



FOR LEASE

3726 Pacific Ave SE
Olympia, WA 98501



3726 PACIFIC AVENUE

Carrie Walker | Jacob Fors

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

AVAILABLE

▶ FLOOR 1
2,355 SF
\$18.00 PSF + NNN

▶ FLOOR 2
500-2,050 ± SF
\$500/MO EXECUTIVE SUITES

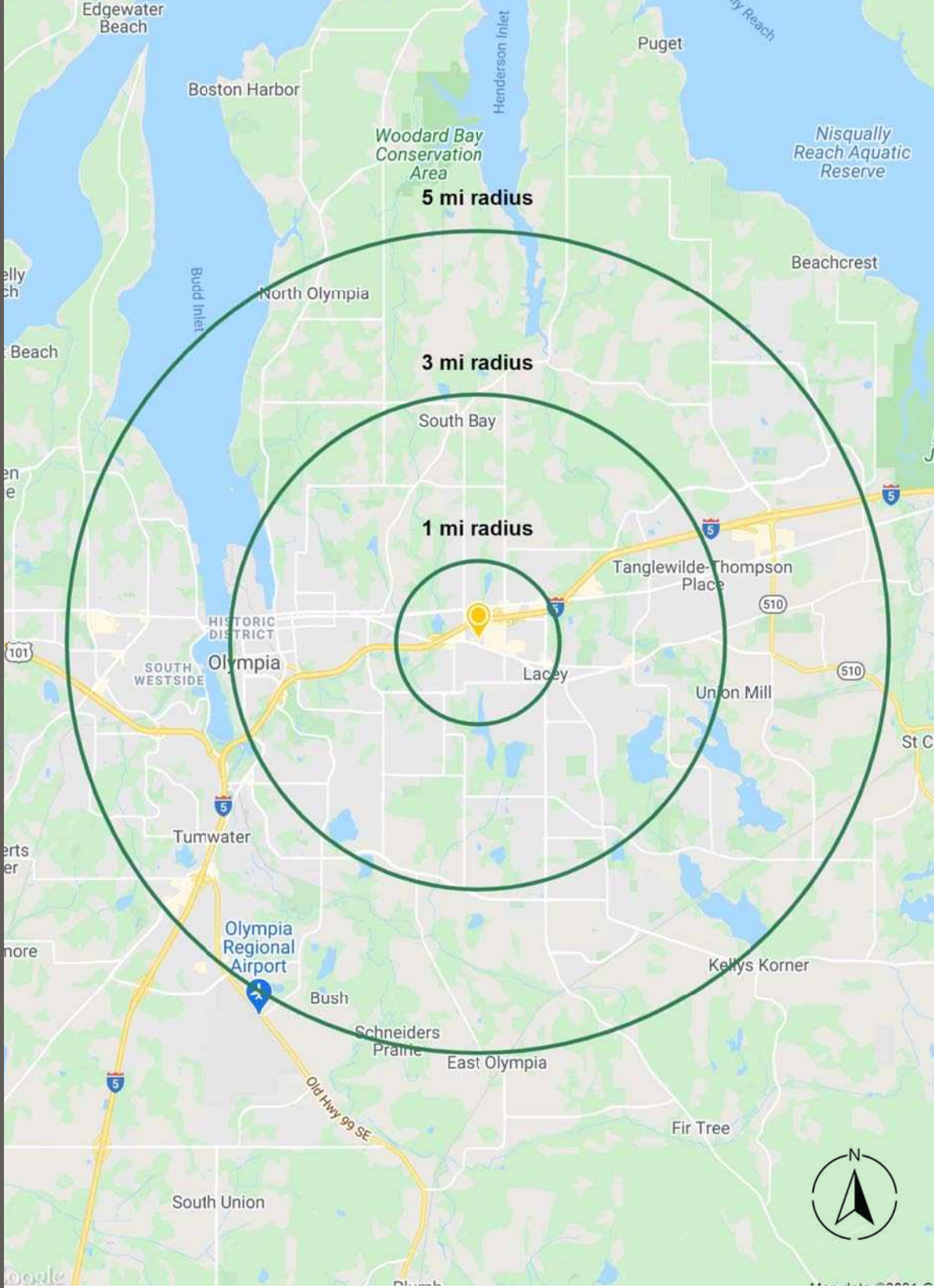
▶ FLOOR 2
2,050 SF
\$12.00 PSF + NNN

- **Located directly** off Pacific Ave SE between South Sound Shopping Center and Olympia Square Mall.
- **Landlord** will contribute TI for good credit tenants.
- **Easily** accessible from I-5.



