



FOR LEASE

Meridian South Retail Center
15610 SE 272nd Street | Kent, WA 98042

| Amanda Blackwood
| 425.531.3345

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

PROPERTY DETAIL

LISTING OVERVIEW

Meridian South Retail Center
15610 SE 272nd Street | Kent, WA

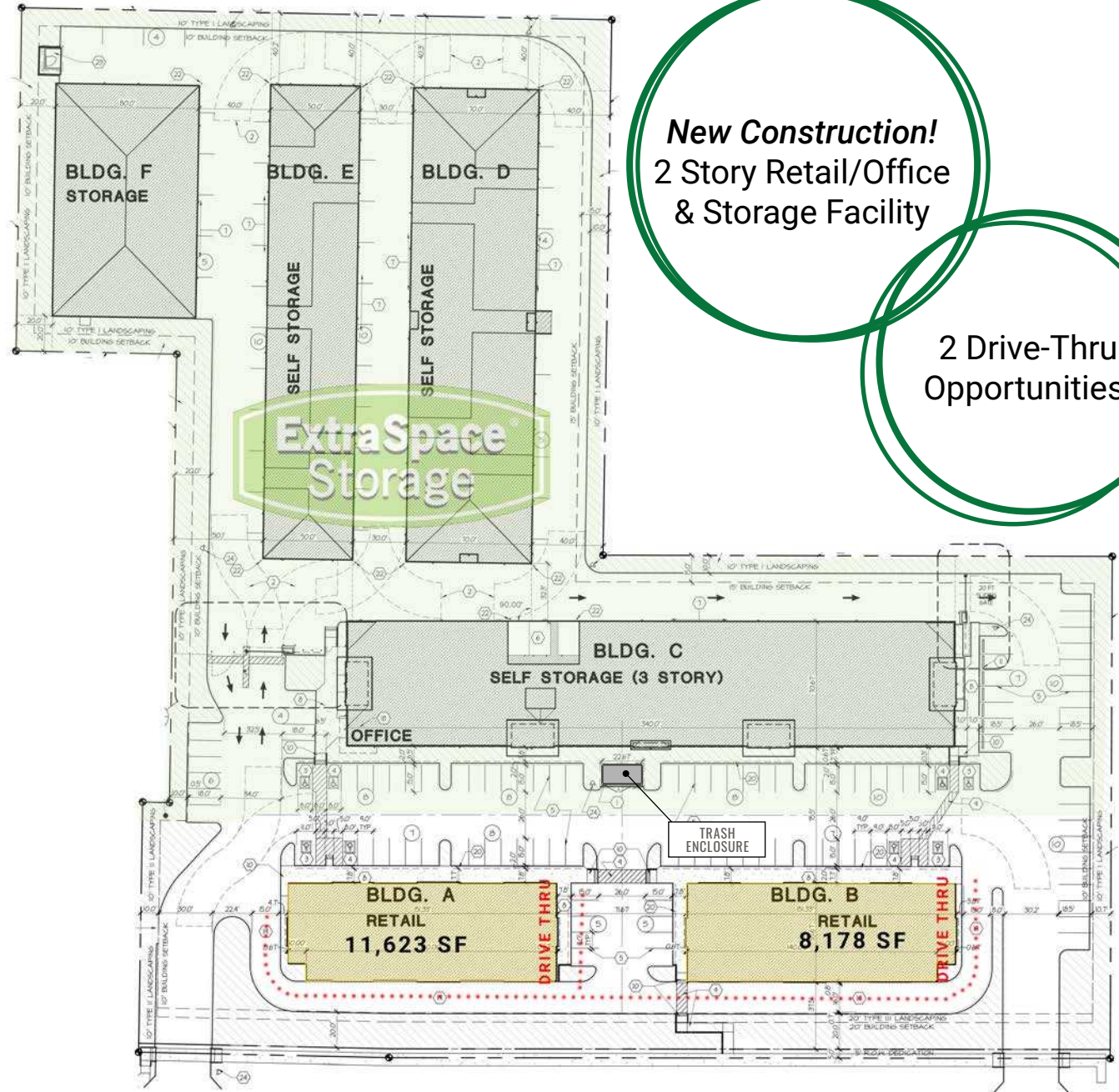
MERIDIAN SOUTH RETAIL CENTER

Located along busy SR-516 connecting Kent to Covington, Maple Valley, and beyond, this four parcel assemblage is comprised of 5 storage buildings leased by Extra Space Storage and 2 - retail/office buildings. Each retail building has drive thru space availability. This exciting new mixed-use project is in the final stages of construction and ready to customize to tenants needs.

