

FOR LEASE

# STAND-ALONE RESTAURANT WITH DRIVE-THRU

*3,381 SF Drive-Thru Restaurant  
Available For Lease in Renton*

10433 SE CARR RD | RENTON, WA



KIDDER.COM

**km** Kidder  
Mathews



## PROPERTY OVERVIEW

BUILDING SIZE	3,381 SF
LOT SIZE	50,242 SF (1.15 AC)
PARKING	44 spaces
AVAILABLE	Q4 2024
LEASE RATE	\$45.00/SF Absolute Net

## RYAN JONES

Senior Vice President  
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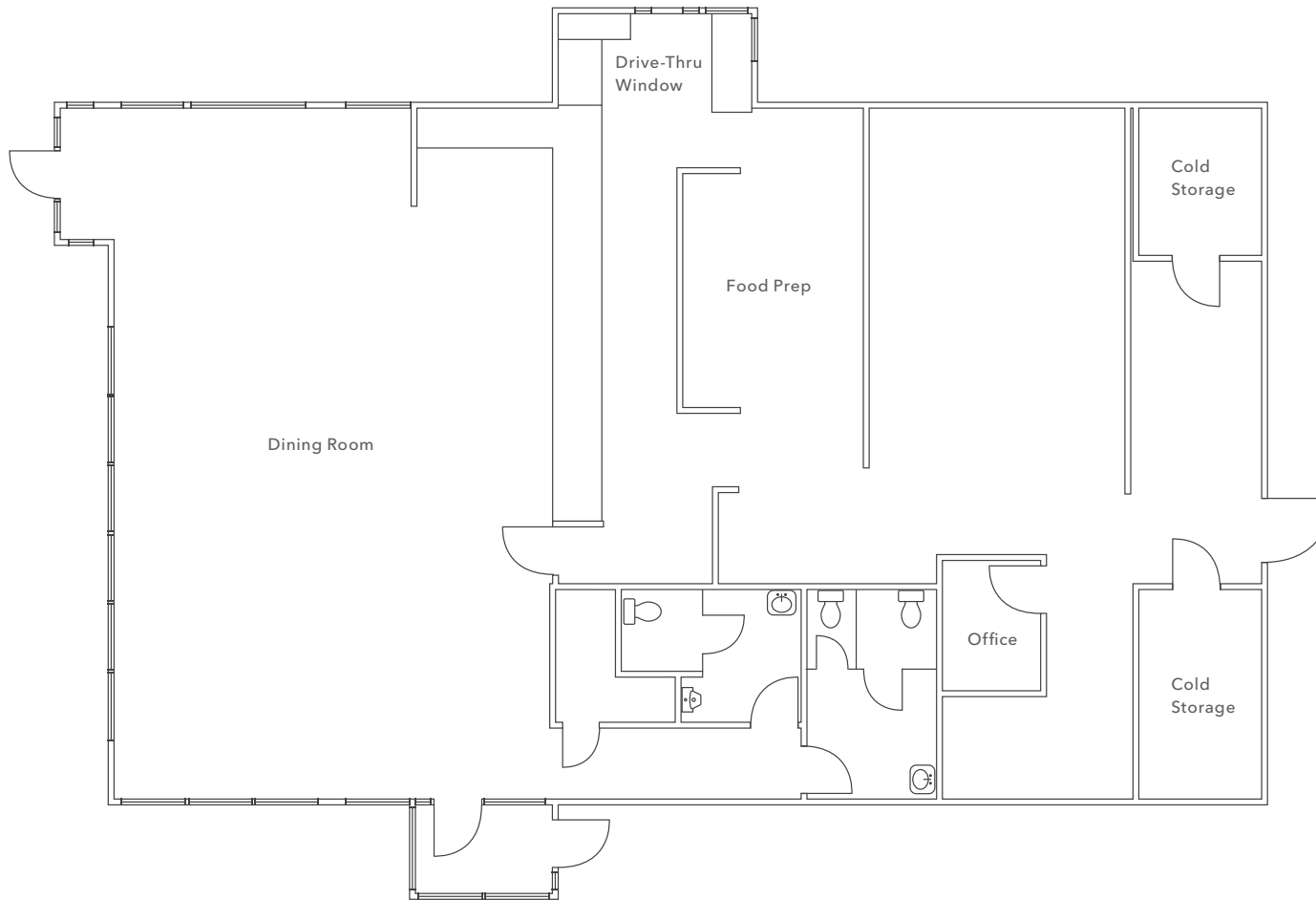
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# FLOOR PLAN



