

FOR SUB-LEASE

3108 Harborview Drive
Gig Harbor, WA 98335



FORMER BELLA FEMMINA ITALIAN RESTAURANT

Lisa Tallman | Jamie Firth

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

3108 HARBORVIEW DRIVE is located in the heart of downtown Gig Harbor, this scenic waterfront destination captures a perfect blend of charm and tranquility. This prime spot offers breathtaking harbor views, enhanced by the vibrant atmosphere of nearby shops, cozy cafes, and inviting restaurants that line the picturesque streets.

AVAILABLE

**4,290 +/- SF \$30.00 PSF + NNN
SUB LEASE OPPORTUNITY**

- Rare opportunity downtown Gig Harbor with existing restaurant infrastructure in place.
- Excellent visibility from Harborview Drive
- Located in the heart of downtown Gig Harbor with excellent walkability to neighboring retailers and eateries.
- 10 Parking stalls available across the street, in addition to street parking.
- Existing buildout in place - Ask about equipment.



Population



Average HH Income

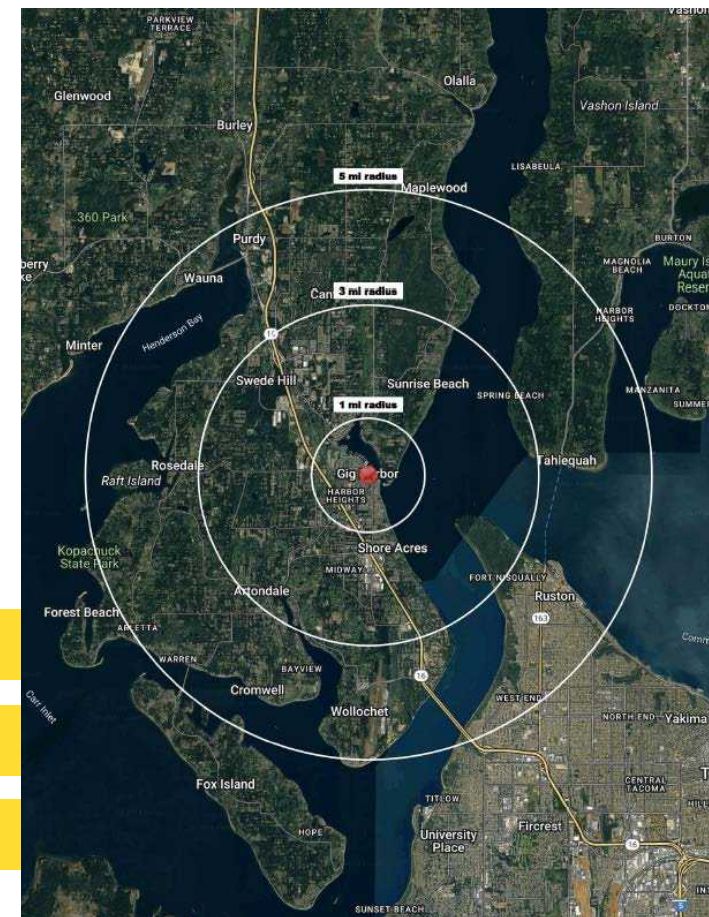


Daytime Population

Regis - 2024

	Population	Average HH Income	Daytime Population
Mile 1	4,004	\$179,814	4,829
Mile 3	25,881	\$182,566	21,425
Mile 5	64,957	\$179,837	42,835

