

AVAILABLE

FOR LEASE

3602 6th Ave
Tacoma, WA 98406

DRAKE NELSON
SALON

6TH & UNION CENTER

Carrie Walker



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

6TH & UNION CENTER provides a fully occupied retail center, leased to a dynamic mix of regional and local brands. The center is highly exposed on the hard corder of two main arterials in the heart of the 6th Avenue District. It's located amidst a dense number of retailers, employers, housing, institutions of higher education and new developments.

3602 6TH AVE

1,836 SF \$30.00 PSF PLUS NNN

- High ceilings
- On-site parking
- Located on 6th Ave [Tacoma's most popular east-west corridor]
- NNN is \$11.08 PSF



NEARBY TENANTS



DEMOGRAPHICS

POPULATION

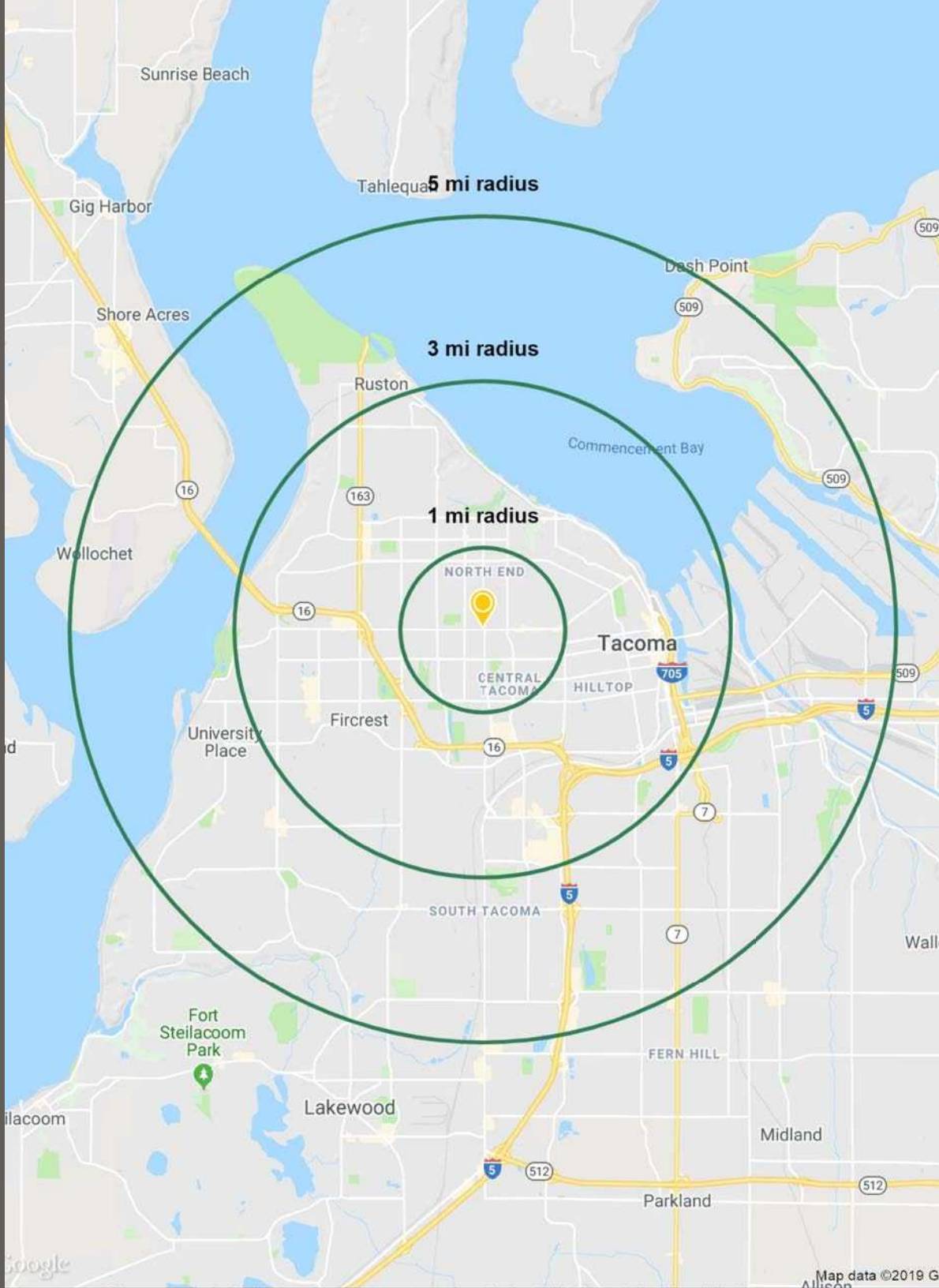
Mile 1	Mile 3	Mile 5
22,073	123,338	237,255