**3,381 SF**

BUILDING SIZE

**Q4 2024**

AVAILABLE

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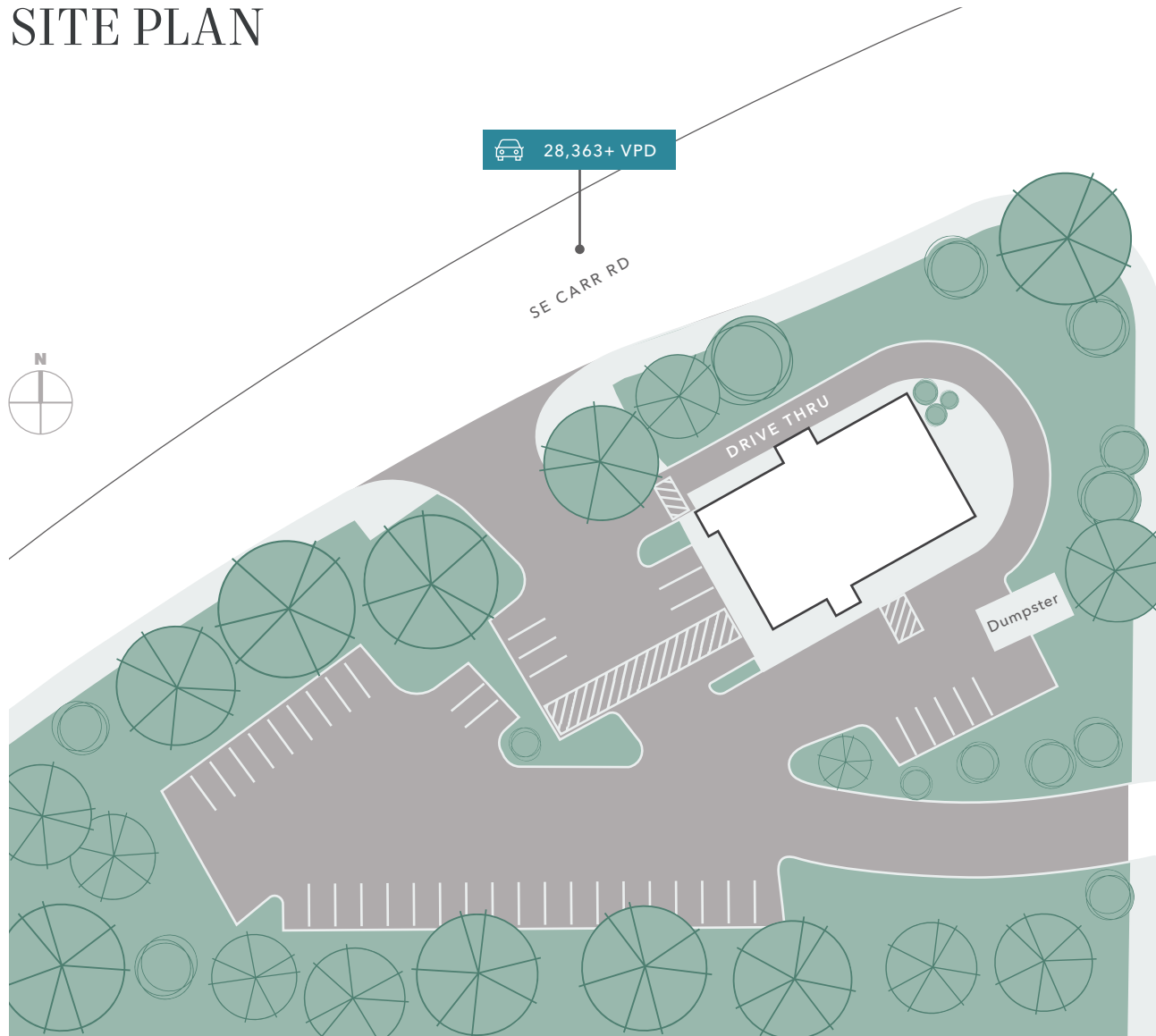
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# SITE PLAN



**1.15 AC**

LOT SIZE

**50,242 SF**

LOT SIZE

**44**

PARKING STALLS

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# DEMOGRAPHICS

<b>POPULATION</b>	1 Mile	3 Miles	5 Miles
2010 CENSUS	14,883	82,109	248,911
2020 CENSUS	17,588	93,390	284,154
2023 ESTIMATED	17,088	91,368	277,744
2028 PROJECTED	17,140	96,099	288,669