- Building A: 2,000 SF Available
- Building B: 8,178 SF Available
- Rental Rate: \$36.00-\$37.50 PDF, NNN
- NNN: \$10.00 PSF (2024 estimate)

Target Users

Space is *PERFECT* for:
Medical, Dental, Retail,
Veterinary, Coffee, QRS,
Fitness, and More!



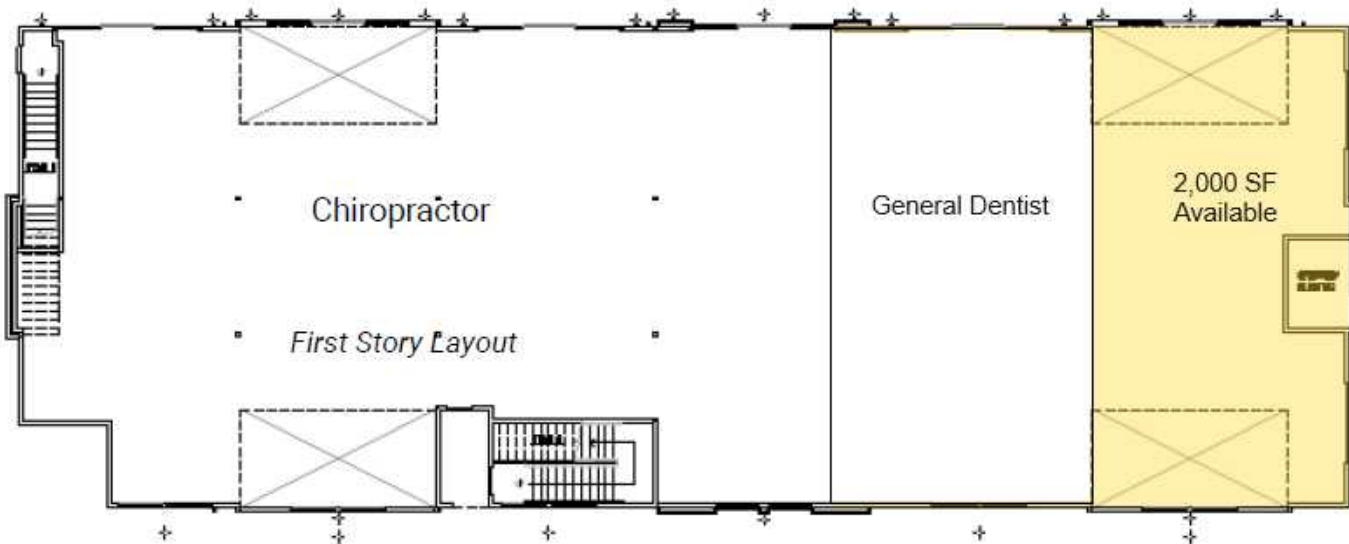
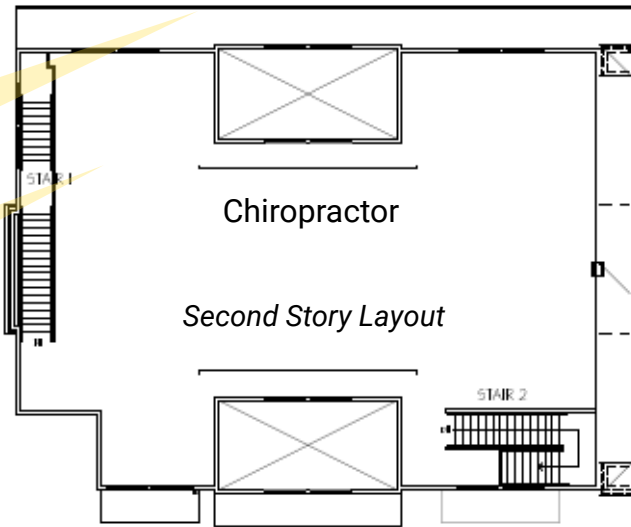
New Construction!
2 Story Retail/Office
& Storage Facility

