Professional résumé of

# BILL ALMON, JR., CCIM

Owner & Designated Broker





**27+**
YEARS OF EXPERIENCE

**1,000+**
TRANSACTIONS CLOSED

**$820M+**
TRANSACTION VOLUME

## EXPERIENCE

Bill's commercial real estate brokerage career began in 2000 and he has consistently been the top annual producer in commercial transactions among his peers in Yakima County, both in sales and leasing volume and in number of closed transactions, and has established himself as the market expert in all aspects of office, retail and industrial sales and leasing. He has closed more than 1,000 commercial transactions totaling more than $820,000,000 in transaction volume and consistently markets between 20 - 40 properties for sale or lease at any given time. He has closed more commercial transactions than any active or retired broker within Yakima County.

Bill benefits from an established reputation and has strong local relationships that have allowed him to use his skillsets to successfully navigate the Yakima County commercial real estate market. Despite opportunities to take on projects in other market areas, he has consistently maintained a willingness to work only in Yakima County and spends the vast majority of his efforts and time solely within the city of Yakima and its general surrounding submarkets. By focusing only on the greater Yakima market areas, he feels he's able to maintain a necessary level of expertise and offer the most value to his clients and projects.

Bill achieved the CCIM designation shortly after his first year in business, which is regarded as the highest achievable investment grade designation within the commercial real estate industry.

## EDUCATION

**CCIM designation • 2001**
Certified Investment Real Estate Institute
Chicago, Illinois

**BA, Business Administration • 1999**
University of Puget Sound
Tacoma, Washington

## PROFESSIONAL LEADERSHIP

**Commercial Brokers Advocacy Council of Washington**
Board of Directors & President | 2025 - 2027

**Yakima Multiple Listing Service**
Board of Directors & President | 2021 - 2025

**Washington State Commercial Association of Realtors**
Board of Directors | 2021 - 2024

Almon Commercial Real Estate
218 Staff Sgt Pendleton Way
Yakima, WA 98901
509.966.3800: O
509.961.7575: C
wcalmon@almoncommercial.com

# PROVEN RESULTS
# YEAR AFTER YEAR

Annual production of Bill Almon, Jr.

| 2020 | 2021 | 2022 | 2023 | 2024 | 2025 | 2026 |
|---|---|---|---|---|---|---|
| $55.7M | $36.3M | $60.5M | $60.6M | $39.0M | $79.3M | $120.3M |
| 44 closings | 51 closings | 75 closings | 65 closings | 78 closings | 82 closings | 65 closings |

## PARTIAL CLIENT LIST

### MEDICAL

MultiCare
ASTRIAHEALTH
Yakima Valley Farm Workers Clinic
Comprehensive HEALTHCARE
DaVita
Prosser Memorial Health
YAKIMA VALLEY MEMORIAL
Virginia Mason Memorial

### LENDERS

BANNER BANK
WELLS FARGO
BANK OF AMERICA
US bank
BAKER BOYER
wheatland bank
DIVISION OF GLACIER BANK
Cashmere Valley Bank
WaFd Bank
Gesa
SOLARITY CREDIT UNION

### PROFESSIONAL

STOKES LAWRENCE
HUB
Edward Jones
Jacobs
MassMutual
NEW YORK LIFE
MOSSADAMS
CLA

## RETAIL




## INDUSTRIAL




## MUNICIPAL / STATE / FEDERAL




## OTHERS



# CAREER HIGHLIGHTS

of Bill Almon, Jr.