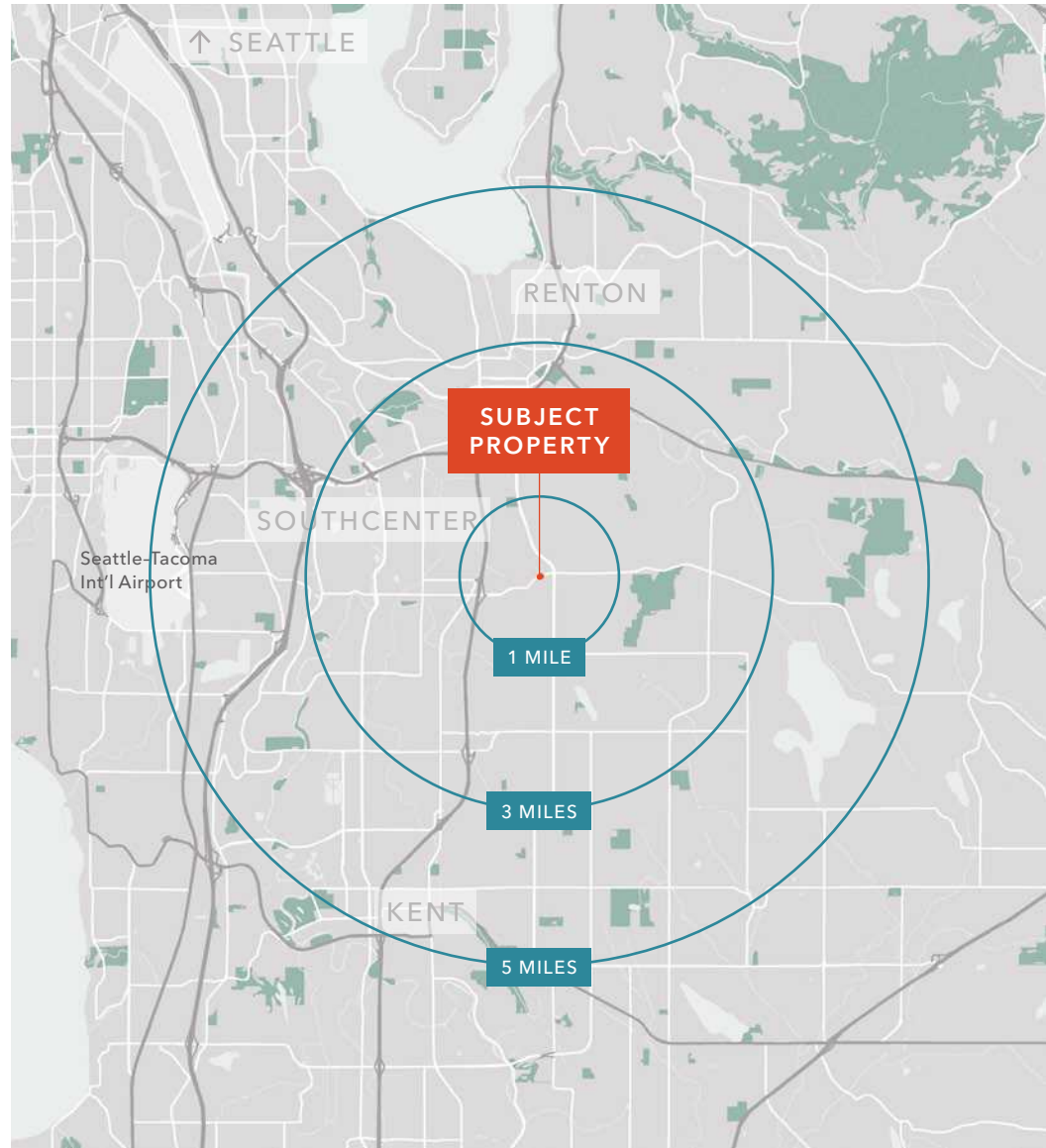
  

<b>MEDIAN AGE &amp; GENDER</b>	1 Mile	3 Miles	5 Miles
MEDIAN AGE	36.1	37.2	36.5
FEMALE	49.9%	49.5%	49.1%
MALE	50.1%	50.5%	50.9%