NEARBY TENANTS





DEMOGRAPHICS

Regis - 2024

POPULATION

Mile 1	Mile 3	Mile 5
9,038	72,641	170,794

AVERAGE HH INCOME

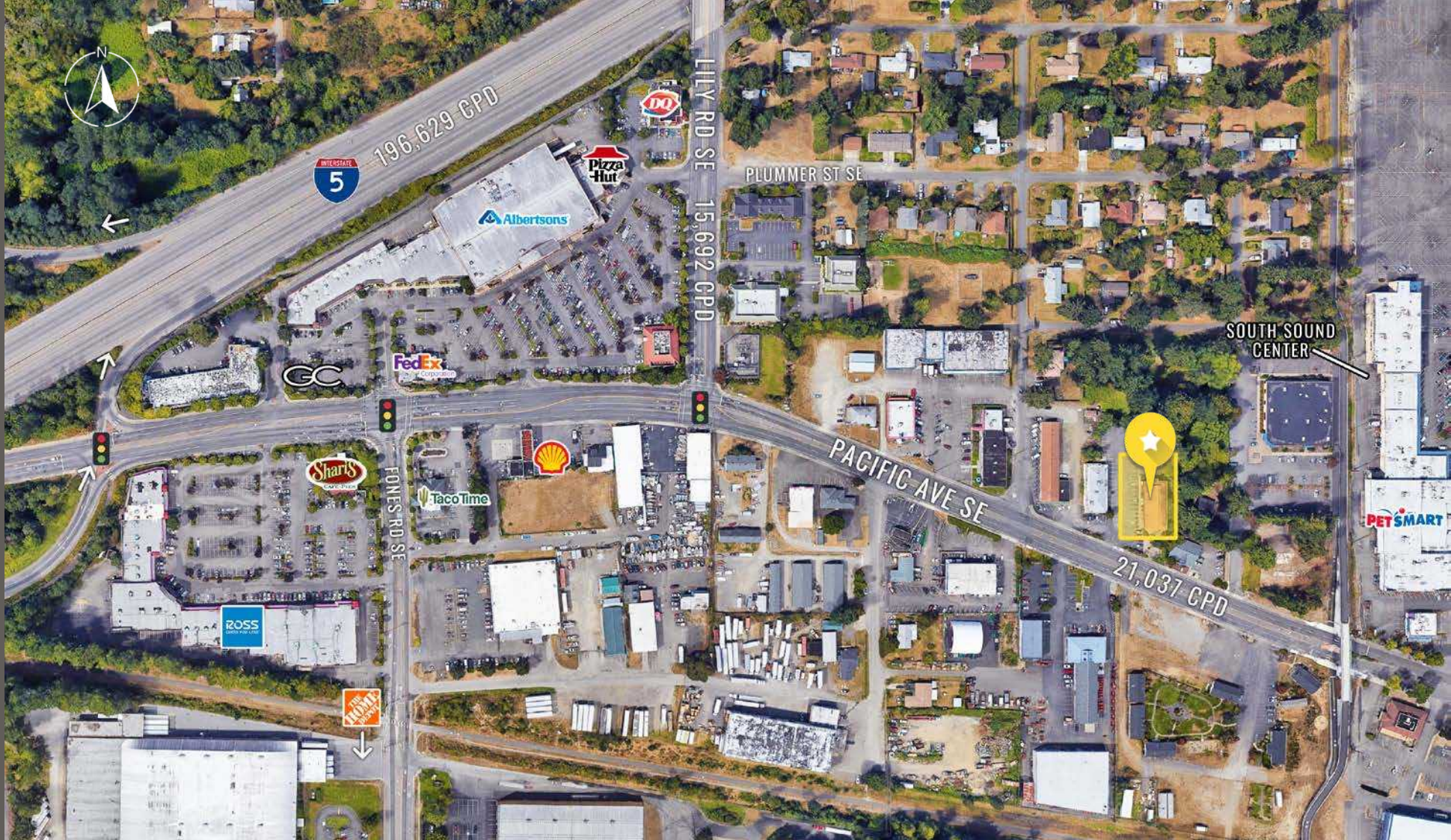
Mile 1	Mile 3	Mile 5
\$78,625	\$113,763	\$113,224

DAYTIME POPULATION

Mile 1	Mile 3	Mile 5
12,713	64,352	124,934



LOCATION DETAILS



Located along major retail stretch between Olympia & Lacey.

Pacific Ave SE is a well-connected road making commuting convenient.



Moments from I-5 On & Off Ramps.