**SOLD**

### Yakima MOB / Farmworkers Clinic

**$24,213,000**

75,311SF medical office building

June 2026

Listing & buyer broker



**SOLD**

### Former Astria Hospital

**$20,000,000**

370,030SF of medical buildings

December 2020

Listing & buyer broker



**SOLD**

### Novolex

**$17,362,500**

285,244SF warehouse

June 2025

Listing broker



**SALES & LEASES**

### Yesterday's Village

**$16,618,756**

155,173SF of office/retail buildings

2015–2016

Listing & buyer broker



**SOLD**

### Congdon / Westwood

**$13,000,000**

96 acres of commercial land

April 2026

Listing & buyer broker



**SOLD**

### Congdon / Hogback Development Group

**$12,500,000**

Commercial land at Nob Hill Boulevard

March 2026

Listing & buyer broker




**LEASED**

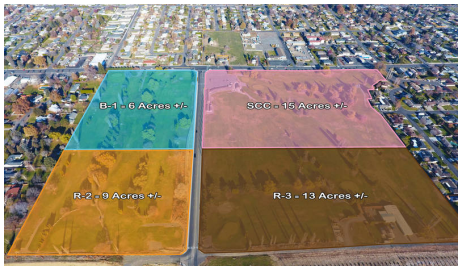
### Department of Agriculture

**$8,546,944**

56,441SF office space

December 2023

Listing & tenant broker




**SOLD**

### Westwood West Golf Course

**$7,660,000**

48 acres of commercial land

September 2022

Listing & buyer broker

# CAREER HIGHLIGHTS

of Bill Almon, Jr.



**SOLD**

**61-Unit Apartment Portfolio**

**$6,875,000**

61-unit apartment portfolio

August 2022

Listing broker



**SOLD**

**Former Western RV Site**

**$6,700,000**

251,094SF industrial facilities

August 2006

Listing & buyer broker



**SOLD**

**Print Guys / Yakima Label**

**$6,350,000**

68,770SF warehouse

October 2024

Buyer broker



**SOLD**

**Former Holtzinger Fruit Facilities**

**$6,000,000**

132,866SF industrial facilities

July 2019

Listing broker



**SOLD**

**Pacific Northwest University Campus**

**$5,650,801**

Commercial land / campus site

June 2006

Listing & buyer broker



**SOLD**

**Comprehensive Healthcare**

**$5,584,877**

86,853SF office building

November 2025

Buyer broker



**LEASED**

**Farmworkers Clinic**

**$5,035,049**

15,031SF medical space

December 2025

Listing & tenant broker



**SOLD**

**Memorial Hospital Building**

**$4,350,000**

16,000SF medical building

January 2022

Listing broker

# CAREER HIGHLIGHTS

of Bill Almon, Jr.




**SOLD**

### Former Costco

**$4,200,000**

123,000SF retail building

2011

Listing & buyer broker



**LEASED**

### MultiCare

**$3,974,749**

16,500SF medical space

February 2025

Listing & tenant broker



**SOLD**

### Plaza II Office Building

**$3,900,000**

34,824SF office building

June 2021

Listing & buyer broker



**SOLD**

### Fred Meyer Site

**$3,900,000**

7.73 acres of commercial land

February 2016

Listing & buyer broker



**LEASED**

### Moxee Manufacturing & Assembly

**$3,559,868**

56,250SF warehouse

July 2023

Listing & tenant broker



**LEASED**

### DSHS

**$3,461,040**

15,732SF office space

March 2008

Listing & tenant broker




**SOLD**

### WinCo Site

**$3,379,479**

12 acres of commercial land

March 2010

Listing & buyer broker



**SOLD**

### Mt Vista Apartments

**$3,325,000**

24-unit apartment complex

November 2021

Listing broker

# THE BROKERAGE
# BEHIND THE RESULTS

Almon | COMMERCIAL REAL ESTATE

**COMMERCIAL EXPERTISE.**
**LOCAL KNOWLEDGE & RELATIONSHIPS.**
**NATIONWIDE REACH.**

Almon Commercial Real Estate is Yakima County's largest and most experienced full-service commercial real estate brokerage. Our firm was formed in 1992, is consistently the top producer in both number of closed transactions and dollar volume and is comprised of seven commercial brokers.

Our in-depth knowledge of the local commercial market and its players is second-to-none, as our brokers spend the vast majority of their efforts in Yakima County, having never listed for sale or lease any property outside our area of expertise and comfort. As an office, our efforts are often collaborative with an emphasis on teamwork and maintaining an open working environment.



**Bill Almon, Jr., CCIM**
Owner & Designated Broker
With firm since 2000



**Matt Kloster**
Broker / Property Manager
With firm since 2006



**John Hodkinson**
Broker
With firm since 1994



**Greg Meshke**
Managing Broker
With firm since 2015



**Chris Sentz**
Broker
With firm since 2015



**Rachel Toth**
Broker
With firm since 2020



**Nick Mayer**
Broker
With firm since 2023



**Courtney Van Klinken**
Office Manager
With firm since 2017

Almon Commercial Real Estate
218 Staff Sgt Pendleton Way
Yakima, WA 98901
509.966.3800
almoncommercial.com