



REQUEST FOR QUALIFYING PROPOSALS  
FOR  
STATE OF WASHINGTON  
Department of Enterprise Services  
Real Estate Services  
Acting on behalf of the Military Department

Project #12-05-012–MILITARY DEPARTMENT–PULLMAN ARMORY

The Department of Enterprise Services (DES), on behalf of the Military Department is requesting qualifying proposals for purchase of the surplus real property as referenced below, and commonly referred to as the Pullman Armory, located at 540 W. Main Street, Pullman, Washington. The selected proposal must demonstrate that it will meet or exceed the state's terms and conditions for the sale of State property. Interested parties must submit a proposal and containing all supporting information no later than **May 10, 2013**.

<http://www.des.wa.gov/>    <https://fortress.wa.gov/ga/apps/RESWeb/DisposalProperty.aspx>

**Price: \$250,000.00.**

**SURPLUS PROPERTY DESCRIPTION:** 540 E. Main Street, Pullman, Washington. The property is owned by the State of Washington, Military Department. The property is located near the Pullman Central Business District and has a Central Business District zoning. The neighborhood is primarily commercial with some outlying residential uses. The building consists of two (2) stories and a basement. The building contains approximately 17,336 gross square feet. The facility is located on approximately .28 acres. Tax parcel number 11065-006-02-0000.

**SALE TERMS:** Closing of the sale to be in seventy (75) days or less from contract execution. All cash at closing. Earnest money deposited into escrow upon full execution of a Purchase and Sale Agreement. The property is being sold "as is", where is" and without any warranties. The property will be transferred via a Quit Claim Deed. The state's attorney general approved purchase and sale agreement form will be used. A copy of that form is attached.

**PROPOSAL SUBMITTAL** Proposals will only be considered if they contain all of the following detail. (1) a purchase price, (2) acceptable amount of earnest money, deposited upon full execution of the purchase and sale agreement, (3) notarized signature of the proposer, (4) a statement by the proposer that it has the financial means to pay the earnest money and sales price at the time required, (5) an acknowledgement and acceptance by the proposer of the following:

- Closing in seventy-five (75) days or less from contract execution.
- All cash at closing.
- Minimum earnest money deposit of 15% of the accepted purchase price, which shall be deposited into escrow upon the full execution of the Purchase

