

FOR LEASE

PLAZA AT 175TH

*Rare 2nd Generation Retail Space
Available in Downtown Woodinville*

13317 NE 175TH ST, WOODINVILLE, WA



KIDDER.COM

km Kidder
Mathews

*Join Downtown Woodinville's
Vibrant Retail District!*

Easy access to SR-522 and I-405

Ample surface parking at 3/1,000

Great street visibility and high traffic counts:
26,500 average vehicles per day

Monument signage on NE 175th St

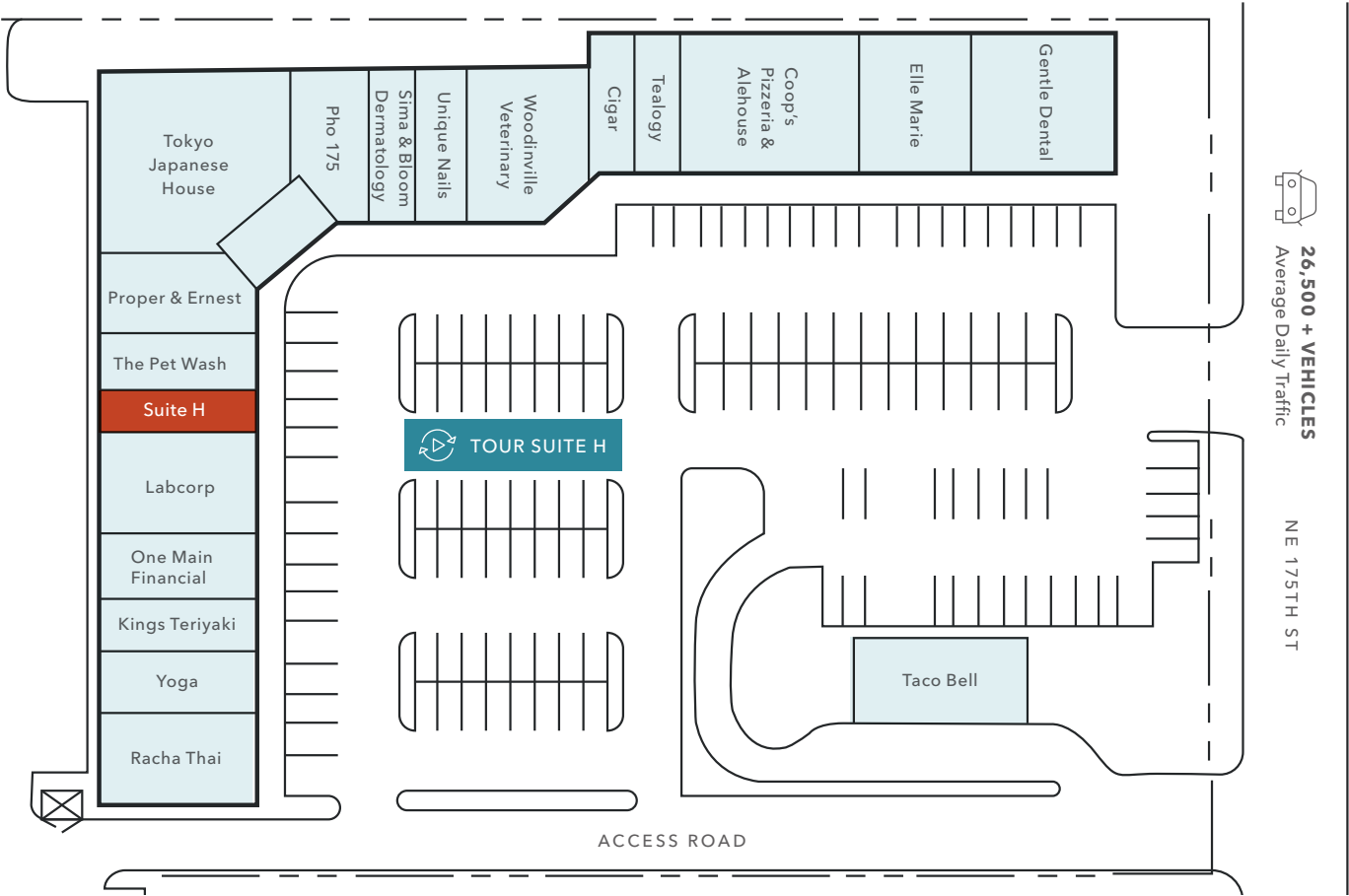
Join Racha Thai, Gentle Dental, Tokyo Japanese
Steakhouse, Proper & Ernest, Taco Bell, The Pizza
Coop, Elle Marie Hair Salon, and many more

5 MIN
DRIVE TO SR-522

9 MIN
DRIVE TO I-405



SITE PLAN



1,022 SF

SUITE H

\$38.00

LEASE RATE (SF/YR)