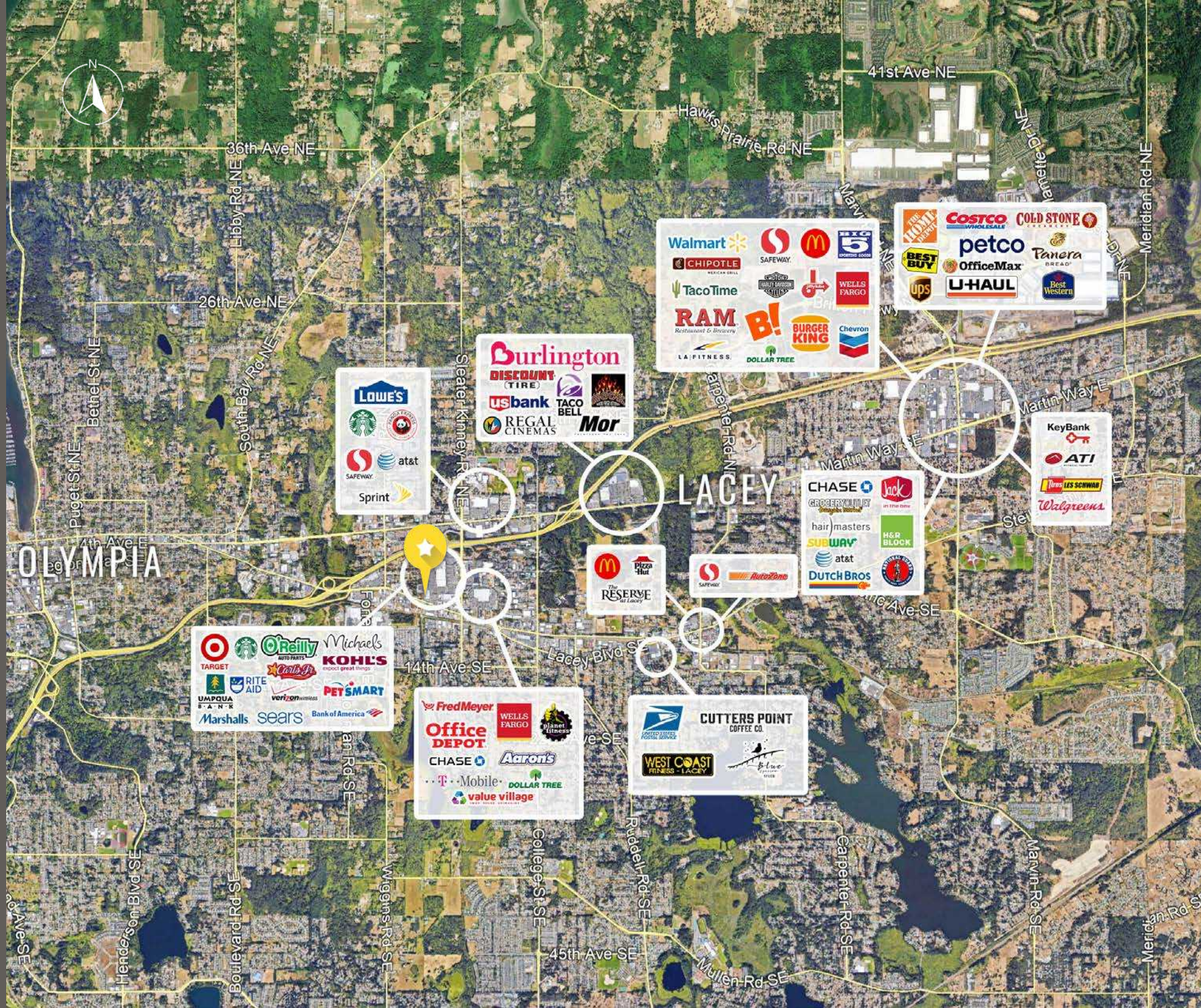
Close to high trafficked South Sound Center.



21,037 CPD Pacific Avenue SE

196,629 CPD Interstate 5

LOCATION AERIAL



Lowe's
Starbucks
at&t
Sprint

Burlington
DISCOUNT TIRE
usbank
TACO BELL
REGAL CINEMAS
Mor

Walmart
CHIPOTLE
TacoTime
RAM Restaurant & Brewery
LA FITNESS
SAFEWAY
McDonald's
BURGER KING
DOLLAR TREE
WELLS FARGO
Chevron

Costco
petco
OfficeMax
U-HAUL
COLD STONE
Panera BREAD
Best Western

KeyBank
ATI
LES SCHWAB
Walgreens

CHASE
GROCERY HUT
hair masters
SUBWAY
at&t
DUTCH BROS
Jack in the Box
H&R BLOCK

McDonald's
Pizza Hut
The RESERVE
SAFEWAY
AutoZone

TARGET
Starbucks
O'Reilly
Michael's
KOHL'S
RITE AID
Caribb
verizon wireless
PET SMART
UMPUQA BANK
Marshall's
sears
Bank of America

Fred Meyer
Office DEPOT
CHASE
T-Mobile
WELLS FARGO
Aaron's
DOLLAR TREE
value village

CUTTERS POINT COFFEE CO.
WEST COAST FITNESS - LACEY
Blue OVEN

OLYMPIA, WA is the capital city of Washington State, is situated at the southern tip of Puget Sound. It is known for its picturesque waterfront, vibrant arts scene, and rich history. The city serves as the administrative heart of the state, with the iconic Washington State Capitol building prominently located downtown. Additionally, the city is home to several higher education institutions, including The Evergreen State College, known for its progressive and interdisciplinary approach to education. Olympia combines the charm of a small town with the amenities of a larger city, making it an attractive place to live, work, and visit. Its blend of natural beauty, cultural richness, and community spirit creates a unique and appealing environment for residents and visitors alike.

CITY SUMMARY





TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.


AVAILABLE

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