

FOR LEASE

1307-1501 E Main Ave
Puyallup, WA 98372



VALLEY PLAZA

Lisa Tallman

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

VALLEY PLAZA is strategically positioned in the heart of Puyallup, ensuring high visibility and foot traffic. Being situated on Main Street, it benefits from a bustling commercial district with a diverse range of shops and services, attracting a steady flow of potential customers. Additionally, the area is well-connected, with easy access to major transportation routes, enhancing accessibility for both customers and suppliers.

AVAILABLE

1401 EAST MAIN AVE KIOSK:

1,875± SF \$18.25 PSF PLUS NNN

- Estimated NNN's are \$5.10 PSF to \$5.55 PSF
- Great Mix of National and Regional Tenants
- Excellent Co-tenant Synergy
- Signalized Access into Center



Population



Average HH Income

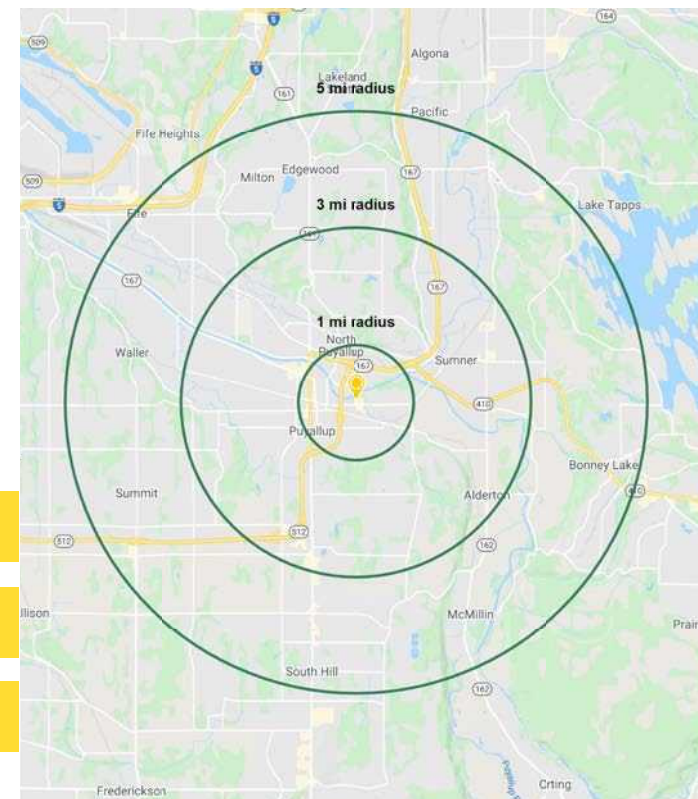


Daytime Population

Regis - 2023

	Population	Average HH Income	Daytime Population
Mile 1	11,141	\$97,484	6,727
Mile 3	66,067	\$117,384	31,289
Mile 5	173,950	\$128,025	57,986

