



FOR LEASE

21553 Olhava Way NW
Poulsbo, WA 98370

**NAVY
FEDERAL**
Credit Union



OLHAVA RETAIL

Blake Weber | Tim Weber | Don Whittles | Ned Whalen

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

COLLEGE MARKETPLACE is a multi tenant strip retail center less than ½ a mile from downtown Poulsbo and two miles from Naval Base Kitsap – Bangor. Great retail opportunity that fronts Walmart Super Center and close to major tenants: Petco, Jack in the Box, Home Depot, Wendy’s, Big 5 Sporting Goods, Office Max, Gamestop and Kitsap Bank.

21553 OLHAVA WAY NW:

FORMER SUBWAY 1,309 SF \$31 PSF PLUS NNN

FORMER TACO DEL MAR LEASED!

- Nearly 50% of Poulsbo’s retail sales tax revenue is generated by College Marketplace tenants
- Excellent location on Kitsap Peninsula and great access from 2 interchanges from State Route 3
- Subject site is also adjacent to Olympic College. 13,000 students currently enrolled
- Ample parking with a ratio of 5:1,000 SF

TENANTS



NEARBY TENANTS



DEMOGRAPHICS

POPULATION

5 Minutes	10 Minutes	15 Minutes
6,151	24,808	60,086

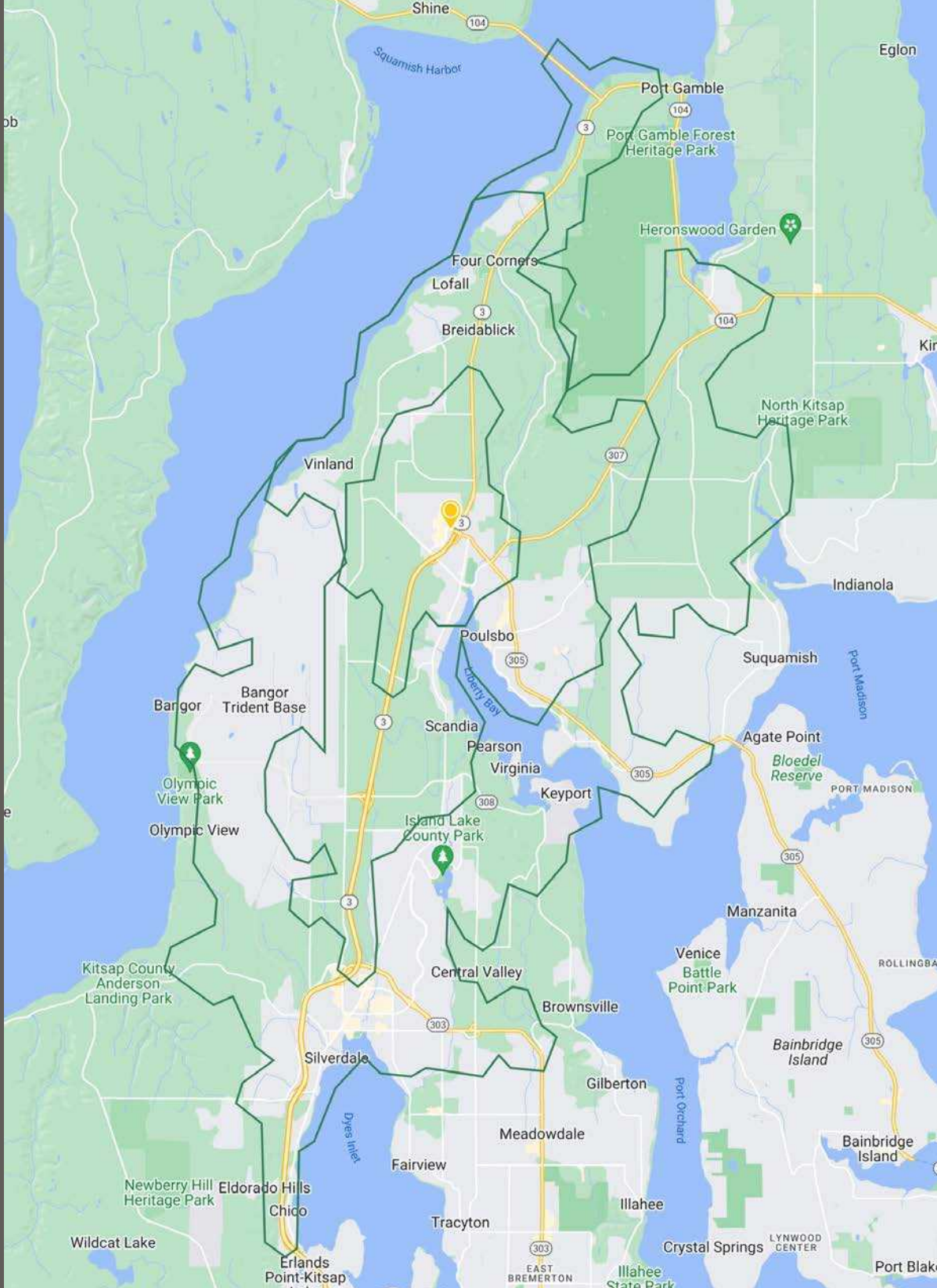
AVERAGE HH INCOME

5 Minutes	10 Minutes	15 Minutes
\$140,704	\$133,208	\$138,261

DAYTIME POPULATION

5 Minutes	10 Minutes	15 Minutes
4,418	18,771	42,081

SUMMARY



PROPOSED

BIG 5
SPORTING GOODS

OfficeMax



CASCADE VIEW
MEDICAL CENTER



FUTURE
HOTEL SITE

90%
OF INCOMING TRAFFIC
TO COLLEGE MARKETPLACE
OCCURS IN FRONT OF OUR PROPERTY



MATTRESS FIRM

TACO DEL MAR

SUPERCUTS
every time

T-Mobile

NAVY FEDERAL
Credit Union

verizon

Peninsula
CREDIT UNION





POULSBO, WA is situated between the Olympic and Cascade Mountains with popular tourist attractions such as three marinas and shopping at downtown Front Street. The Poulsbo ferry has 4 destination stops including Seattle, WA.

TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.



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