2 Drive-Thru
Opportunities!

PROPERTY DETAIL

BUILDING A

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FLOORPLANS

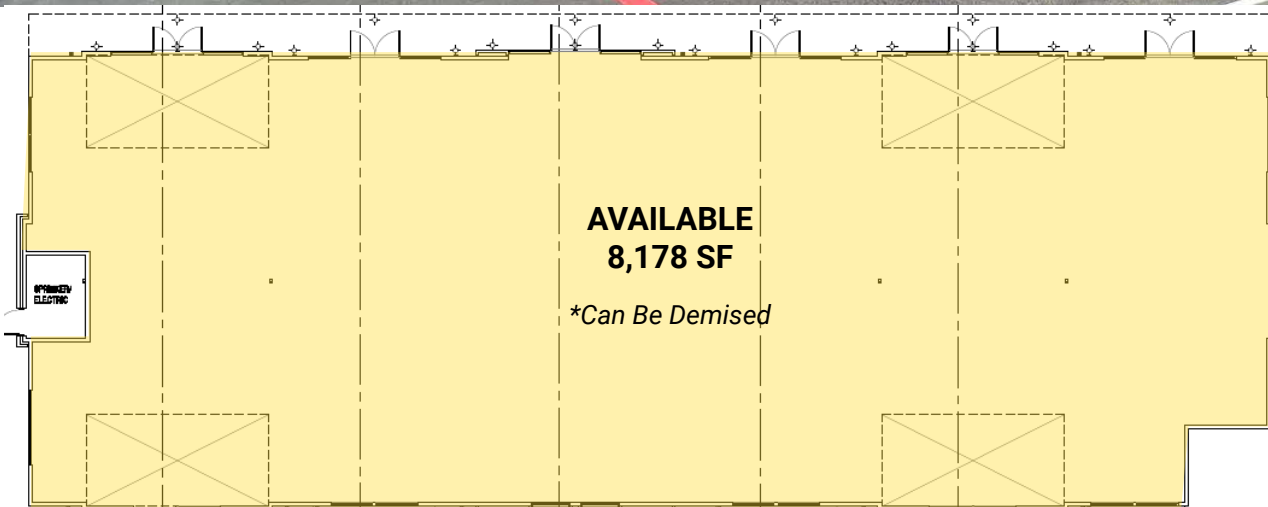
BUILDING A

Suite	SF	
1	7,323	Chiropractor
2	2,300	General Dentist
3	2,000	AVAILABLE END CAP W/ DRIVE-THRU

