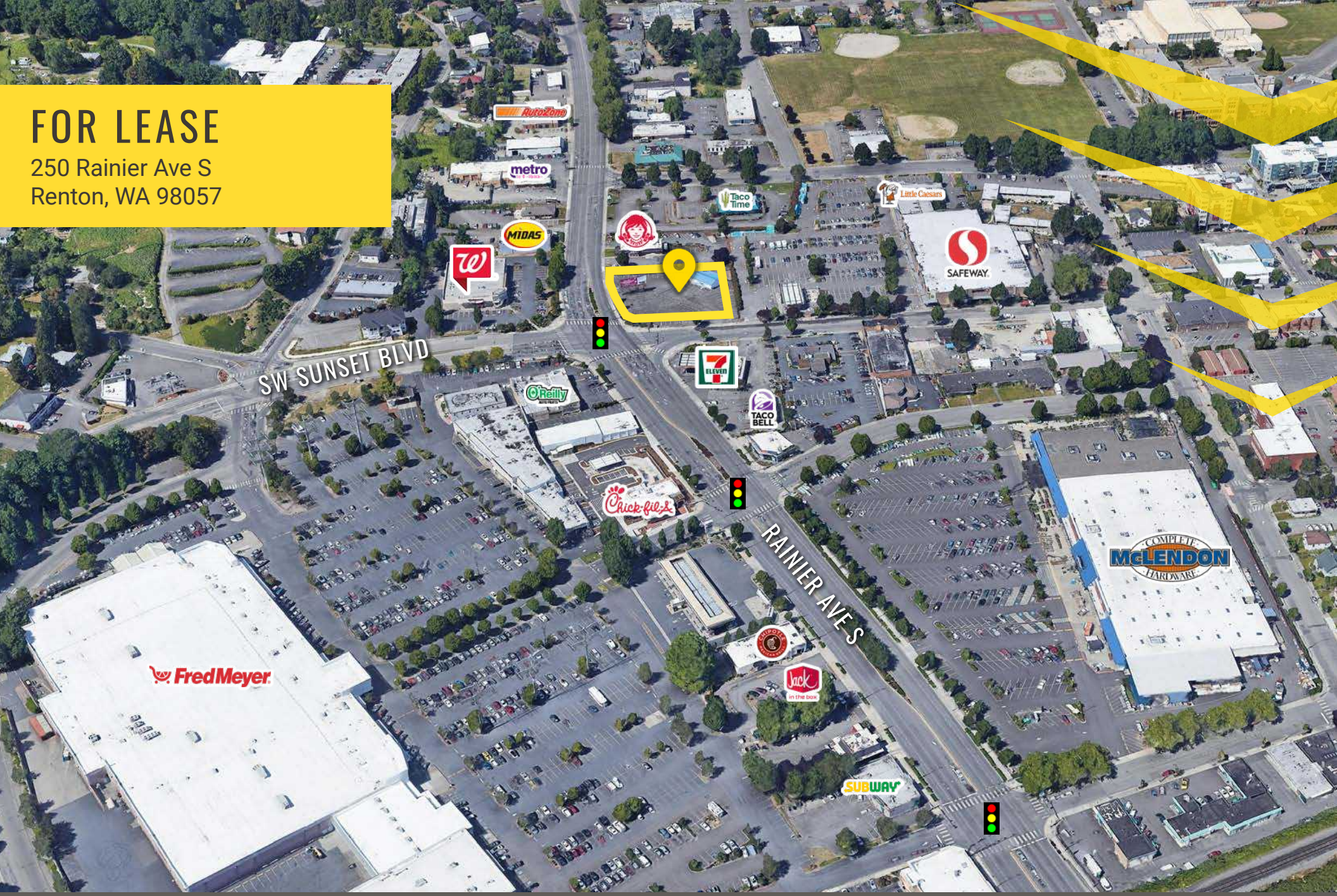
FOR LEASE

250 Rainier Ave S
Renton, WA 98057



RAINIER AVE S LOT OPPORTUNITY

FIRST WESTERN PROPERTIES

Josh Parnell

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

SUMMARY

RAINIER AVE S is located in the retail heart of Renton, just off of Interstate-405 and minutes away from the Boeing Factory. Opportunities are endless with this location - makes for a great retail pad or an awesome location to use the current building/lot for automotive sales. Renton is just 11 miles southeast of Seattle on the southern shore of Lake Washington.

