



# SEQUIM RETAIL PAD

41 GILBERT RD  
SEQUIM, WA 98382

PACIFIC ASSET ADVISORS, INC.



SEQUIM  
WELCOMES YOU

# LISTING DETAILS



**RENTABLE AC**  
**5.71 AC**

**CALL  
FOR  
RATE**

**ADDRESS:** 41 Gilbert Rd  
Sequim, WA 98382

**SPACE AVAILABLE:** 5.71 Acres

**ZONING:** Carlsborg Commercial (CC)

**SURROUNDING AREA:** Walmart, Costco, Home Depot, Safeway, QFC, Ross, Michael's, Petco, & more!

	1 MILE	3 MILES	5 MILES
<b>MEDIAN INCOME:</b>	\$67,765	\$69,791	\$74,985
<b>TOTAL POPULATION:</b>	1,786	15,923	29,332
<b>DAYTIME POPULATION:</b>	1,446	13,949	23,710

# SITE PLAN

**5.71 AC**

12,089 VPD



12,058 VPD



Taylor Cutoff Rd

Gilbert Rd

Gilbert Rd

Gilbert Rd

## CARLSBORG COMMERCIAL (CC) ZONING

The purpose of the Carlsborg Commercial designation is to provide for a limited area of high-density residential development and low impact, neighborhood commercial activities.

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# AERIAL

101

24,147 VPD

5,681 VPD

SEQUIM MIDDLE & HIGH SCHOOL



101

# CONTACT



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**PACIFIC ASSET ADVISORS, INC.**

THE PREMIER CHOICE OF THE PACIFIC NORTHWEST

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