



CAPITOL BLVD SE

TUMWATER VALLEY DR SE

4232 CAPITOL BLVD SE | TUMWATER, WA 98501



CRAFT DISTRICT FOR LEASE



First Western Properties | 425.822.5522
11621 97th Lane NE Kirkland, WA 98034 | fwp-inc.com
First Western Properties—Tacoma Inc. | 253.472.0404
6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com



WELCOME TO THE CRAFT DISTRICT

A UNIQUE RETAIL DESTINATION FOR CULINARY AND CRAFT ENTHUSIASTS

Position your restaurant in the heart of The Craft District, a vibrant 7-acre retail center designed to blend the best in culinary experiences, craft beverages, and live entertainment. The Craft District is anchored by Heritage Distillery Co and the South Puget Sound Community College (SPSCC) Craft Brewing Distilling and Cider Program with other local brands like Olympia Seafood Co., Sweetlee's Ice Cream, Mt. Olympus Brewing, Tumwater Taco Co. and SPSCC's tasting room for their private label beverages, Percival Creek. The Craft District offers an opportunity unlike any other in Thurston County with a quality mix of artisans, local eateries, and craft beverage makers that create a one-of-a-kind community experience.

SUMMARY

AVAILABLE:
5,000 - 10,000 SF | CALL BROKER



- High I-5 Traffic Count - 56,966 CPD
- Thoughtfully curated mix of local tenants
- On Site Parking
- Multiple Floor Plans Available

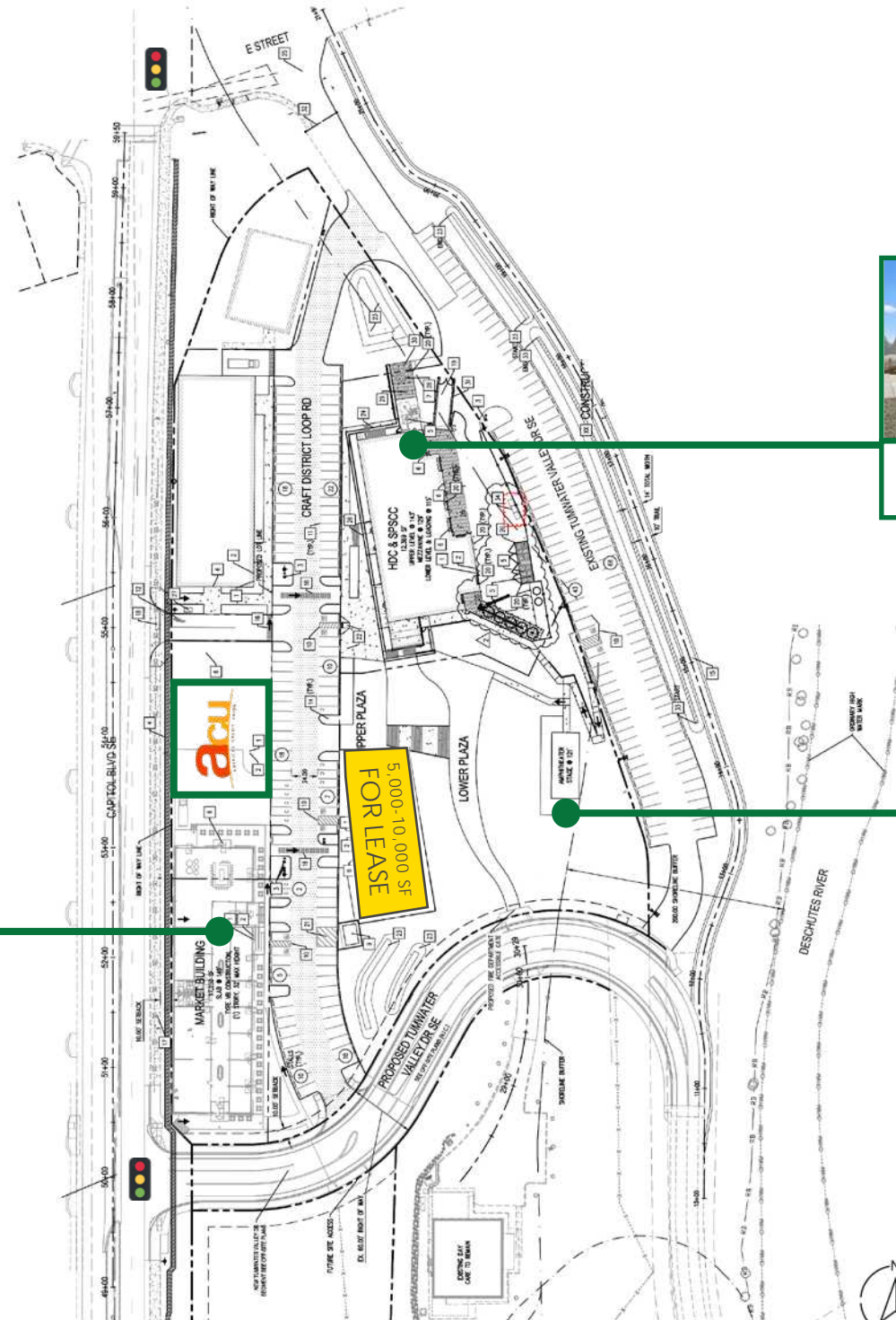


Discover more about our space and vision at TheCraftDistrict.com



SITE PLAN

UNIT	TENANT	SF
111	Finn River	1,730
121	Percival Creek	841
151	Sweet Lee's	1,682
	Olympia Seafood	1,730
130	Pattaya Thai	494
	Pattaya Thai	937
120	Julie Klueh Art	336
110	Tumwater Taco Co.	1,617
100	Mount Olympus Brewing	1,018
137	Test Patch Studio	627
140	Wines by the Valley	1,018
131	Bastard Pies & Tumwater Taco (storage)	725
Popup	Emerald Corner Popup	65
Food Truck	Bastard Pies	-
Food Truck	Abe's	-



HERITAGE
DISTILLING CO.

