

THE PINE ROOM TACOMA

Turn Key 6th Ave Restaurant Space



LISTING INFORMATION

ADDRESS:	2811-13 6th Ave, Tacoma WA
AVAILABLE SF:	7,092 SF
DATE AVAILABLE:	Immediately
LEASE RATE:	\$25.00 SF/YR (NNN)
NNN RATE:	\$7.50 SF/YR

COMMENTS

In the heart of the 6th Avenue Business District, a rare fully built out turnkey restaurant located at a lighted intersection.

A newly renovated, 2 story restaurant. The property is connected to a recently installed grease trap, has a Type 1 Hood, rooftop bar and available parking. A true turn key restaurant ready to open immediately. Also has a walk up window for pickup/delivery service.

The information provided herein is from sources we deem reliable, however it is provided without any guarantee or representation as to its accuracy. Prospective parties should independently verify all information prior to entering into any agreements.

LOCATION



LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

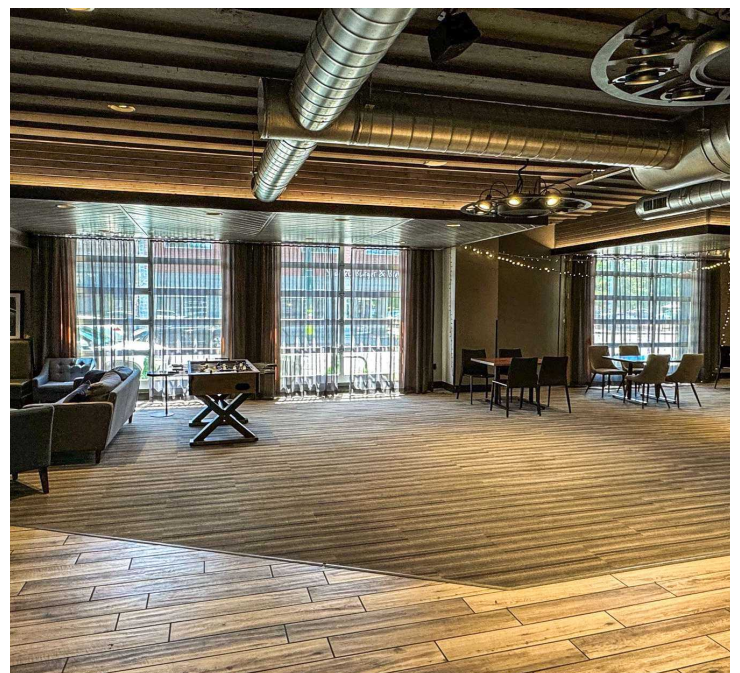
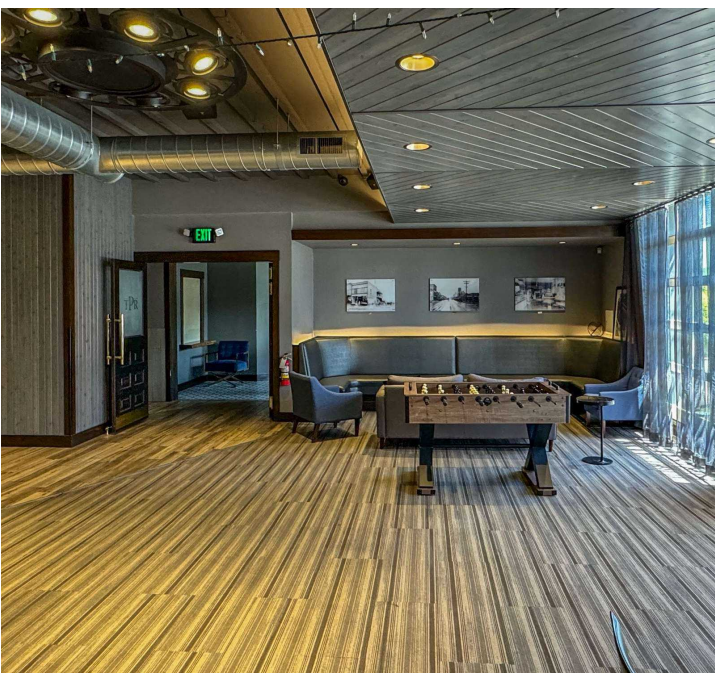
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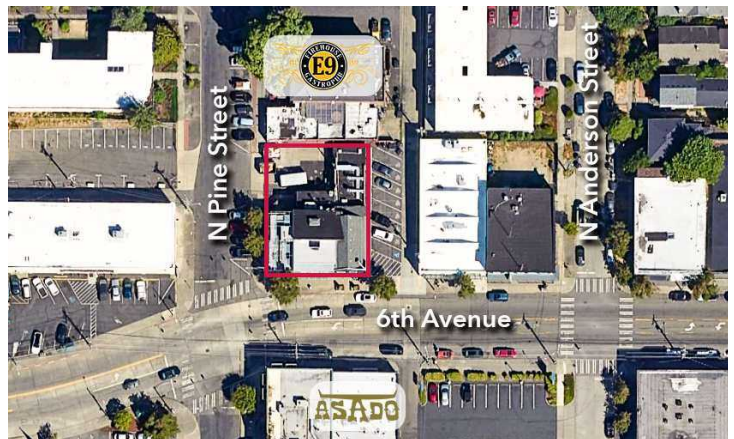
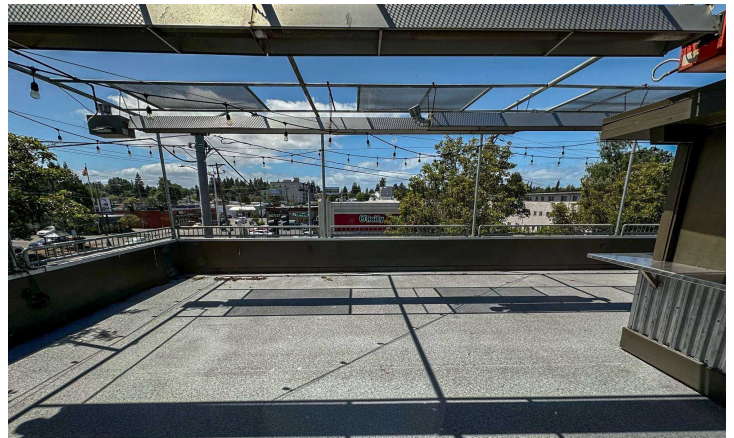
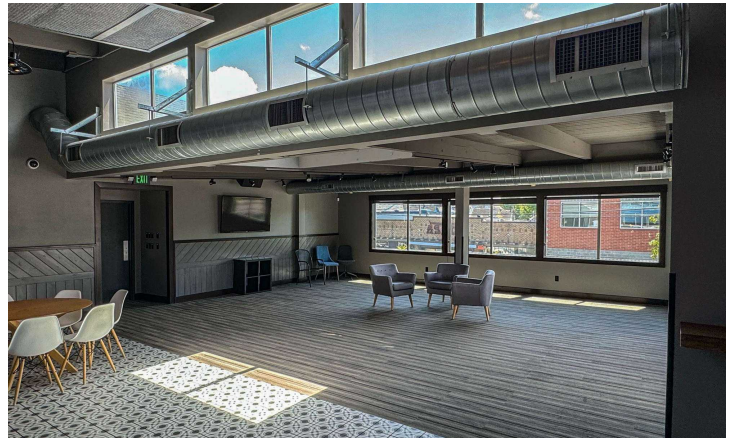
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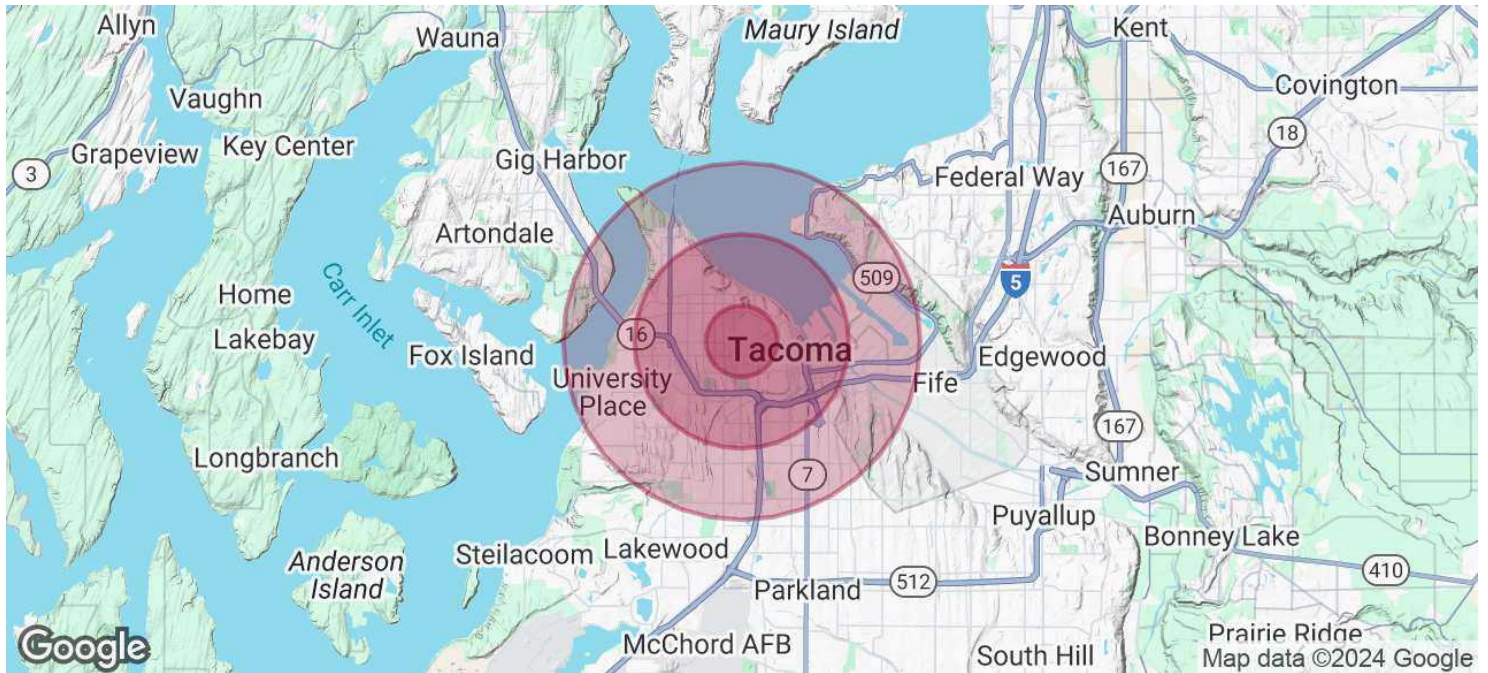
Map
data
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Google

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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	24,259	113,886	246,888
AVERAGE AGE	38	40	40
AVERAGE AGE (MALE)	37	39	39
AVERAGE AGE (FEMALE)	39	41	41
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	9,843	49,874	99,966
# OF PERSONS PER HH	2.5	2.3	2.5
AVERAGE HH INCOME	\$121,116	\$107,846	\$110,691
AVERAGE HOUSE VALUE	\$640,975	\$574,932	\$571,718

Demographics data derived from AlphaMap