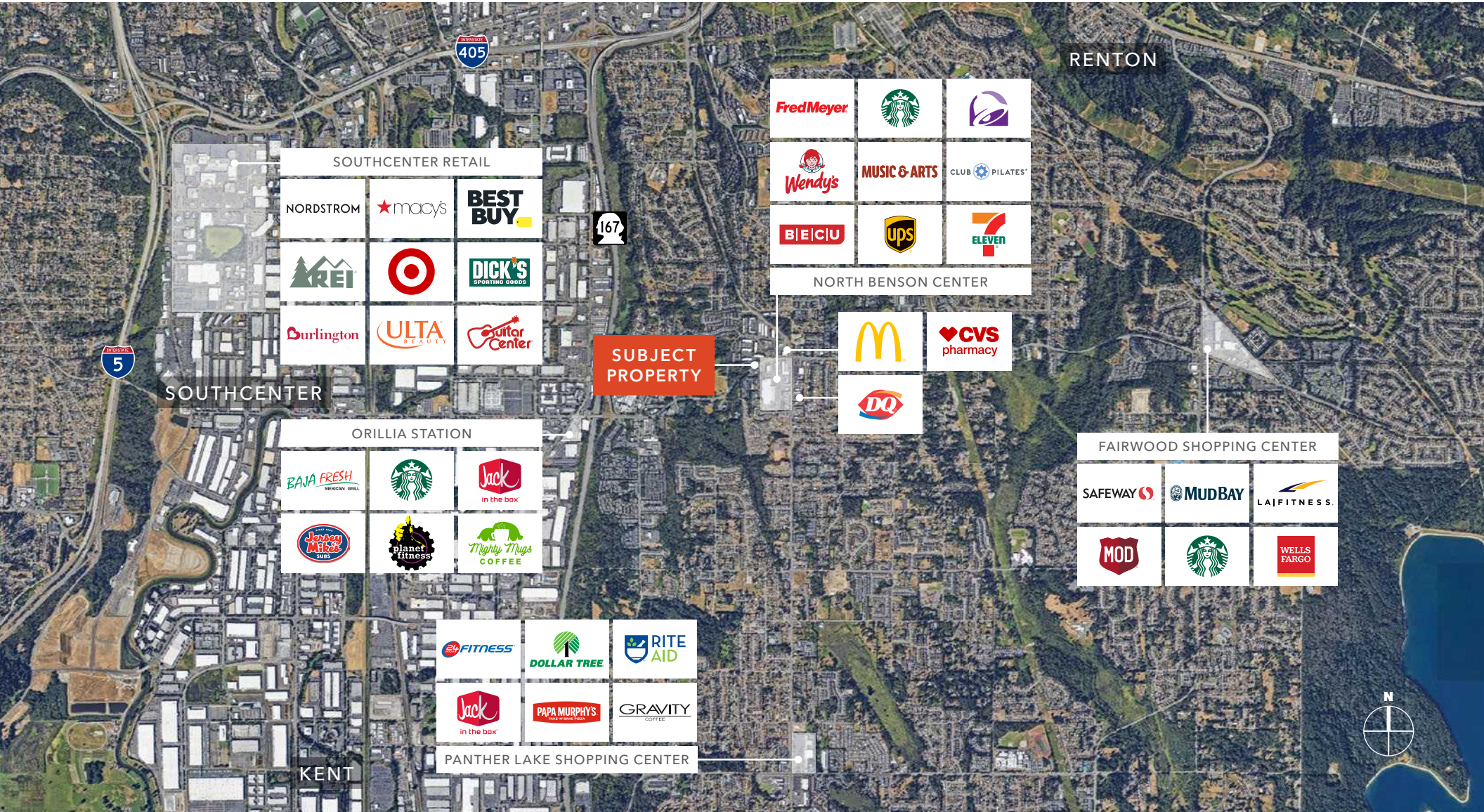
<b>HOUSEHOLDS &amp; INCOME</b>	1 Mile	3 Miles	5 Miles
EST. HOUSEHOLDS	6,509	35,056	104,102
2023 MEDIAN HH INCOME	\$107,091	\$109,018	\$111,050
2028 MEDIAN HH INCOME PROJ.	\$109,662	\$112,187	\$114,515
2023 AVERAGE HH INCOME	\$130,296	\$132,256	\$138,393
2028 AVERAGE HH INCOME PROJ.	\$144,789	\$138,870	\$147,207

Data Source: ©2024, Sites USA



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*Exclusively listed by*

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