South Puget Sound
COMMUNITY COLLEGE



LOCATION OF FUTURE AMPHITHEATER

PHOTOS



PHOTOS



LOCATION DETAILS



CLOSELY LOCATED
NEAR MAJOR TENANTS



LOCATED MINUTES
FROM INTERSTATE 5
NORTHBOUND & SOUTHBOUND



TWO LIGHTED
ACCESS POINTS



56,966 CPD
INTERSTATE 5



LOCATION DETAILS

SOUTH PUGET SOUND
COMMUNITY COLLEGE
5,000 STUDENTS



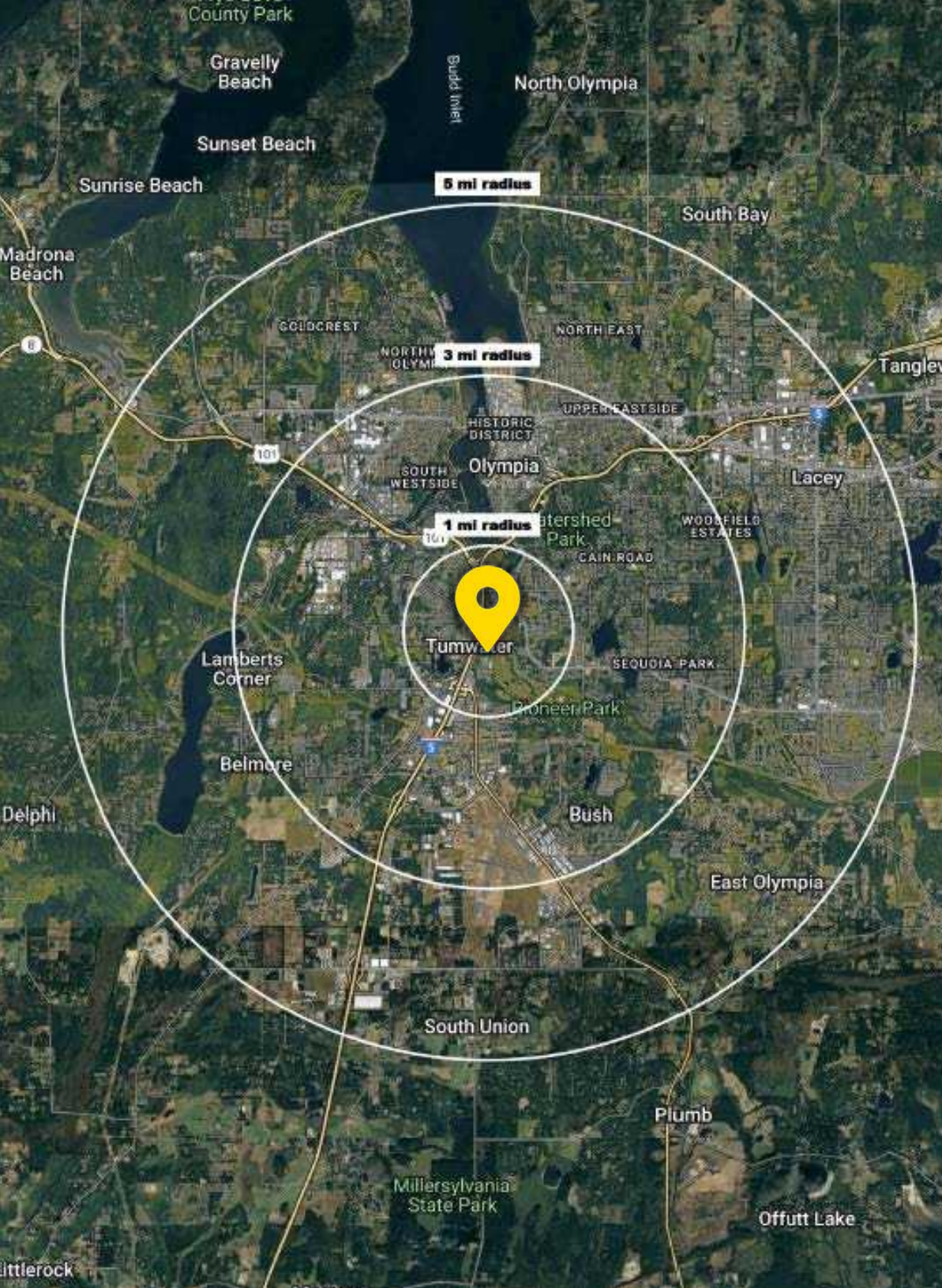
TUMWATER VALLEY
GOLF CLUB

INTERSTATE 5 - 56-966 CPD



TUMWATER HIGH SCHOOL
1,200 STUDENTS





DEMOGRAPHICS

Regis - 2024

POPULATION

Mile 1	Mile 2	Mile 3
9,200	64,380	136,689

AVERAGE HH INCOME

Mile 1	Mile 2	Mile 3
\$119,641	\$117,847	\$114,674


DAYTIME POPULATION


Mile 1	Mile 2	Mile 3
6,985	68,482	114,705



RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

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