PROPERTY DETAIL

BUILDING B

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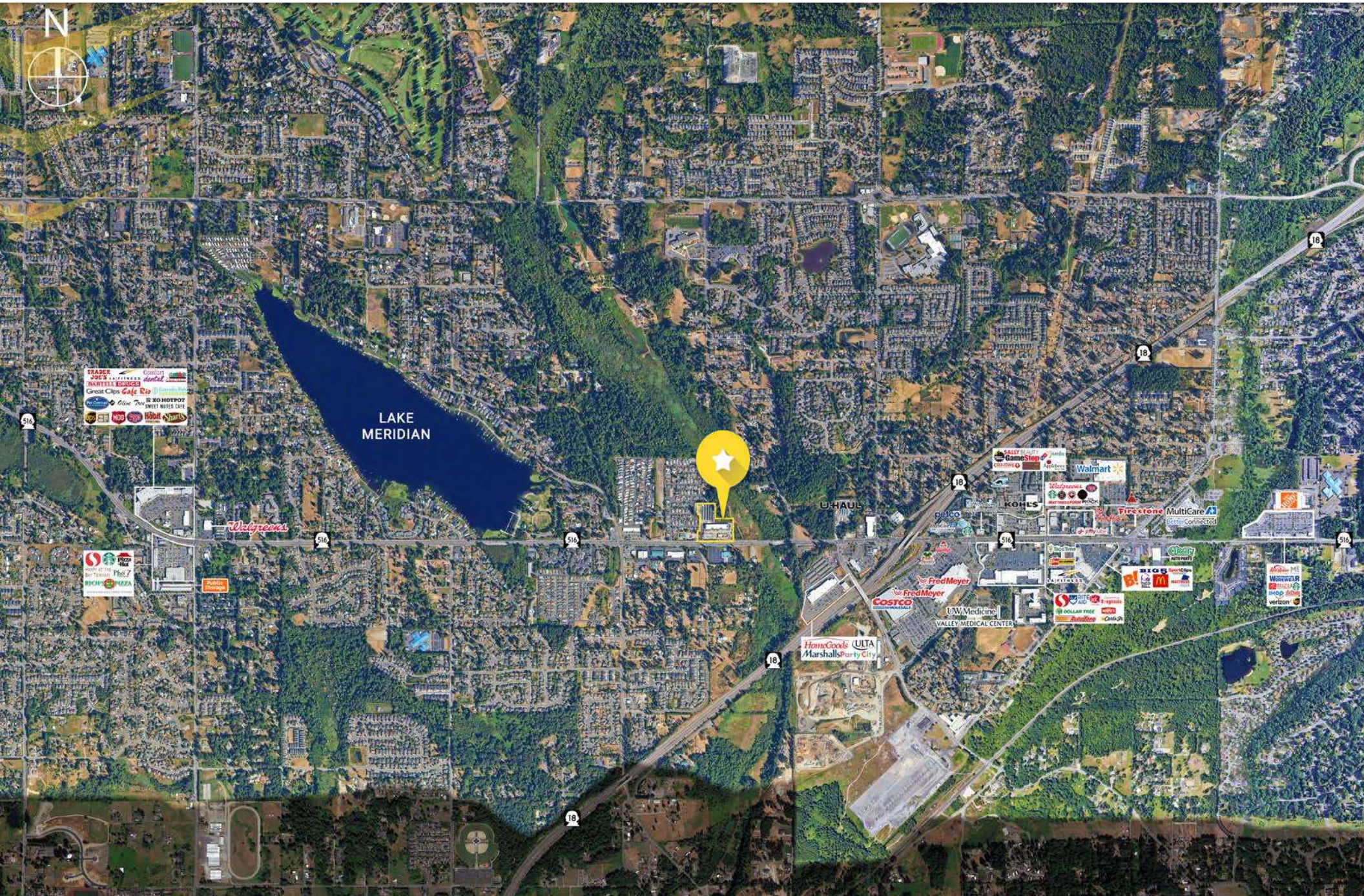
FLOORPLAN

