

MOUNT VERNON CENTER RETAIL FOR LEASE

525 E. College Way | Mount Vernon, WA 98273

Highly visible location along Highway 538 (East College Way) with 26,000 average vehicles per day. Excellent access, lighted intersections, and ample parking. Ideally located in the commercial core of Mount Vernon near other national retailers such as Lowe's, Walmart, Safeway, Petco, Office Depot, JoAnn Fabrics, Hobby Lobby, and more. Mount Vernon is a rapidly expanding market that has experienced a 25% population increase since 2000 (compared to 16.3% nationally). Just a mile east of the Center, Skagit Valley College serves nearly 5,000 students.

DO NOT DISTURB TENANT

WCCR

West Coast Commercial Realty





DEMOGRAPHICS

POPULATION

1-Mile: 5,673
2-Mile: 28,191
3-Mile: 48,830

EMPLOYEES

1-Mile: 7,608
2-Mile: 20,915
3-Mile: 26,324

HOUSEHOLDS

1-Mile: 2,178
2-Mile: 10,255
3-Mile: 17,938

\$80,000+
AVERAGE
HOUSEHOLD INCOME
within 5-Miles





RETAIL FOR LEASE



MOUNT VERNON CENTER

WCCR

West Coast Commercial Realty

LEASING INFORMATION

Tiffini Connell

tiffini@wccommercialrealty.com

Avery Connell

avery@wccommercialrealty.com

Madeline Stutz

madelines@wccommercialrealty.com

(206) 283-5212

www.wccommercialrealty.com

DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Site plan and configuration are subject to change. Properties are subject to change in price and/or availability without notice. West Coast Commercial Realty, LLC

