

# FOR LEASE

10310 South Tacoma Way  
Lakewood, WA 98499



## SOUTHGATE PLAZA

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**SOUTHGATE PLAZA** located in Lakewood, WA at the end of Highway 512. Lakewood, WA is a patriotic community that plays host to Joint Base Lewis- McChord, the largest joint base on the West Coast and one of the largest in the U.S. This plaza offers excellent highway access to both Highway 512 and Interstate-5 that lead to JBLM entrances. There is pylon signage available on South Tacoma Way/Pacific Highway with visibility to the 38,000+ CPD. Join Lakewood’s great mix of commerce with one of the largest Industrial Parks in Washington and boasts one of the only true “International Districts” in Pierce County.

## TENANTS

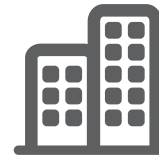


## SUMMARY

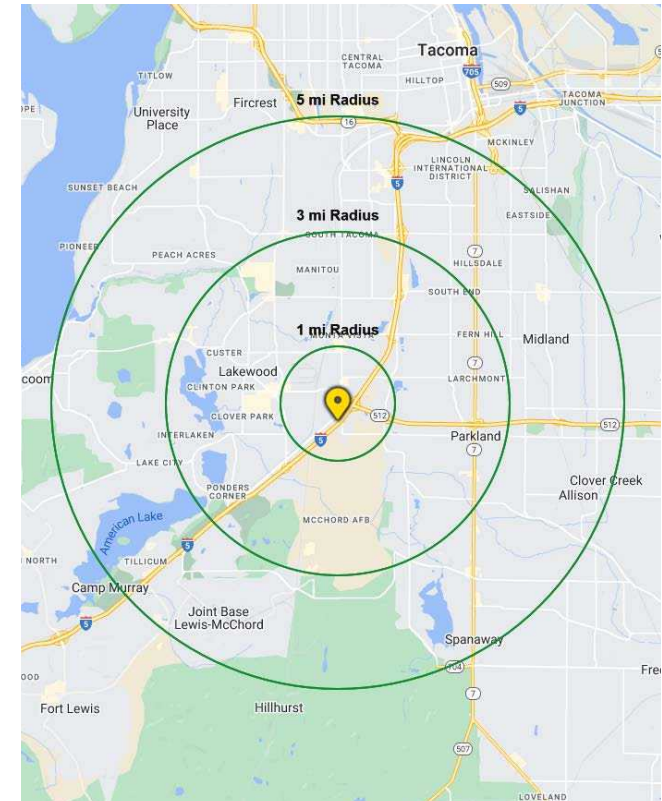
**AVAILABLE:**

**6,057 SF      \$18.50 PSF      PLUS NNN**

- Consists of office (2,657 SF), warehouse (3,400 SF), shop space, & fenced yard (4,500 SF)
- Two roll-up doors in the front as well as a 48” door in the back for loading
- Side yard for extra parking and storage



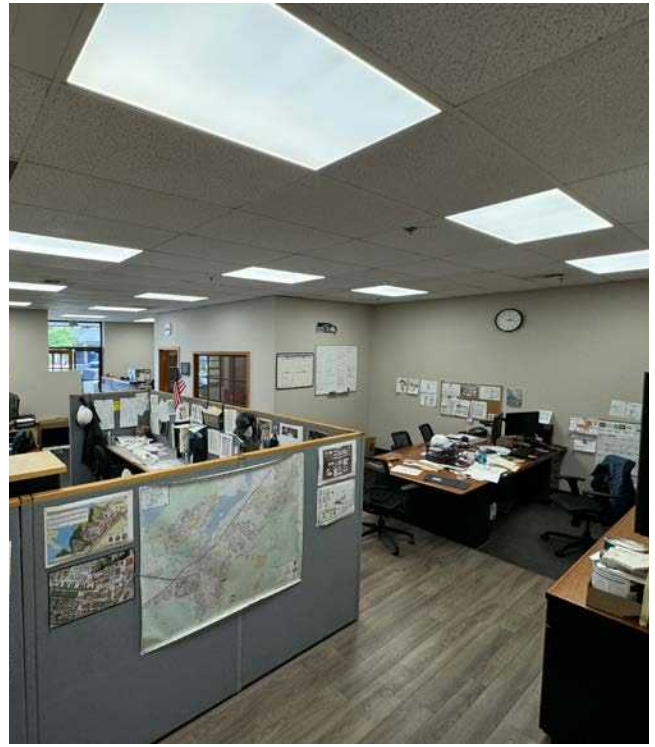
Regis - 2024	Population	Average HH Income	Daytime Population
Mile 1	10,547	\$77,113	13,450
Mile 3	101,792	\$102,816	65,595
Mile 5	253,159	\$110,283	146,548