NEIGHBORING TENANTS



LOCATION DETAILS



Located in
Downtown Gig Harbor



Excellent Walkability
to Neighboring Tenants



7,179 CPD
Harborview Drive

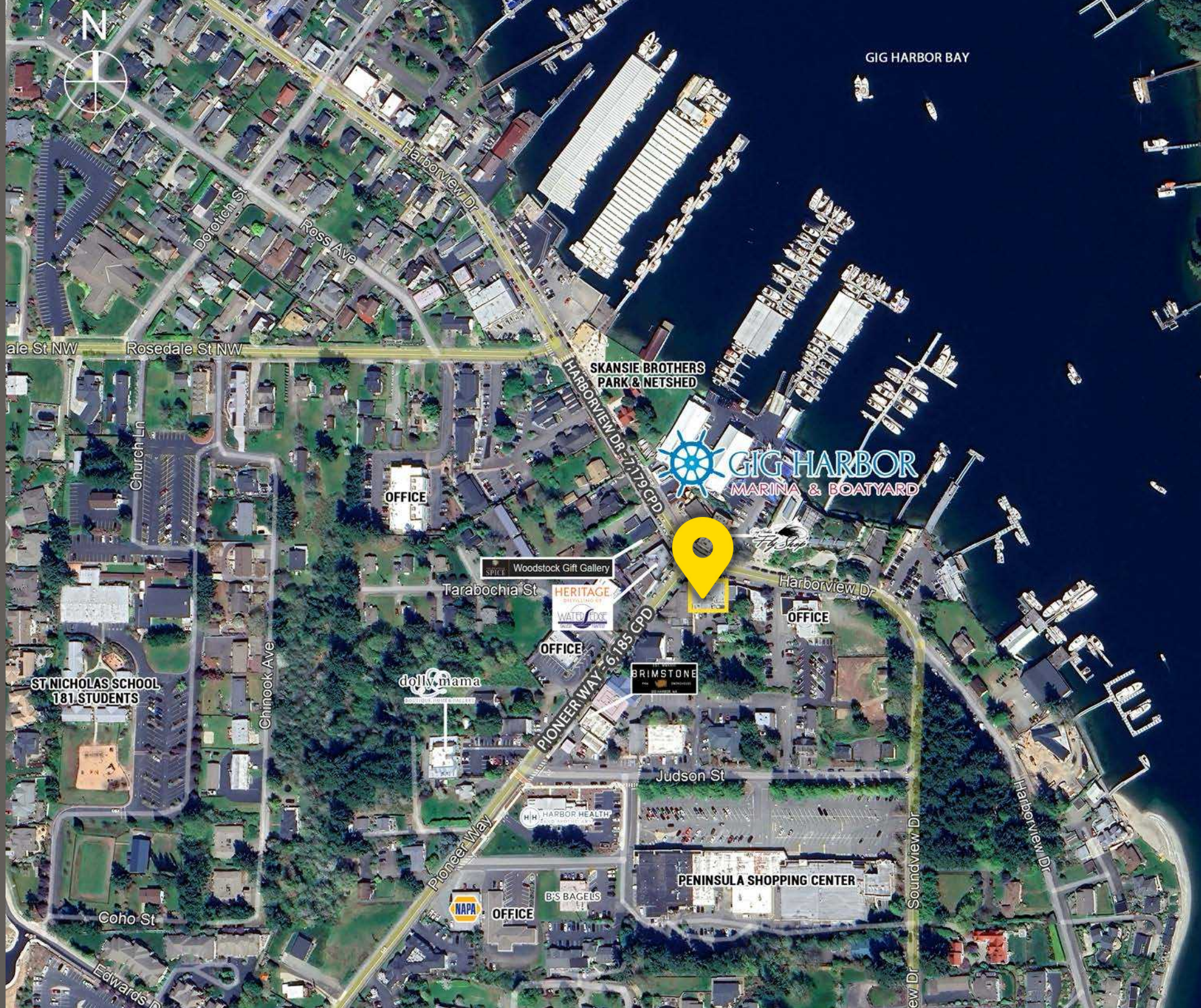


6,185 CPD
Pioneer Way

LOCATION AERIAL



GIG HARBOR BAY



SKANSIE BROTHERS
PARK & NETSHED

 **GIG HARBOR**
MARINA & BOATYARD

OFFICE

Woodstock Gift Gallery

Tarabochia St

HERITAGE
WATER ROCK

OFFICE

dolly.mama

BRIMSTONE

Harborview Dr

OFFICE

ST NICHOLAS SCHOOL
181 STUDENTS

Chinook Ave

