effective location for operators both in British Columbia and the Puget Sound region, allowing for quick repositioning flights of approximately to 20 minutes to the Seattle area and 15 minutes to Vancouver, BC.

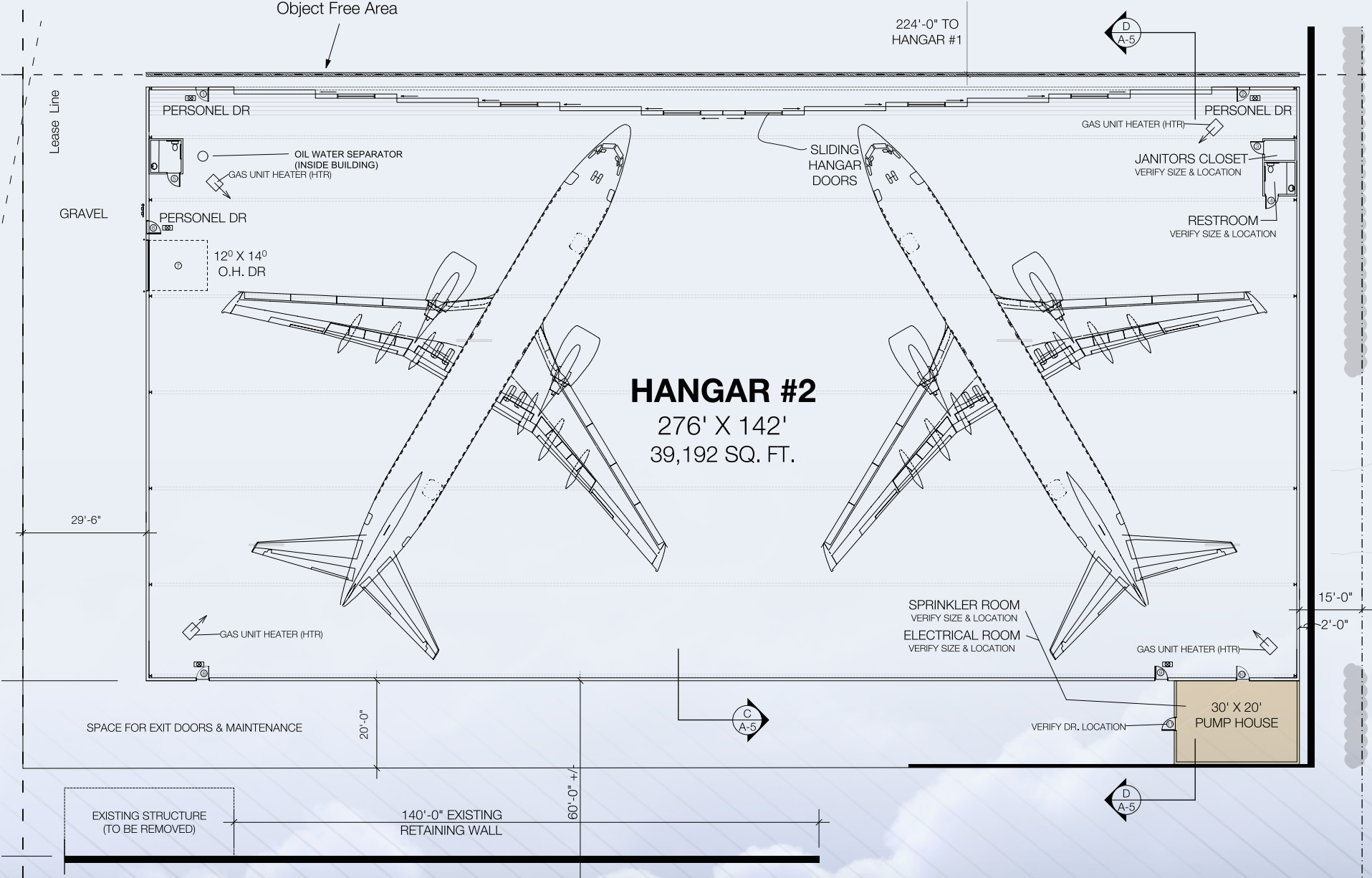
**SALE PRICE**  
\$15,000,000

**LEASE RATE**  
\$2.50/SF/month NNN

## HIGHLIGHTS

- + ±39,192 SF hangar bay
- + Hangar bay dimensions: 276' x 142'
- + Hangar door dimensions: 44' height x 236' width
- + Can accommodate the largest business class jets and commercial narrow-body sized aircraft
- + Ground lease term through June 2044 plus three 5 year renewal options
- + Direct access to new Taxiway Kilo
- + Parcel includes areas that can be used as parking space for 50+ cars
- + Fully insulated
- + Gas heat
- + Water sprinkler system (no foam)
- + High bay LED lighting
- + “Big Ass” fans
- + Epoxy flooring
- + Air compressor
- + Copper grounding rods
- + Overhead garage doors
- + Automated security gates