GROUND LEASE

1,549 SF BUILDING ON 32,359 SF CORNER LOT
$15,000 PER MONTH NET LEASE

- Zoning - Commercial arterial zone (CA)
- Two easy access points and pylon signage available
- Location is just 2.5 miles away from the Renton Boeing Factory

Regis - 2024	Population	Average HH Income	Daytime Population
Mile 1	12,995	$106,881	27,298
Mile 3	108,070	$131,709	106,975
Mile 5	266,999	$155,916	212,474

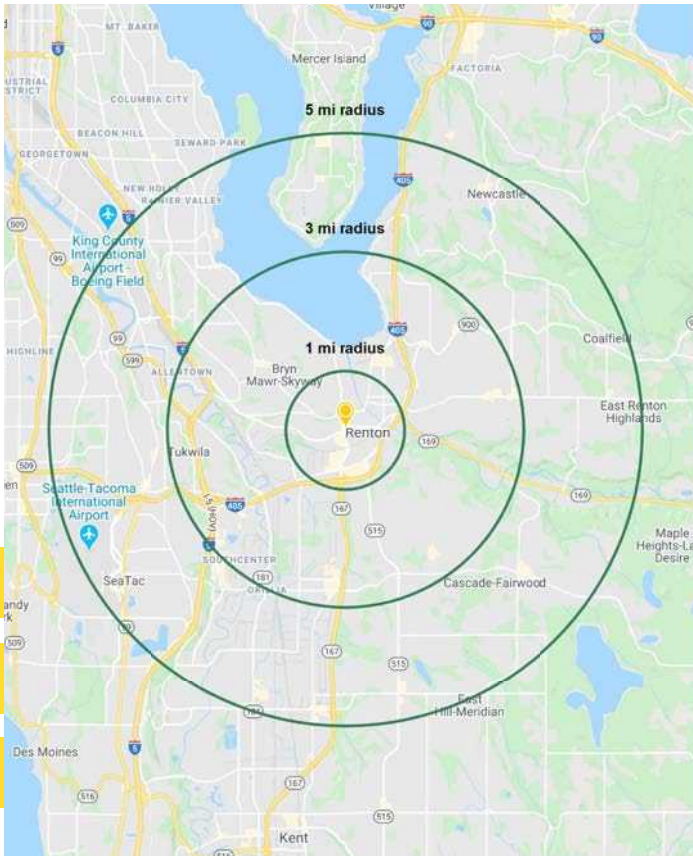
NEARBY TENANTS

SAFEWAY

FredMeyer

Walmart

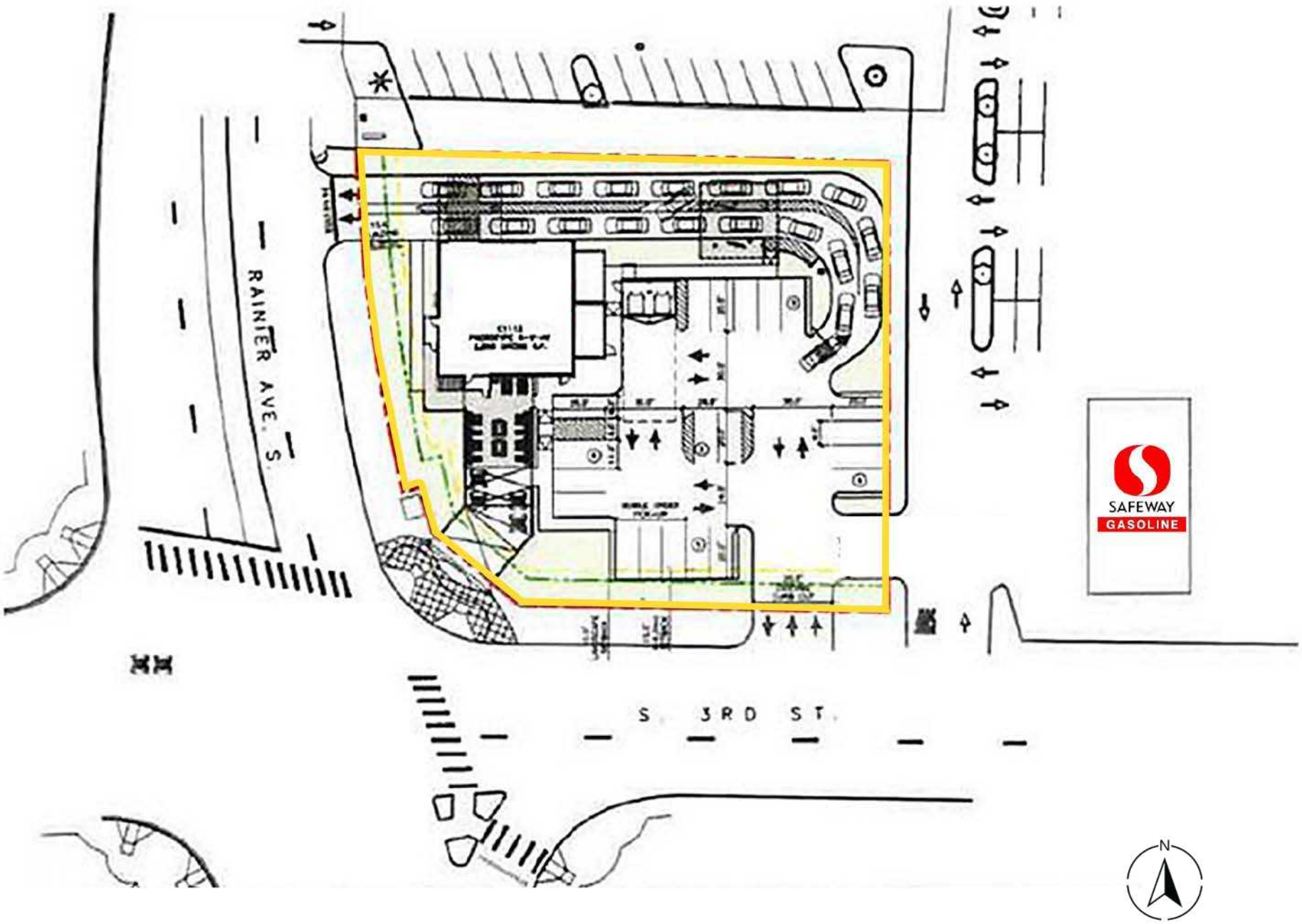
COMPLETE McLENDON HARDWARE



FIRST WESTERN PROPERTIES

CONCEPTUAL RE-DEVELOPMENT SITE PLAN

CONCEPTUAL SITE PLAN



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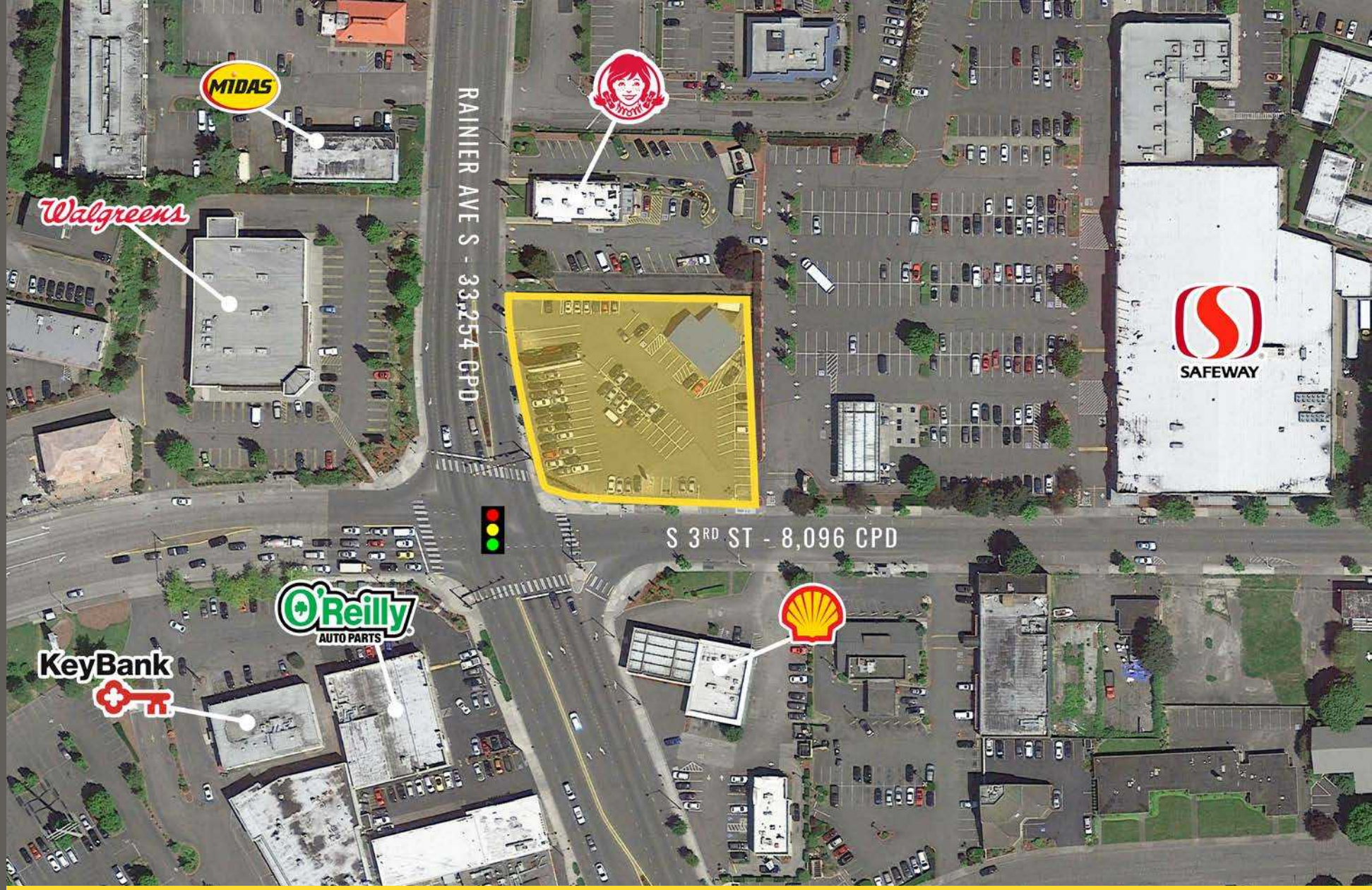
LOCATION DETAILS