PIONEER WAY - 6185 CPD

Judson St

HARBOR HEALTH

PENINSULA SHOPPING CENTER

Coho St

NAPA

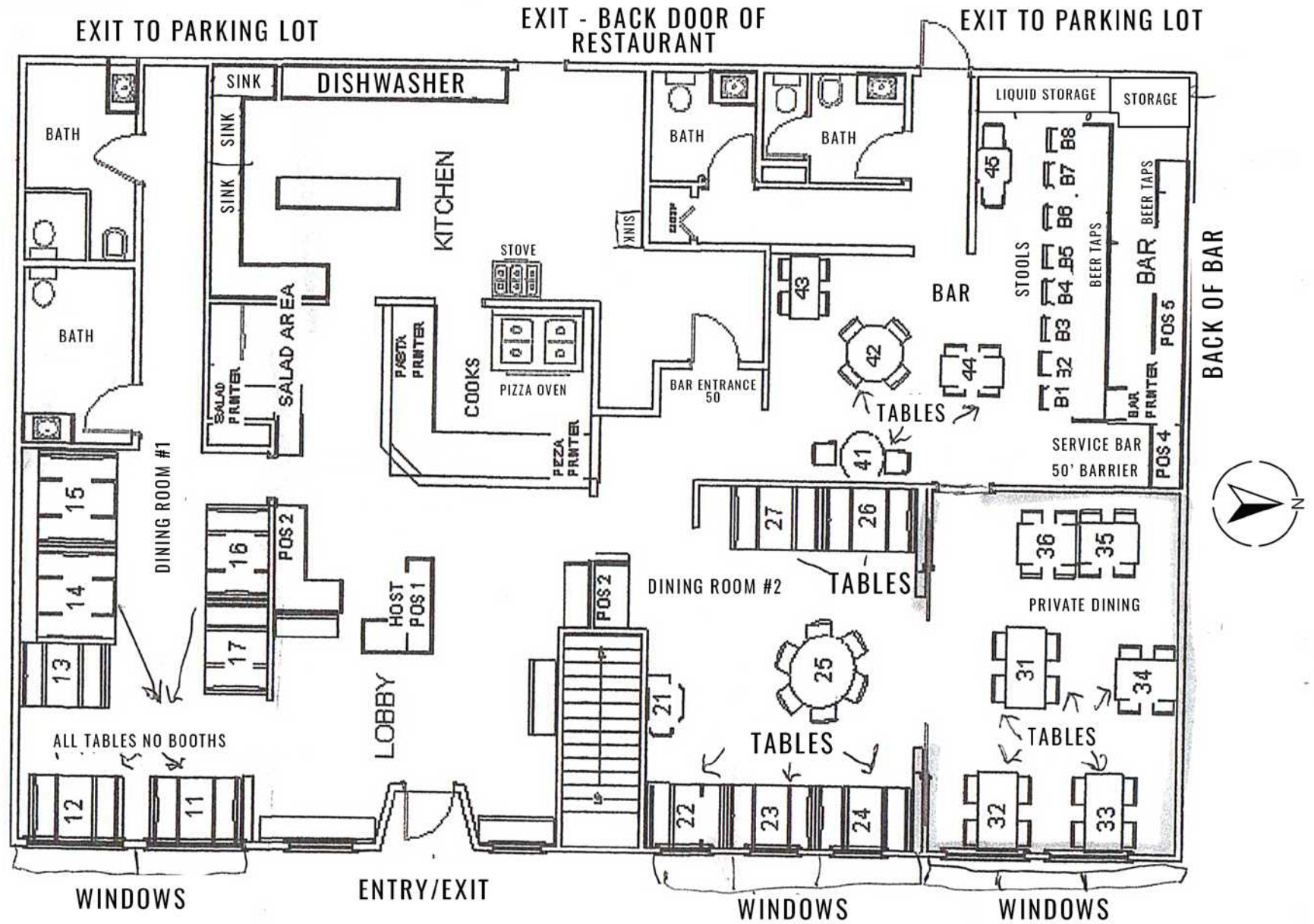
OFFICE

B'S BAGELS

Soundview Dr



FLOOR PLAN



STREET PARKING
(HARBORVIEW DRIVE)

INTERIOR PHOTOS



TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

LISA TALLMAN

📞 253.471.5504

✉️ lisa@firstwesternproperties.com

JAMIE FIRTH

📞 253.284.3649

✉️ jamie@firstwesternproperties.com



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