# FLOOR PLAN

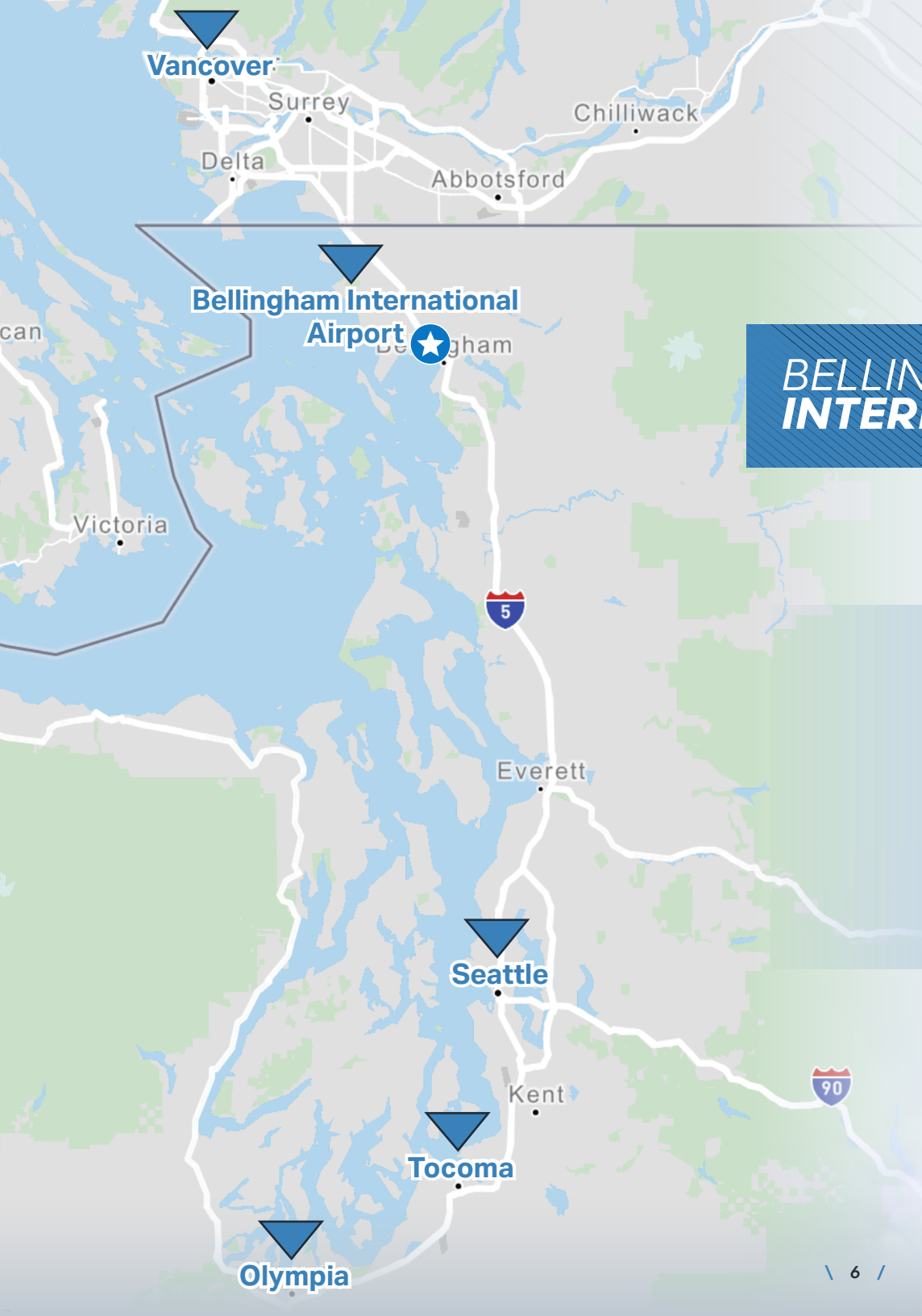






# BELLINGHAM INTERNATIONAL AIRPORT





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Located in Bellingham, Washington, the Bellingham International Airport serves as a regional airport for the Pacific Northwest. It supports commercial and general aviation operations, serving as a gateway for both leisure travelers and business visitors to the region. The airport features multiple runways (the longest of which is 6,700 ft.) and supports aircraft maintenance, flight training, fueling, and charter operations. Its proximity to scenic areas of the Pacific Northwest as well as major cities such as Seattle and Vancouver, BC, makes the Bellingham International Airport a popular choice for pilots and aviation enthusiasts in the region.





## CONTACTS

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## CBRE

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