EXTERIOR PHOTOS



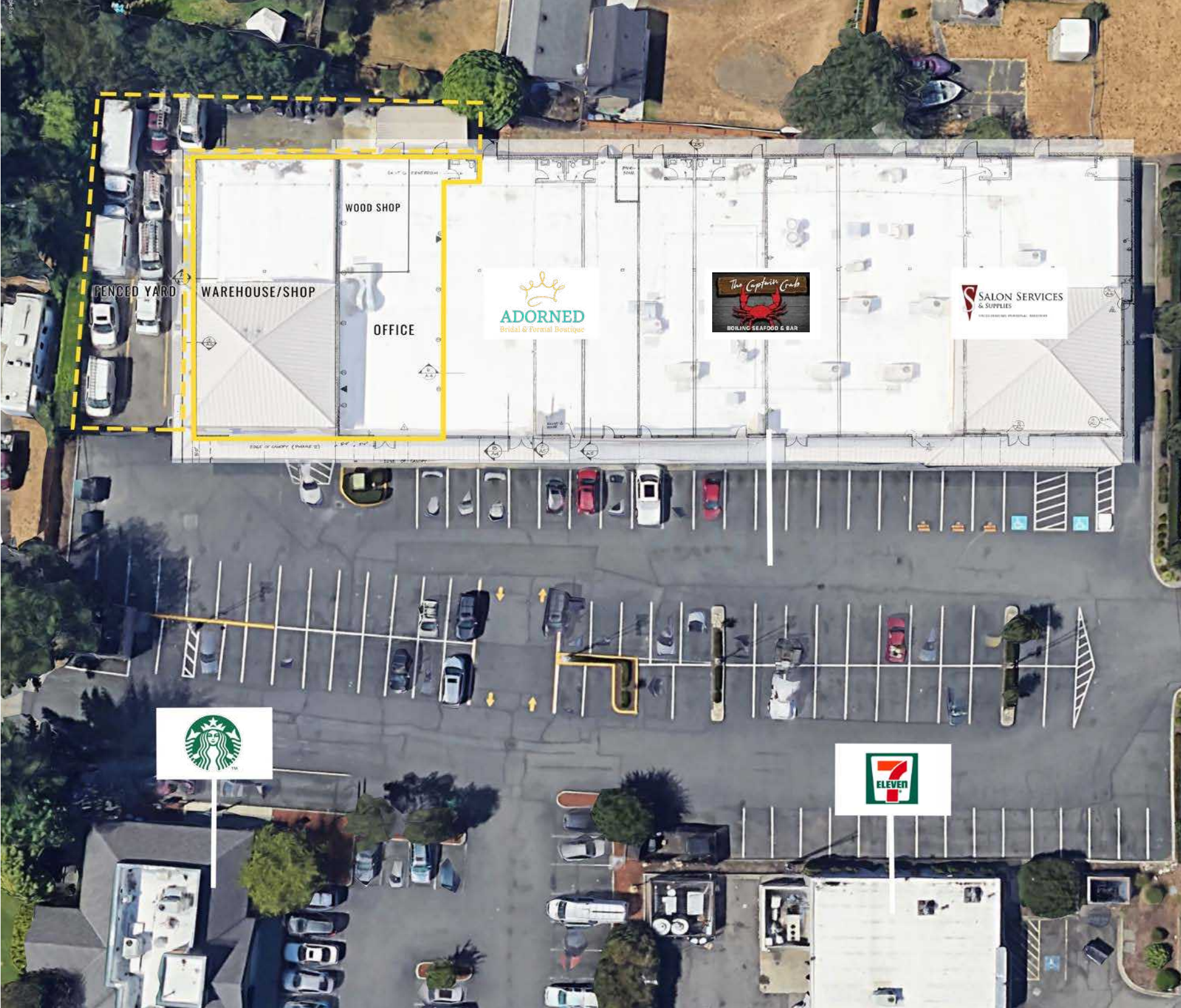
INTERIOR PHOTOS



# FLOOR PLAN



# SHOPPING CENTER





38,434 CPD  
South Tacoma Way



11,000 CPD  
Highway 512



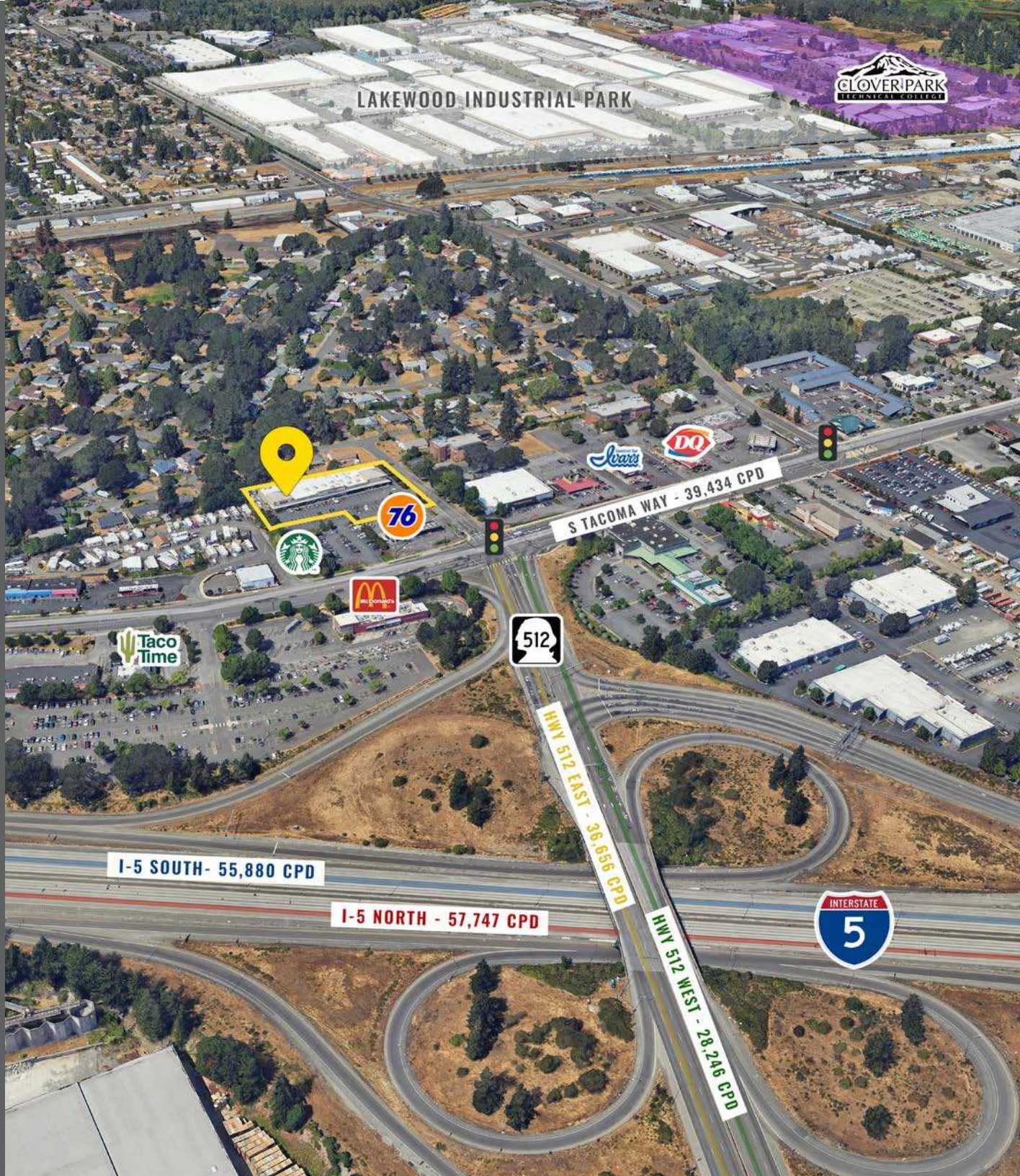
Located near Joint Base  
Lewis-McChord &  
Lakewood Industrial Park



Quick access to  
Interstate 5 & HWY 512



LOCATION DETAILS



# LOCATION DETAILS



MOUNT TAHOMA HIGH SCHOOL



LAKWOOD INDUSTRIAL PARK



CLOVER PARK HIGH SCHOOL





TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.  
RESULTS DRIVEN.



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