

FOR LEASE

885 Troster Road SW
Tumwater, WA 98512



NEW MARKET SQUARE

Andy Jessberger | Carrie Walker

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

885 TROSPER ROAD SW:

SUITE 101 1,607 SF \$20.00 PSF PLUS NNN (END CAP)
 SUITE 103 1,320 SF \$20.00 PSF PLUS NNN

- Great Location Just Off of Interstate 5
- Signalized Access Directly into Center
- Safeway and Autozone Anchored Shopping Center
- Traffic Counts:
 - Trospers Way: 6,850 ADT
 - Littlerock Road SW: 11,088 ADT



Population



Average HH Income

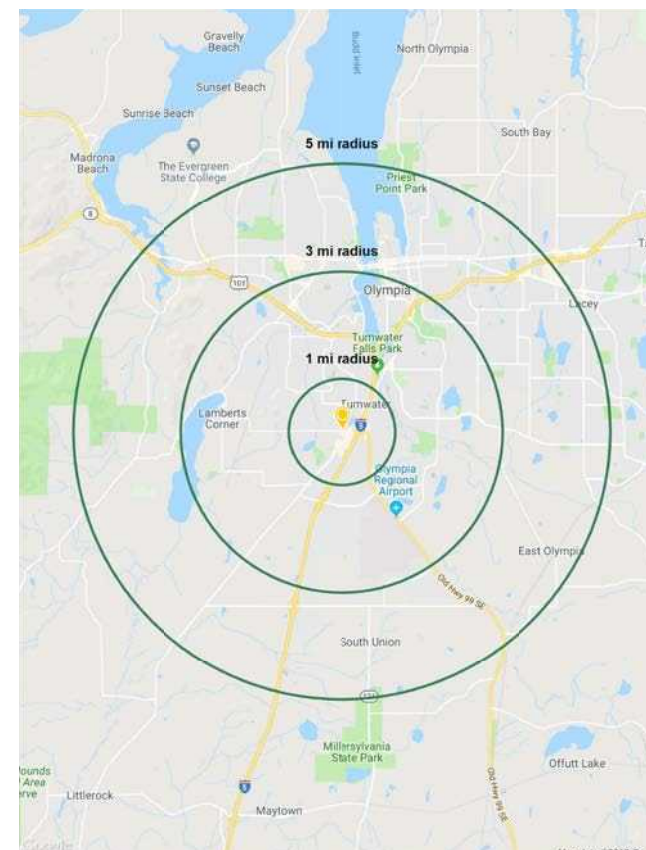
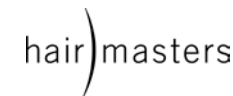