\$11.41

EST. NNN 2025

NOW

AVAILABLE



26,500 + VEHICLES
Average Daily Traffic

NE 175TH ST





DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2010 CENSUS	9,387	65,508	182,055
2020 CENSUS	10,845	77,710	217,332
2024 ESTIMATED	11,041	80,800	218,705
2029 PROJECTED	11,203	85,501	223,978

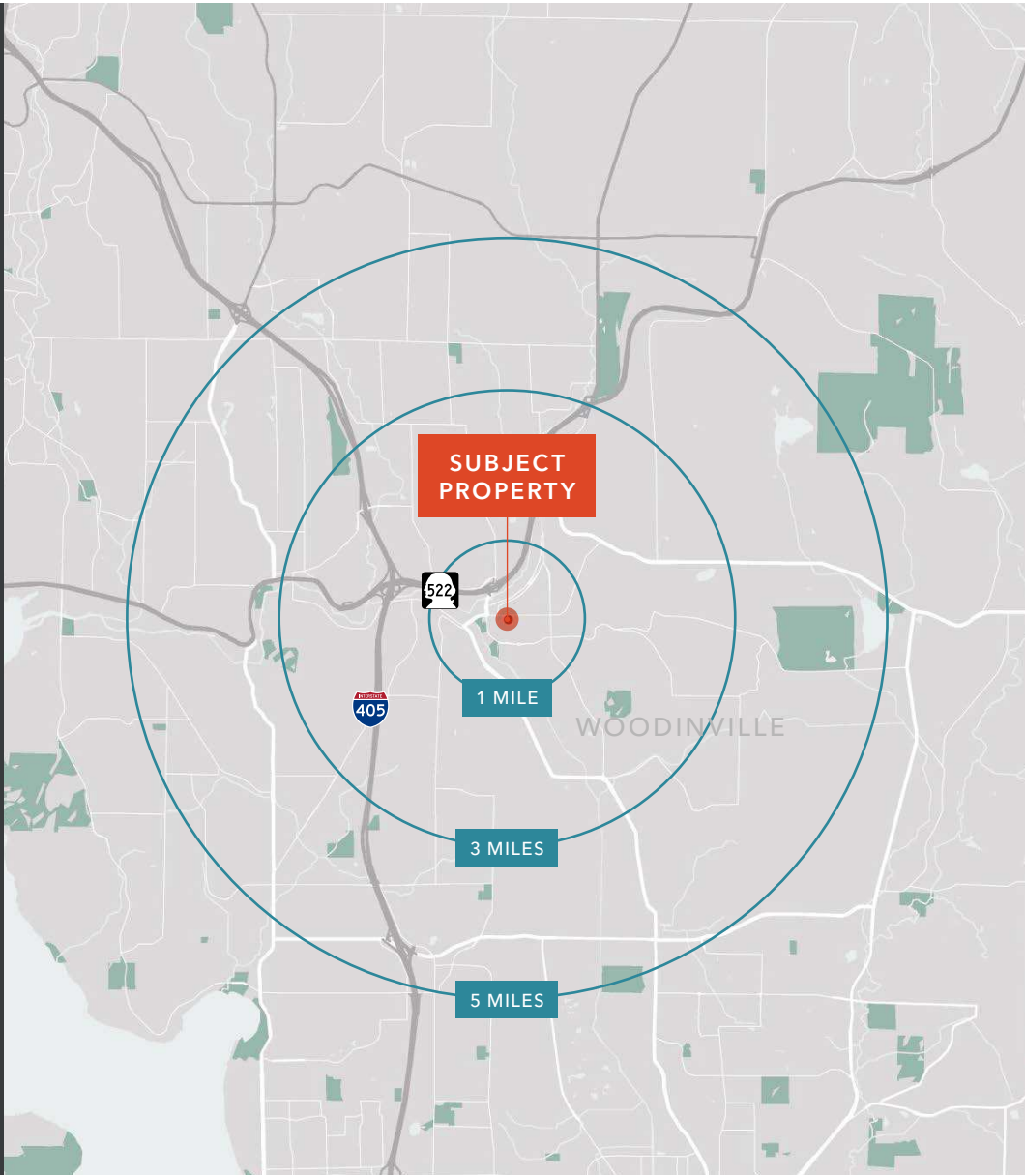
MEDIAN AGE & GENDER

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	37.2	38.3	38.3
% FEMALE	51.3%	50.0%	50.0%
% MALE	48.7%	50.0%	50.0%

HOUSEHOLD INCOME

	1 Mile	3 Miles	5 Miles
2024 MEDIAN	\$135,070	\$147,699	\$161,094
2029 MEDIAN PROJECTED	\$140,651	\$152,147	\$223,934
2024 AVERAGE	\$171,127	\$190,564	\$212,462
2029 AVERAGE PROJECTED	\$180,410	\$199,225	\$223,934

Data Source: ©2024, Sites USA





Exclusively listed by

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