Located in the Heart of Renton

Quick access to I-405

8,096 CPD South 3rd Street

33,254 CPD Rainier Ave South

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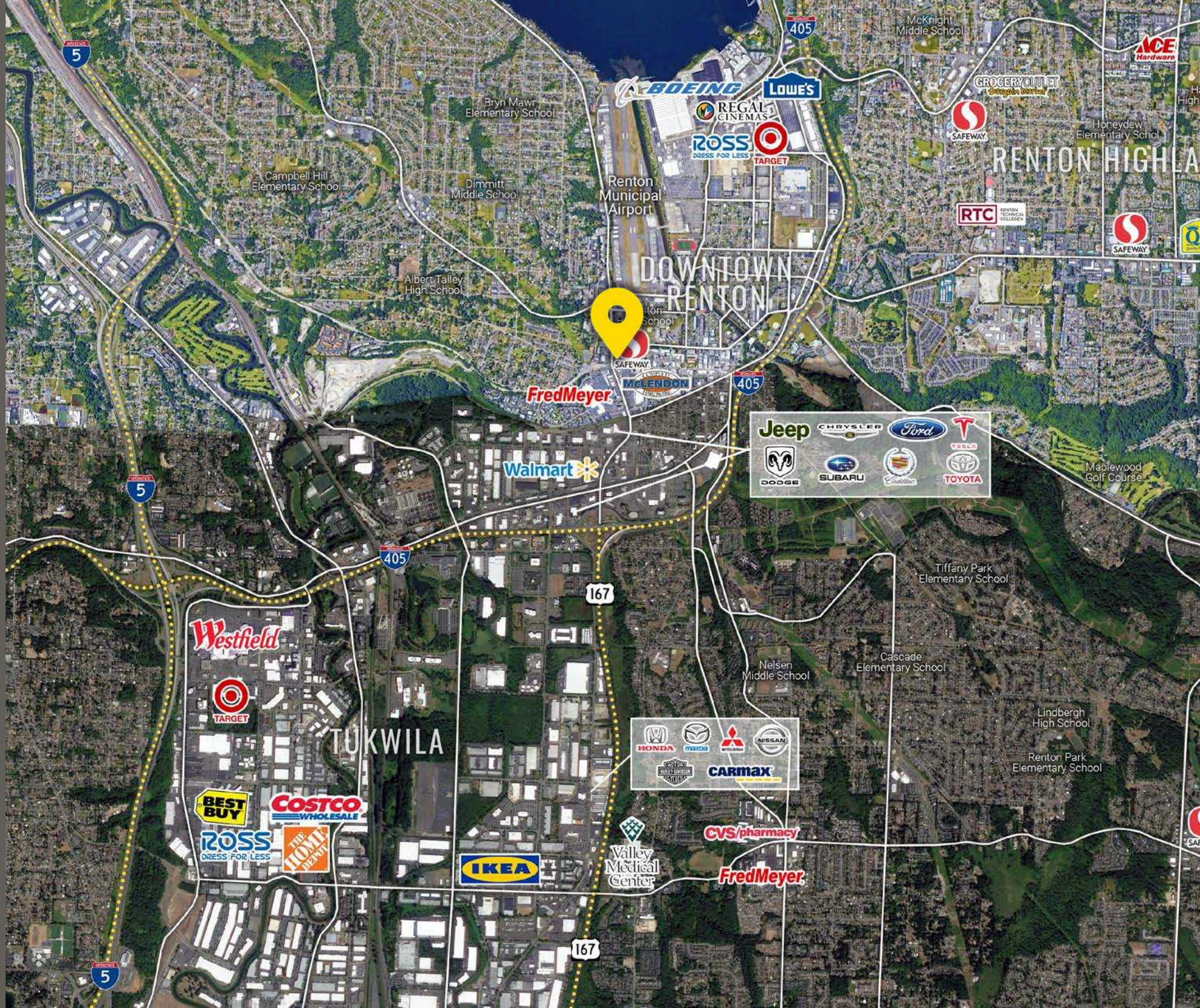
LOCATION AERIAL