Daytime Population

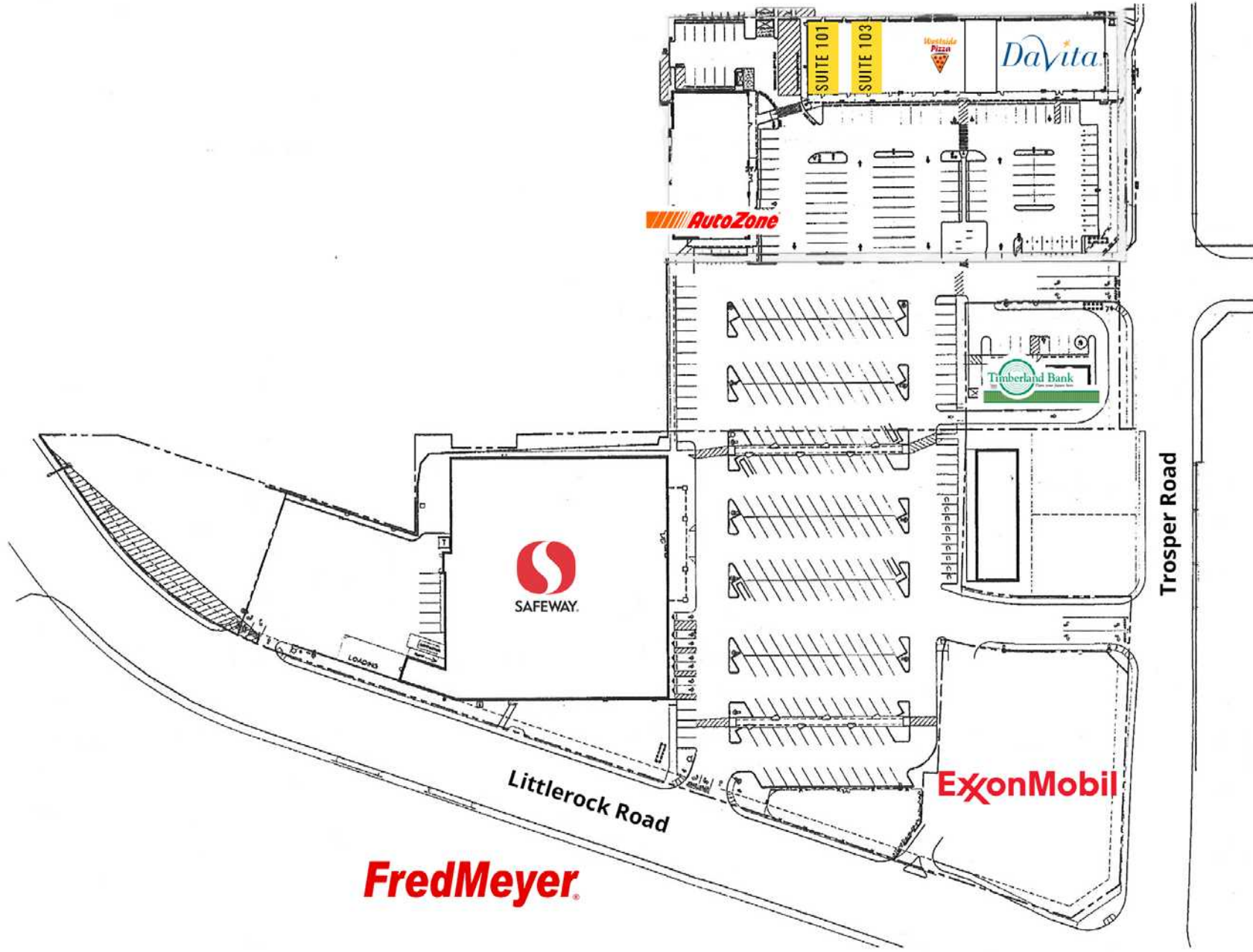
Regis - 2023

Mile	Population	Average HH Income	Daytime Population
Mile 1	8,913	\$71,775	5,588
Mile 3	48,286	\$85,391	39,517
Mile 5	117,807	\$86,791	75,913

