



# JUANITA COMMONS

11636 98th Avenue NE  
Kirkland, WA 98034

Jake Thurber | Chandler Williams

First Western Properties, Inc. | 425.822.5522 | fwp-inc.com  
11621 97th Lane NE, Kirkland, Washington, 98034



# LISTING SUMMARY

## Juanita Commons

11636 98th Avenue NE, Kirkland, WA 98034

### JUANITA COMMONS

Located in the Juanita neighborhood of Kirkland, Juanita Commons is minutes away from Downtown Kirkland, Totem Lake, and Bothell/Kenmore. Surrounded by a dense, affluent, residential population, the property is part of a charming waterfront community.

- Available: 1,348 SF
- Rental Rate: \$34.00 + \$7.85 PSF/NNN
- Allowed Uses: Retail, Medical, Office, Non-vented Food
- Nearby Tenants: Pagliacci Pizza, Walgreen's, and Juanita Village

### 5 Mile Radius



POPULATION  
**303,430**



HOUSEHOLDS  
**128,157**



TOTAL NON-RETAIL  
ANNUAL CONSUMER  
EXPENDITURE  
**\$10.14B**



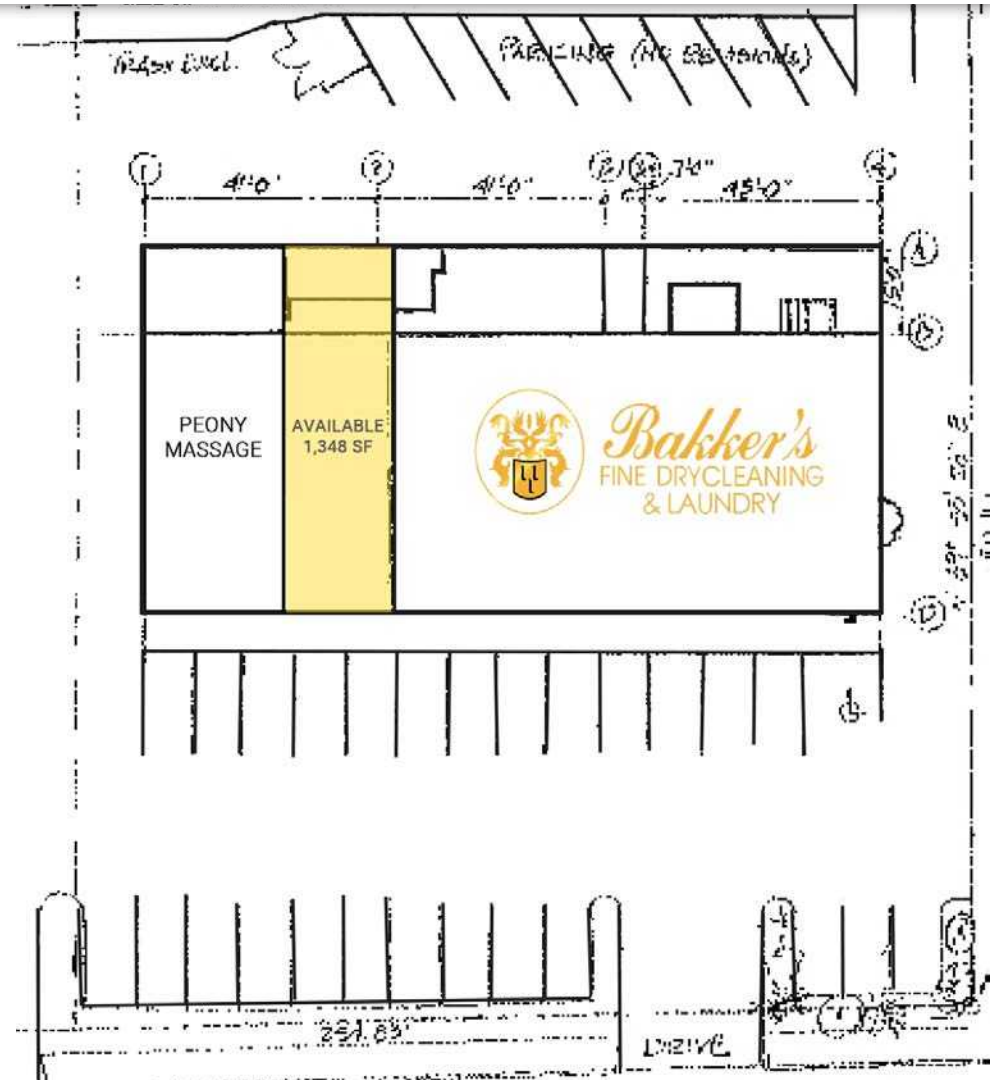
DAYTIME POPULATION  
**119,009**



AVERAGE  
HOUSEHOLD INCOME  
**\$223,668**



98TH AVENUE NE  
**13,681 ADT**



### Contact

**JAKE THURBER**

425.250.3277  
jthurber@fwp-inc.com

**CHANDLER WILLIAMS**

425.250.3274  
chandler@fwp-inc.com



# LISTING AERIAL

Juanita Commons

11636 98th Avenue NE, Kirkland, WA 98034





# MARKET AERIAL

Juanita Commons

11636 98th Avenue NE, Kirkland, WA 98034