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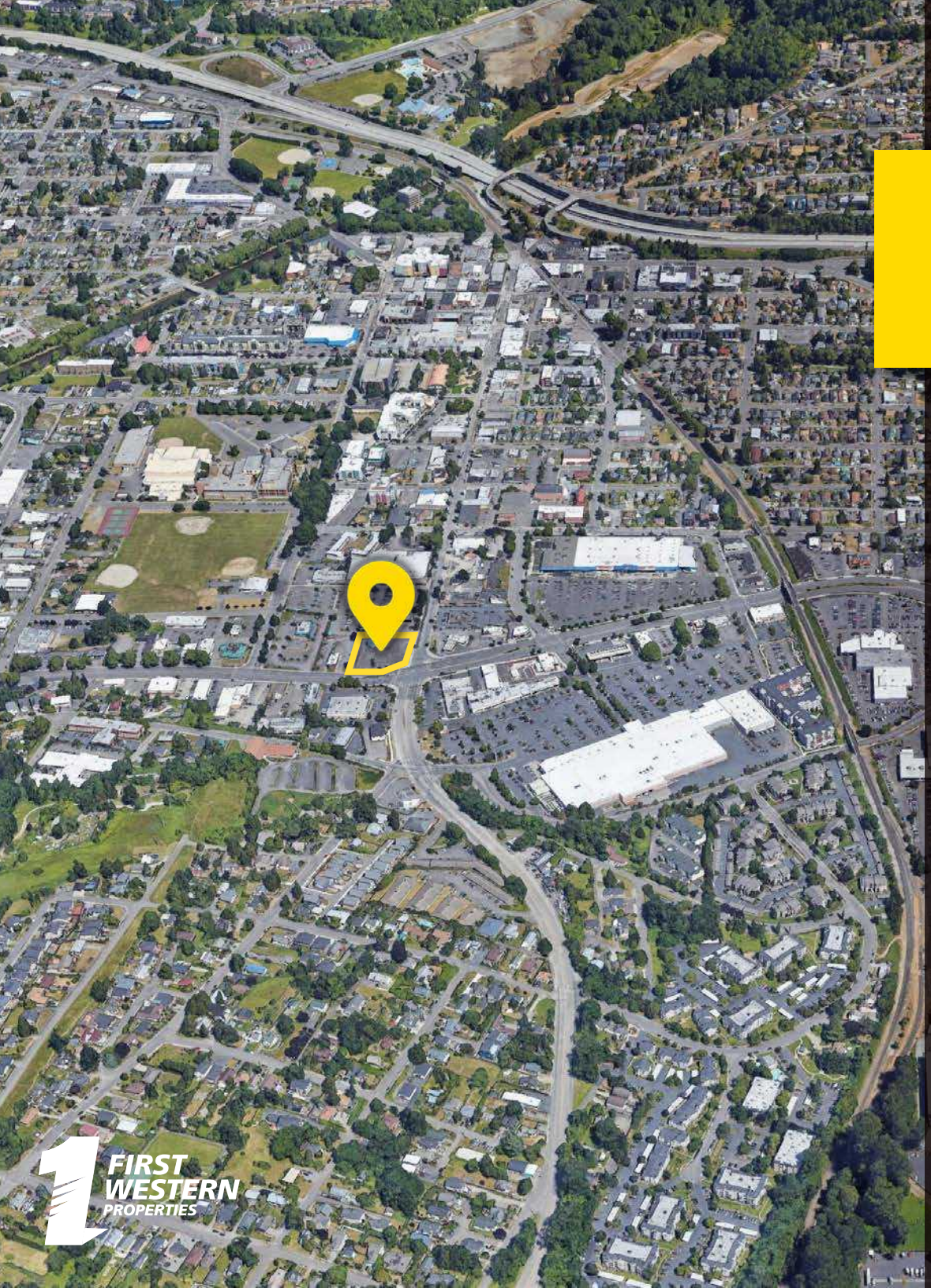

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RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

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