AVERAGE HH INCOME

Mile 1	Mile 3	Mile 5
\$136,321	\$119,465	\$123,678

DAYTIME POPULATION

Mile 1	Mile 3	Mile 5
11,688	103,319	164,425



SUMMARY

UNIVERSITY OF
PUGET SOUND

LOCATION DETAILS



Surrounded by many
restaurants & retailers



Located in the
6th Ave District

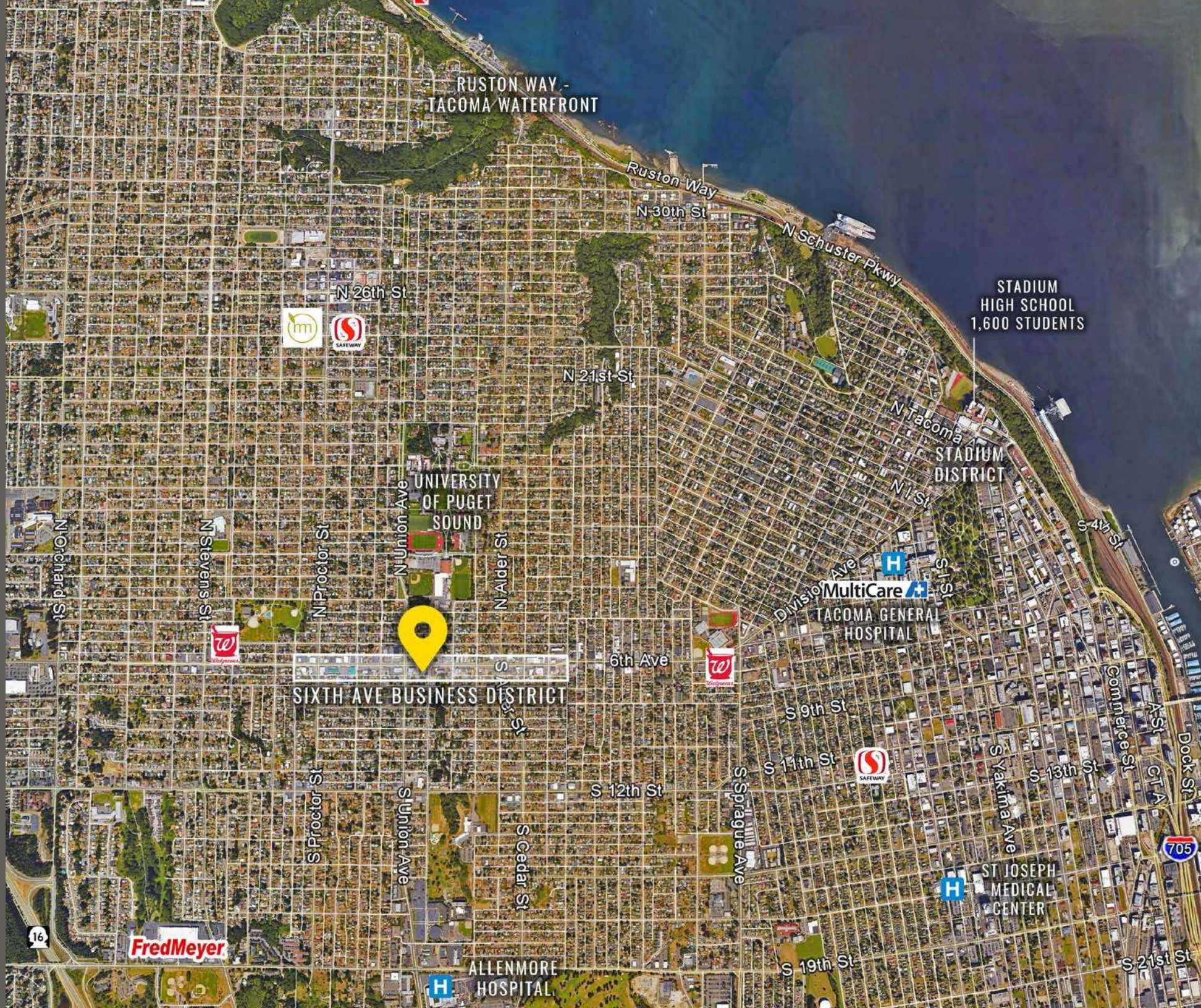


15,386 CPD
6th Ave



10,732 CPD
S Union Ave

LOCATION AERIAL



TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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