BUILDING B

Suite	SF	
OPEN	8,178	AVAILABLE DRIVE-THRU ON EAST END CAP

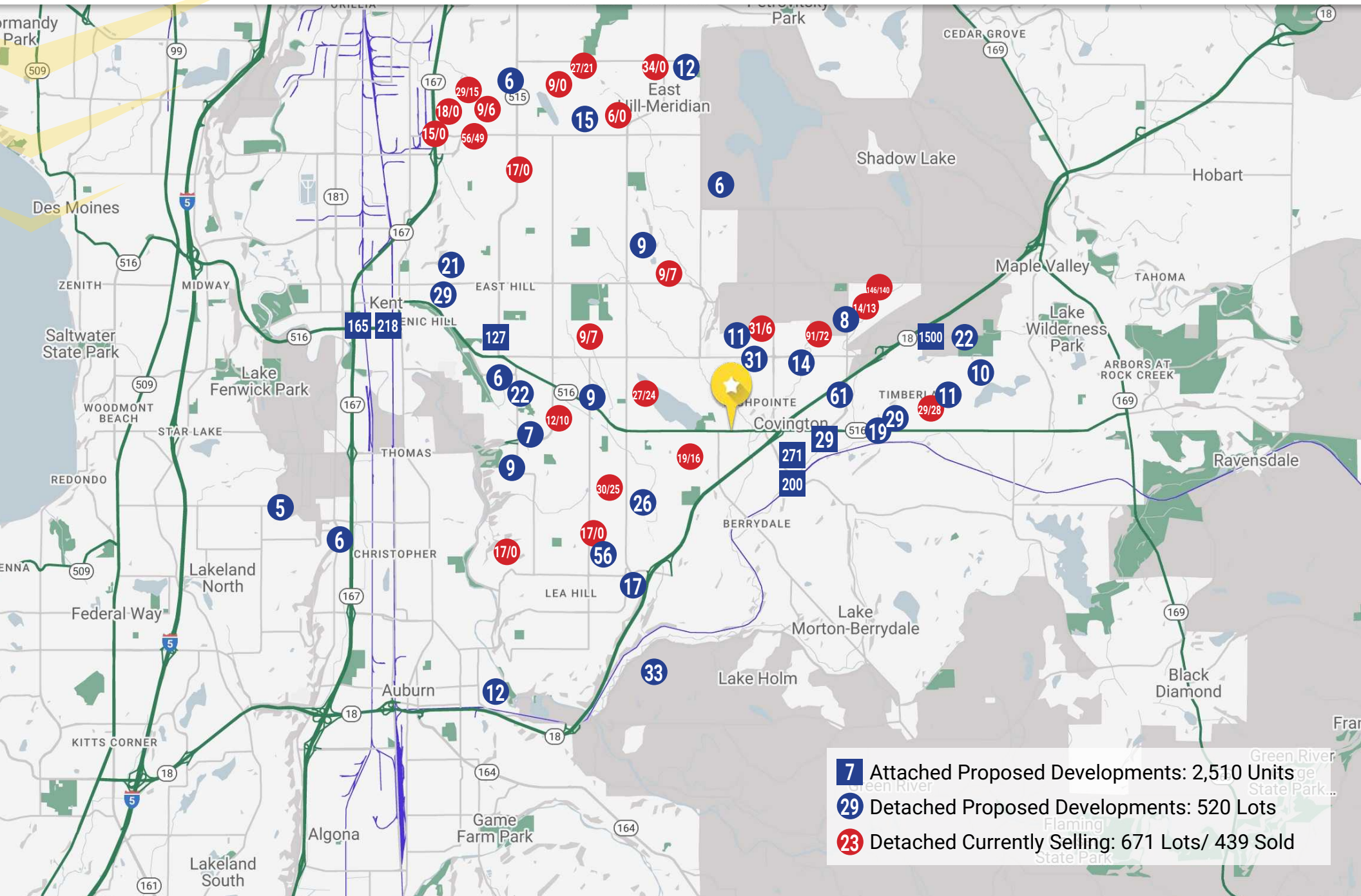
MARKET AERIAL

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HOUSING AERIAL

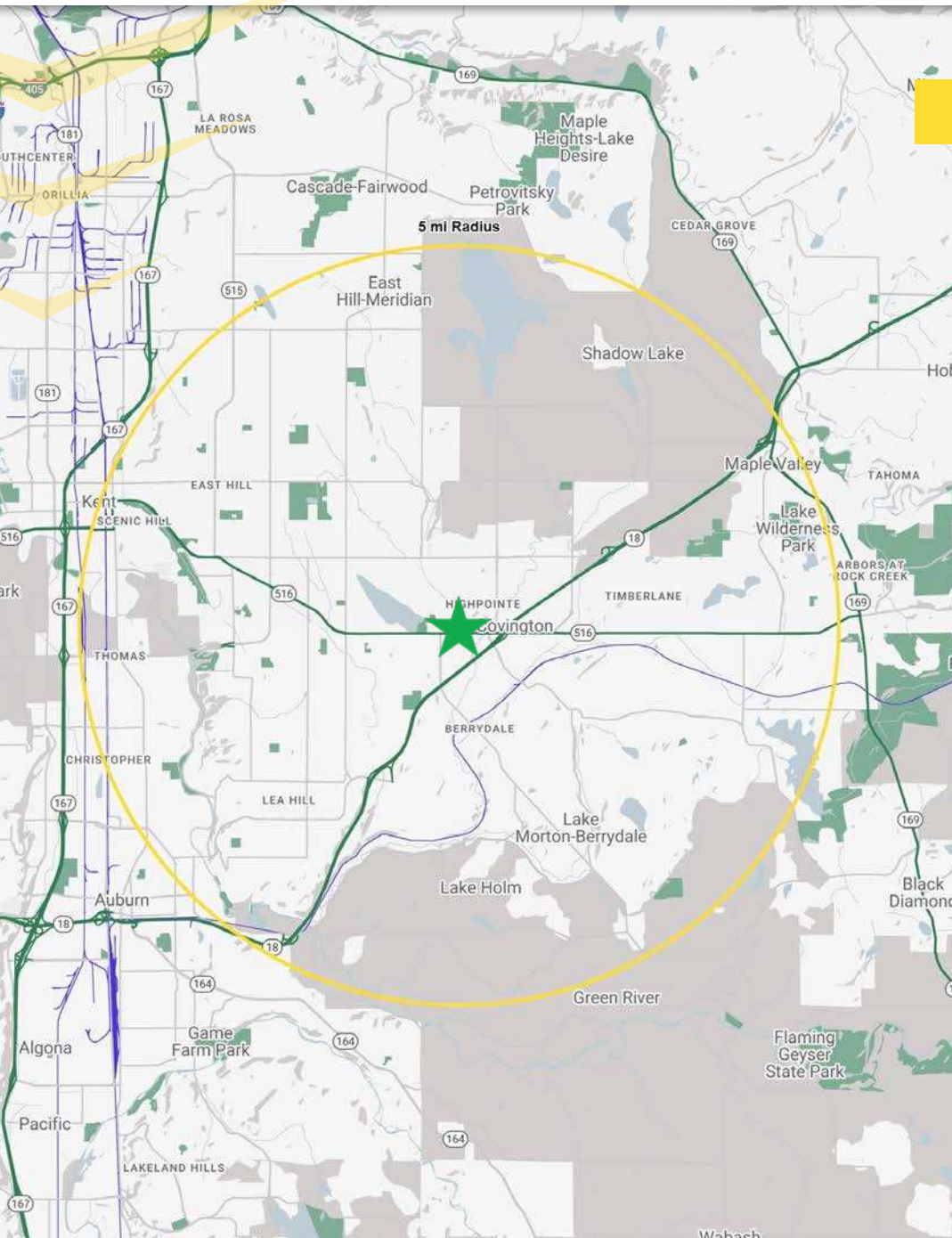
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- 7** Attached Proposed Developments: 2,510 Units
- 29** Detached Proposed Developments: 520 Lots
- 23** Detached Currently Selling: 671 Lots/ 439 Sold

DEMOGRAPHICS

Meridian South Retail Center
15610 SE 272nd Street | Kent, WA



5 Mile Radius

*Regis 2023



POPULATION
191,317



DAYTIME POPULATION
40,583



HOUSEHOLDS
65,707



TOTAL NON-RETAIL ANNUAL
CONSUMER EXPENDITURE
\$3.19B



AVERAGE
HOUSEHOLD INCOME
\$144,038

CITY SUMMARY

KENT, WA

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KENT, WA is a prime location providing attractive and efficient access for product distribution as well as a highly skilled and centrally located labor force. With over 8,000 firms, 78,000 jobs and a diverse economic base, Kent has had very steady and strong increases over the past decade in gross business income, taxable sales, total employment and population. Totaling over \$8 billion, Kent has the highest gross business income among its peer cities in King County, exceeding second-ranked Renton by more than \$2.5 billion. Kent is home to the fourth largest manufacturing and distribution area in the United States.

TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

AMANDA BLACKWOOD

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