



LAKE STEVENS MARKETPLACE

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First Western Properties—Tacoma Inc. | 253.472.0404 6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com

303 91ST AVENUE NE:

1,029 SF \$32.00 PSF PLUS NNN

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- Ace Hardware, Grocery Outlet, and Rite Aid Anchored Center
- Strong retail trade area with low market vacancy
- Large employment base with Boeing and the US Navy
- · Located in the Lake Stevens Retail Core
- 2024 NNN estimated at \$12.67 PSF

		\$	
Regis - 2024	Population	Average HH Income	Daytime Population
Mile 1	12,540	\$138,609	4,525
Mile 3	56,062	\$141,759	18,633
Mile 5	119,160	\$130,728	62,491

TENANTS







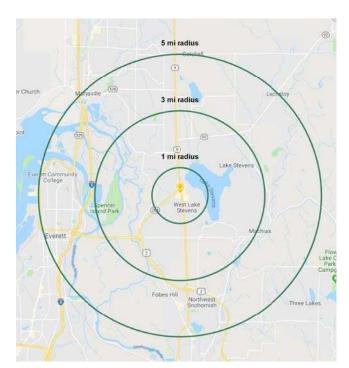




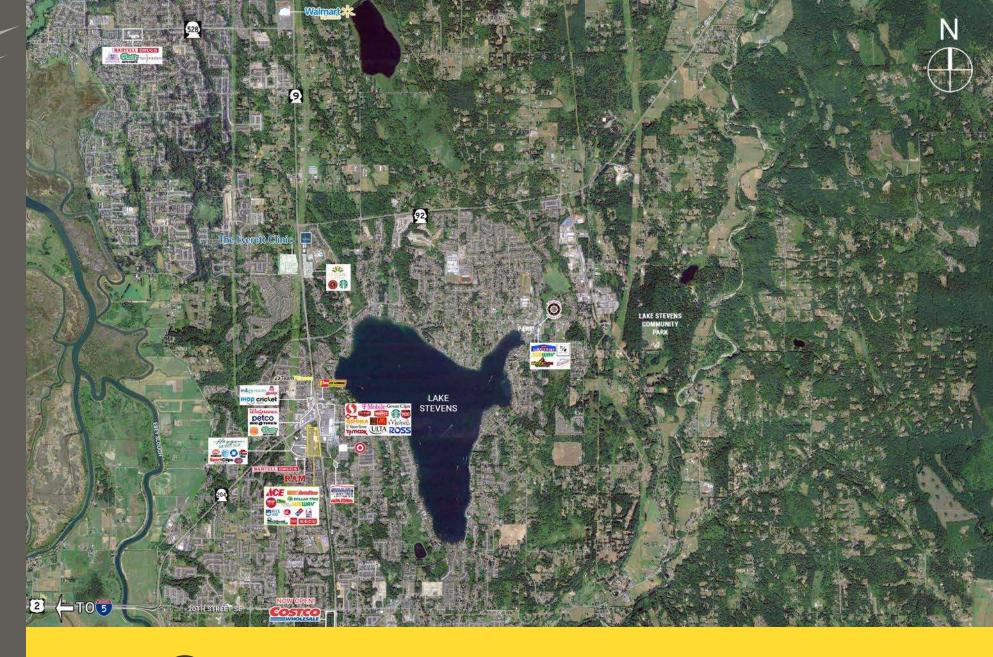














Located in the Strong Snohomish County Economy



Located Moments from SR 204 & SR 9



21,206 CPD SR 204



21,089 CPD SR 9

Suite	SF	Tenant
D-401	22,289	Rite Aid
B-200	15,050	Dollar Tree
B-202	14,765	Ace Hardware
B-202	5,066	Ace Hardware - Patio
A-109	4,895	Sherwin Williams
B-201	4,640	Ixtapa Restaurant
H-801	3,000	Taco Bell
G-701 & 702	3,744	North Sound PT
E-503A	2,542	Royal Biryani House
C-103	2,212	BECU
A-103	1,029	Happy Lemon
A-104	1,029	AVAILABLE
A-106	2,054	Lake Stevens Animal Hospital
E-502	2,024	First Financial Northwest Bank
A-111	1,800	Cigar Land
E-503B	1,751	Bella Nails
E-504	1,707	AVAILABLE
C-302	1,608	Rice Up Thai Cuisine
A-101	1,550	Domino's
E-501	1,520	Hair Masters
A-102	1,035	Teriyaki Diner
A-105	1,031	Subway
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