



FOR LEASE

5104 6th Avenue
Tacoma, WA 98406



6TH & ORCHARD PLAZA

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

6TH & ORCHARD PLAZA is located on 6th Avenue, the hub of Tacoma, at a signalized intersection. The plaza is near two SR-16 access points and provides great synergy with current tenants, which include Cutters Point Coffee Co. and Pizza Hut. Pylon signage opportunities are available and have great visibility with over 15,779 ADT along 6th Avenue and 8,610 ADT on Orchard Street.

SPACE AVAILABLE:

SUITE 108-110 2,679 SF \$22.00 PSF NNN

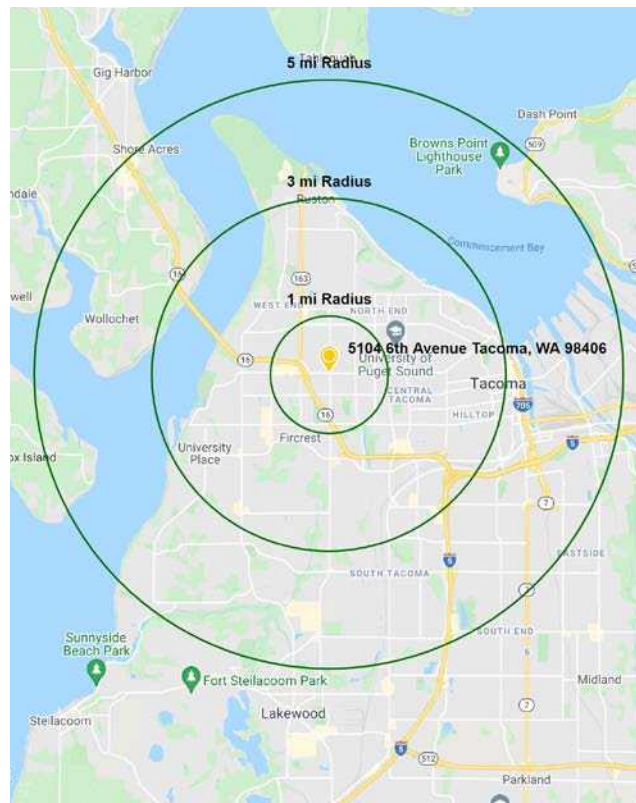
Regis - 2023	Population	Average HH Income	Daytime Population
Mile 1	16,325	\$108,237	5,350
Mile 3	125,396	\$120,735	51,118
Mile 5	221,250	\$117,881	93,562



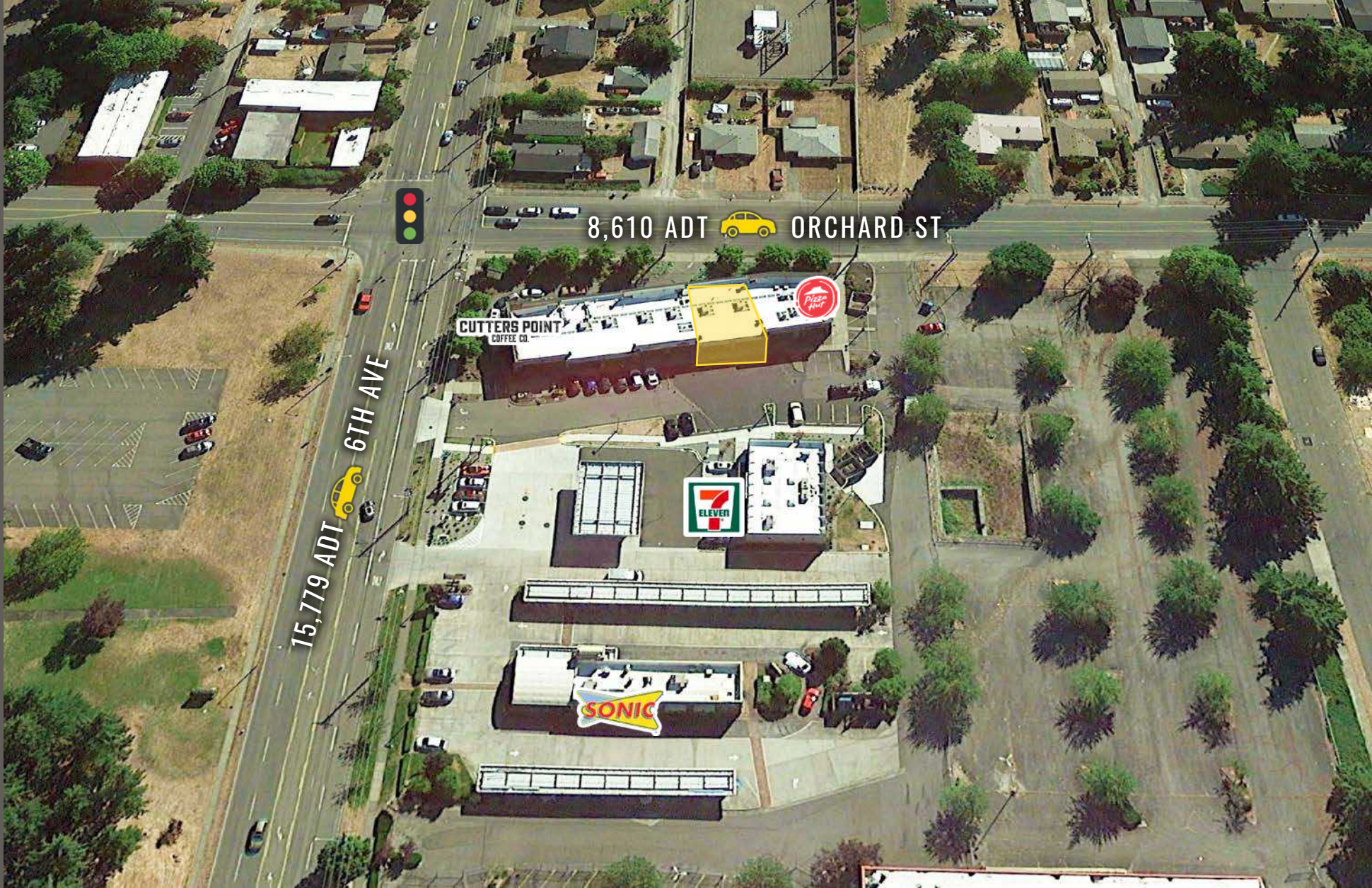
TENANTS



CUTTERS POINT COFFEE CO.



LOCATION DETAILS



Located in the Densely Populated N. Tacoma



Great Access To and From SR-16



15,779 ADT 6th Avenue



8,610 ADT Orchard Street

LOCATION AERIAL

WinCo
FOODS LA | FITNESS.



petco

BE|CU



SILAS HIGH SCHOOL
1,250+ STUDENTS



HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES



GROCERY
OUTLET
Borgata Market



SONIC

400 UNIT
MULTI-FAMILY
DEVELOPMENT



TACOMA
COMMUNITY
COLLEGE

6,500+ STUDENTS

Fred Meyer

CITY SUMMARY



TACOMA, WA is rooted in the arts and has a vibrant urban core that is alive with culture. Situated along the Puget Sound, Tacoma is a mid-sized urban port city of Pierce County just over 30 miles south of Seattle. The museum district is home for its world-renowned Museum of Glass, while the waterfront, parks, gardens and wildlife make Tacoma a nature wonderland ready for all to explore.

TACOMA | KIRKLAND | SEATTLE | PORTLAND



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

JAMESON SULLIVAN

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