

RETAIL FOR LEASE

# STADIUM DISTRICT RETAIL

15 N TACOMA AVE, TACOMA, WA

**LEE & ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES



## LISTING DETAILS

AVAILABLE SPACE	1,580 SF - 13,260 SF
LEASE RATES	\$32.00 PSF + NNN
NNN	\$9.00 PSF (estimate)

## HIGHLIGHTS

This beautifully renovated space is located in a historic 100-year-old building in the heart of Tacoma's sought-after Stadium District. Positioned along the rail line and surrounded by popular destinations like Wright Park, Stadium Thriftway, and the iconic Stadium High School; It's just minutes from major freeways, Downtown Tacoma, and a unique mix of coffee houses, shops, cafes and restaurants.



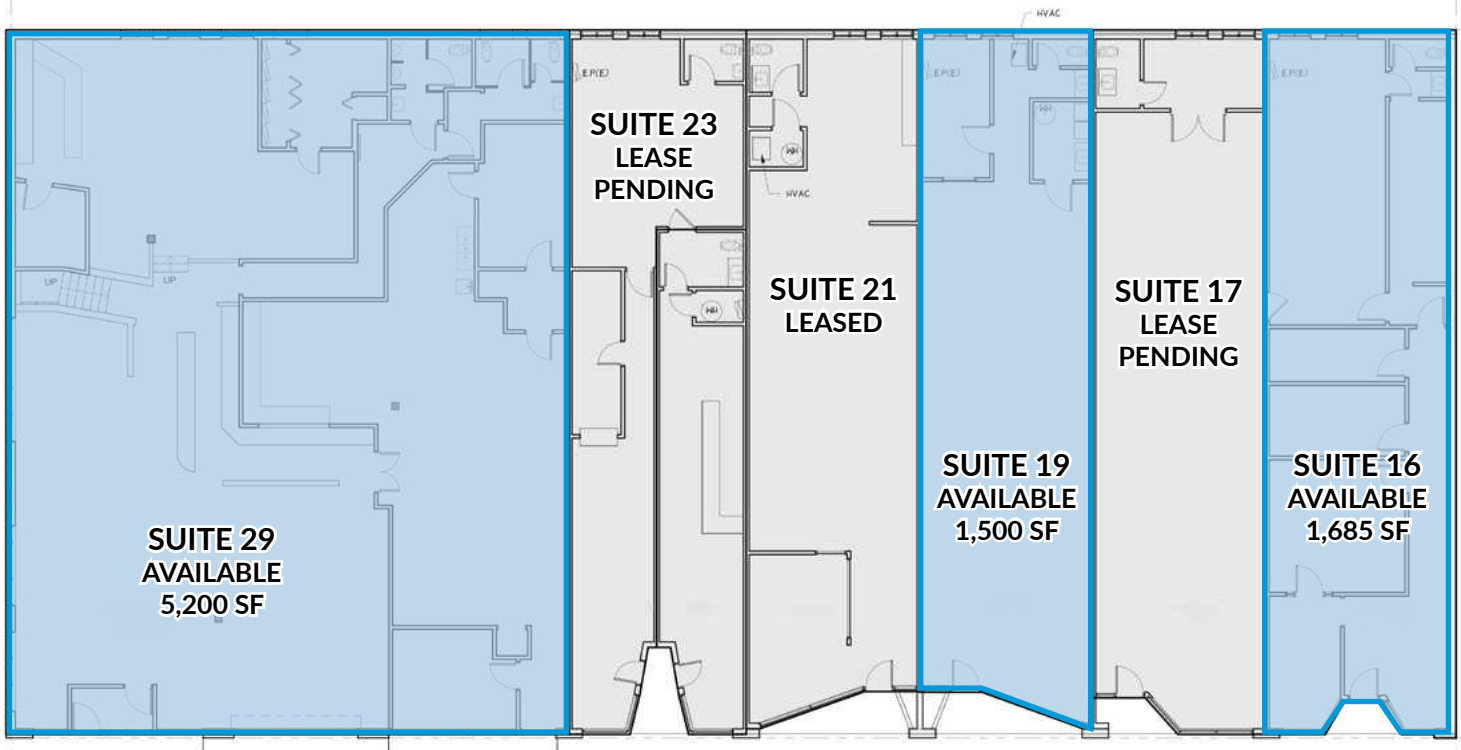
CONCEPTUAL PHOTO

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	18,092	84,235	244,599
Average HH Income	\$93,554	\$115,197	\$112,042
Total Households	9,355	36,014	97,031