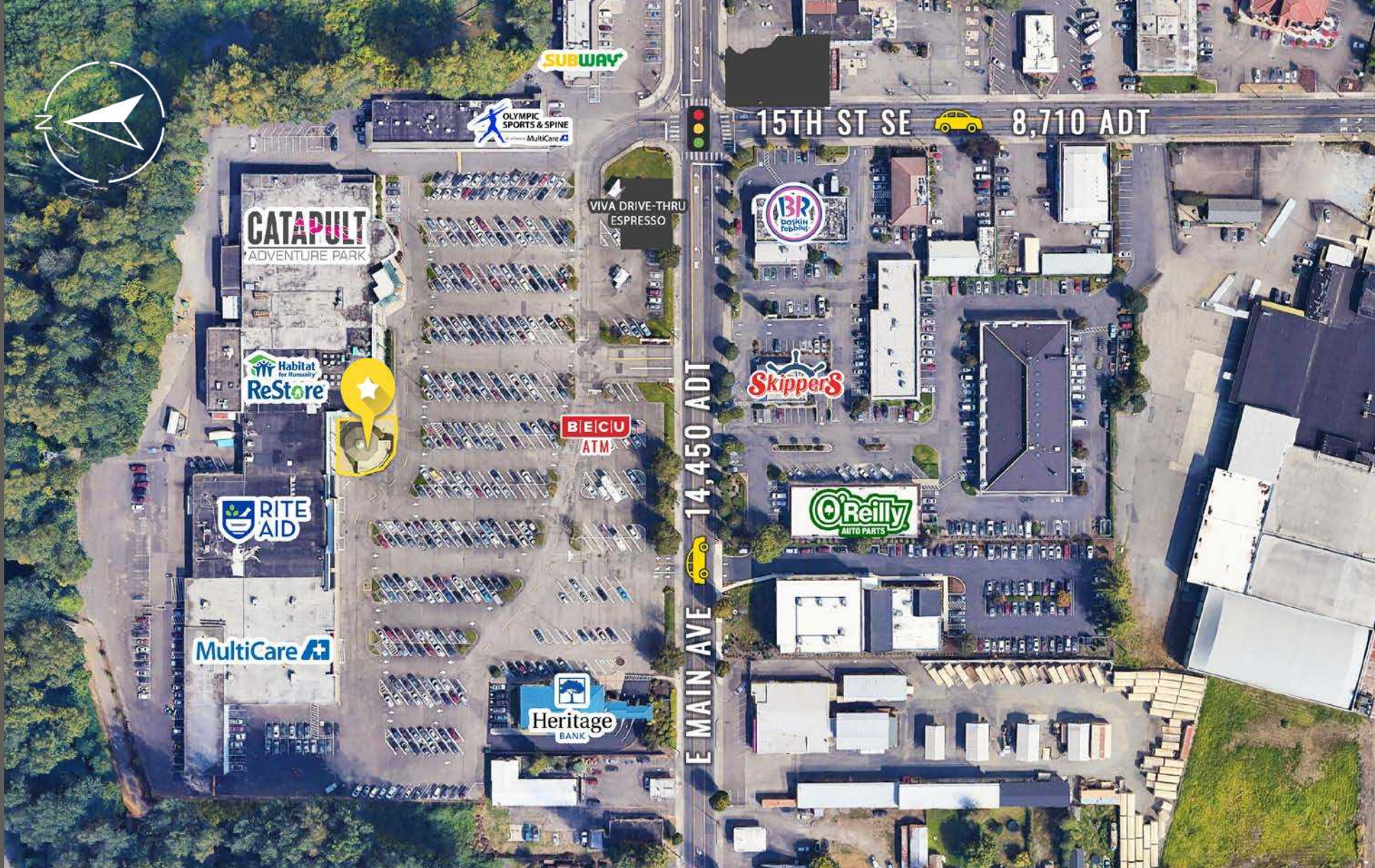
TENANTS



PHOTOS



LOCATION DETAILS



Located in a Densely
Populated Area
Surrounded by Retail



Located Moments
from Major Highways

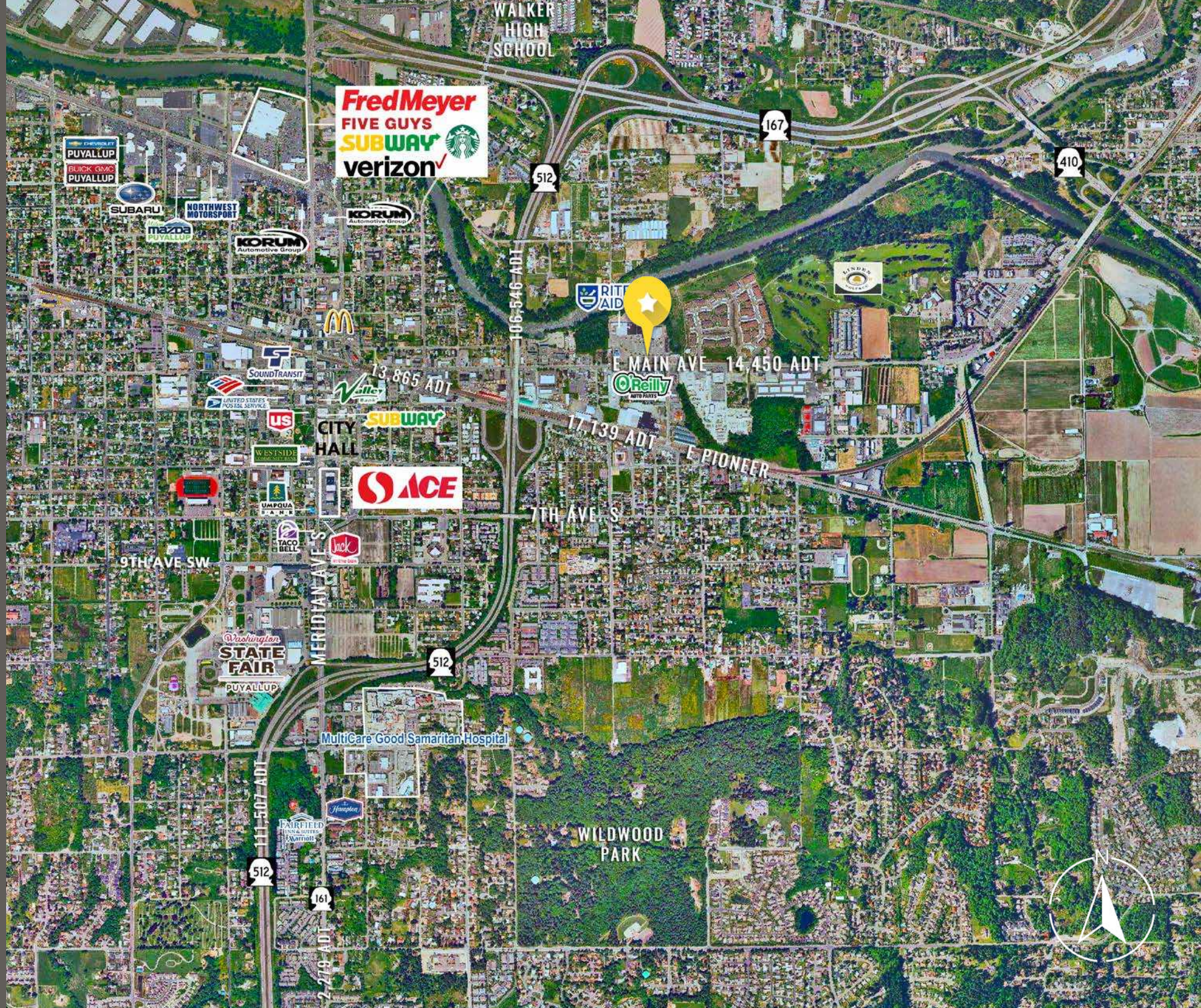


14,450 ADT
E Main Ave



8,710 ADT
15th St SE

LOCATION AERIAL



Fred Meyer
FIVE GUYS
SUBWAY
verizon

CHEVROLET
PUYALLUP
BUICK GMA
PUYALLUP

SUBARU

NORTHWEST
MOTORSPORT

MAZDA
PUYALLUP

KORUM
Automotive Group

KORUM
Automotive Group

McDonald's

SOUNDTRANSIT

UNITED STATES
POSTAL SERVICE

US

CITY
HALL

13,865 ADT
SUBWAY

ACE

9TH AVE SW

TACO BELL

Jack
in the box

Washington
STATE
FAIR
PUYALLUP

MERIDIAN AVE S

512

MultiCare Good Samaritan Hospital

111-507 ADT
512

FAIRFIELD
FURNITURE
MART

161

2-279 ADT

WALKER
HIGH SCHOOL

512

167

410

RITZ
AID

E MAIN AVE 14,450 ADT

O'Reilly
AUTO PARTS

17,739 ADT

E PIONEER

7TH AVE S

WILDWOOD
PARK



SITE PLAN




Suite	SF	Tenant	Rate
1307	-	Heritage Bank	Leased
1317/1401	-	Multicare	Leased
1323	-	Rite Aid	Leased
1325	-	McCallum License Agency	Leased
1327	-	Bridal	Leased
KIOSK	1,875±	AVAILABLE	\$18.25 PSF
1400	-	BECU	Leased

Suite	SF	Tenant	Rate
1405	-	Viva Espresso	Leased
1411	-	Q's Taekwando	Leased
1415	-	Teriyaki	Leased
1417/19/21/23	-	Olympic Sports & Spine	Leased
1501A	-	Subway	Leased
1501B	-	Lunar Landing Games	Leased
1501C	-	Wesco Autobody	Leased

TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

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