TENANTS

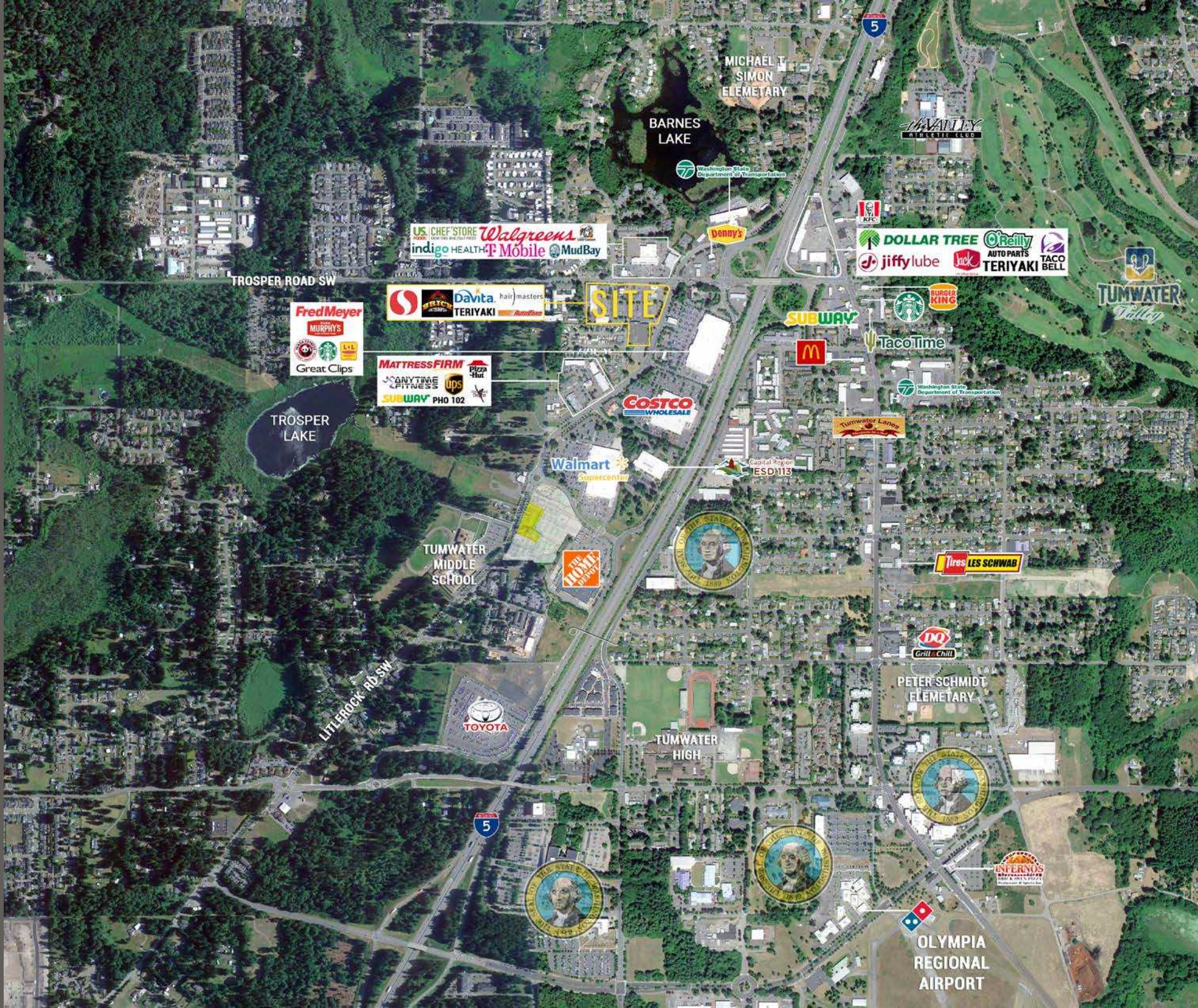


SITE PLAN



FredMeyer.

LOCATION AERIAL



MICHAEL T. SIMON ELEMETARY

BARNES LAKE

TROSPER ROAD SW

TROSPER LAKE

SITE

TUMWATER MIDDLE SCHOOL

Walmart Supercenter

COSTCO WHOLESALE

TUMWATER HIGH

PETER SCHMIDT ELEMETARY

OLYMPIA REGIONAL AIRPORT

Fred Meyer
MURPHY'S
Great Clips

DAVITA
TERIYAKI
hair masters
MudBay

MATTRESS FIRM
ANYTIME FITNESS
SUBWAY PHO 102

TOYOTA

THE HOME DEPOT

SUBWAY

McDonald's

DOLLAR TREE
jiffy lube
O'Reilly AUTO PARTS
Jack TERIYAKI
TACO BELL

BURGER KING

TacoTime

Tumwater Lanes

Tires LES SCHWAB

DO GRILL & CHILI

INFERNO'S

KFC

Denny's

VALLEY ATHLETIC CLUB

TUMWATER Valley

Capital Region ESD 113






TUMWATER, WA is a small town with a rich history. Located at the junction of Interstate 5 and Highway 101, where you find the base of the Deschutes River, and where Mount Rainier seems close enough to touch. Together, Tumwater and the neighboring cities of Lacey and Olympia, form a community of just over 100,000 in population. Tumwater is a great place to work, live, shop, play, and do business.

TACOMA | KIRKLAND | PORTLAND | SEATTLE


RELATIONSHIP FOCUSED.
RESULTS DRIVEN.


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