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## CONTACT

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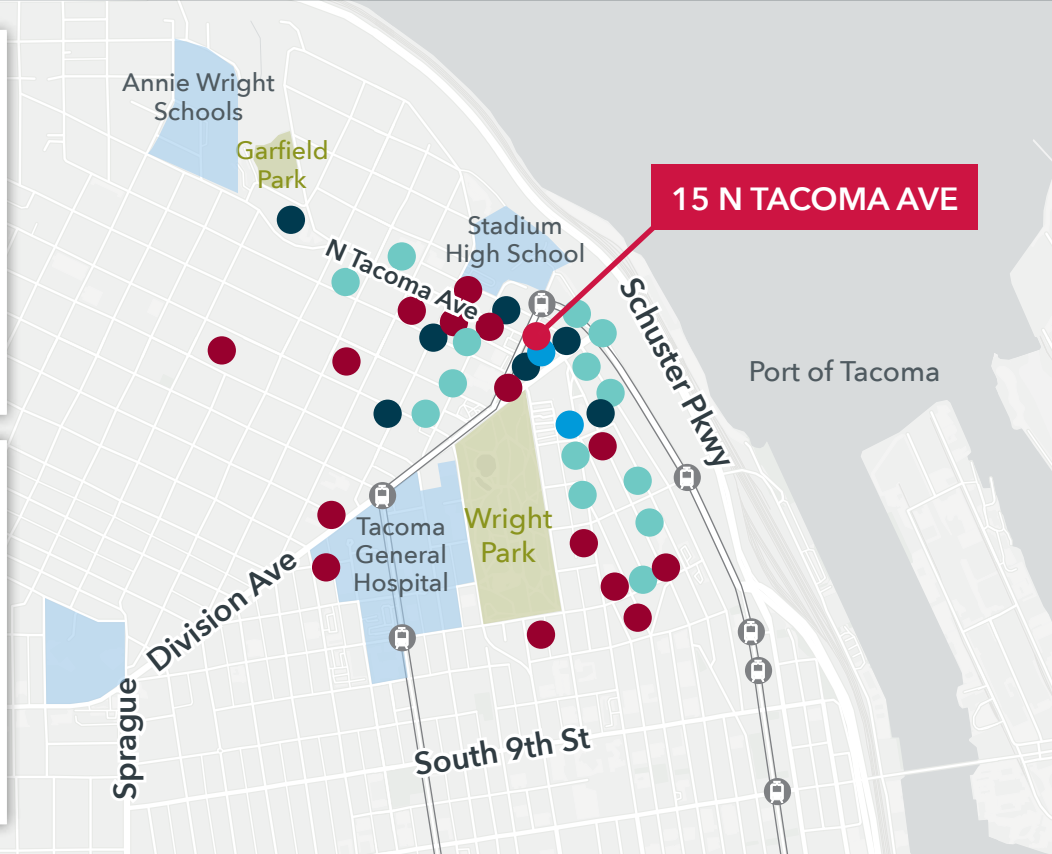
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STADIUM HIGH SCHOOL



WRIGHT PARK



## Where Tacoma's History Meets Modern Charm

Tacoma's Stadium District is a vibrant mix of historical landmarks, lush parks, and local favorites.

Explore iconic sites like Stadium High School and Wright Park, or enjoy a stroll through the district's charming streets filled with unique shops, cafes, and dining spots.

With easy access to public transit, the Tacoma Link light rail, and nearby freeways, everything from downtown attractions to Puget Sound views is just minutes away.

This map highlights all the must-see places that make the Stadium District a perfect blend of history, culture, and convenience.

### EAT & DRINK

- 1 Art House Cafe
- 2 Shake Shake Shake
- 3 Moshi Ramen Bar
- 4 Indo Asian Street Eatery
- 5 Salamone's Pizza
- 6 The Powder Room
- 7 Room 428
- 8 Poquitos Tacoma
- 9 Cookie Dough Delight
- 10 Stadium Thai
- 11 Cosmonaut Coffee Co
- 12 Hank's Bar and Pizza
- 13 Frisko Freeze
- 14 Jimmy Johns
- 15 Parkway Tavern
- 16 Doyle's Public House
- 17 Le Sel Bistro
- 18 Zen Ramen
- 19 Corina Bakery
- 20 Infinite Soups
- 21 Red Star Taco

### SHOPPING

- 1 Stadium Thriftway
- 2 Mud Bay Pet Supply
- 3 Pure Vintage Clothing

### AMENITIES

- 1 Walgreens
- 2 Orange Theory Fitness
- 3 Morrell's Cleaners
- 4 Umpqua Bank
- 5 Stadium Golf
- 6 Wright Park
- 7 Tacoma Little Theater
- 8 La Bella Nail Spa
- 9 Carpe Diem Massage
- 10 Tacoma Lawn & Tennis
- 11 Temple Theater
- 12 Ball Auto Sales & Service

### APARTMENTS

- 1 Edgecliff Apartments
- 2 Bayside Gardens
- 3 The Orion Apartments
- 4 Stadium Apartments
- 5 Legacy Apartments
- 6 Vista Del Rey
- 7 Vista Terrace
- 8 The Grand on Broadway
- 9 The Lex
- 10 Bella On Broadway
- 11 Park Tower
- 12 The Ruby Apartments
- 13 Hanna Heights