

FOR LEASE

9915 224th Street East
Graham, WA 98338



GRAHAM TOWN CENTER

Patric Grissom

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

GRAHAM TOWN CENTER is a standout location for businesses looking to grow alongside a thriving residential community. The property sits near key amenities and commuter routes, attracting steady local traffic and offering strong exposure. Located in the Ace Hardware anchored shopping center. The large parking field offers ample parking space and monument signage is available on 224th Street.

9915 224TH ST E

SUITE 106: 1,010 SF \$20.00 PSF + NNN

SUITE 204-206: 2,617 SF \$18.00 PSF + NNN
CAN BE DEMISED

***UP TO 1 YEAR FREE RENT ON QUALIFYING LEASES**



Population



Average HH Income

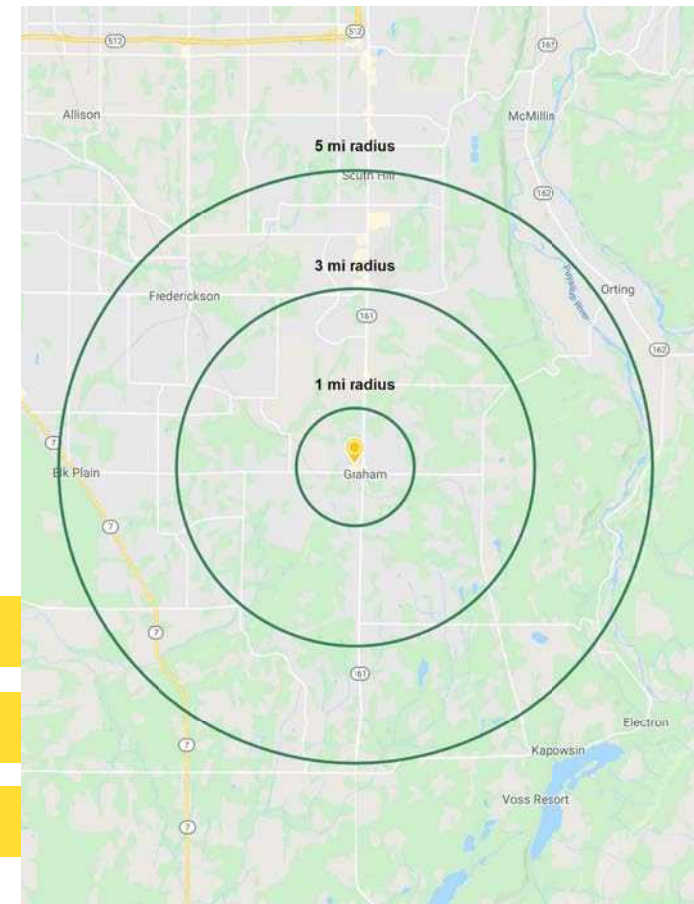
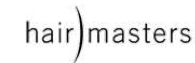


Daytime Population

Regis - 2025

	Population	Average HH Income	Daytime Population
Mile 1	2,583	\$140,243	1,621
Mile 3	45,422	\$142,840	15,820
Mile 5	109,036	\$144,493	40,439

TENANTS



SUMMARY



Suite	SF	Tenant
100-102	3,652	Amici Italian Eatery
104	1,588	Shine On Tanning
106	1,010	AVAILABLE
108-118	9,547	Ace Hardware
120	8,555	Culpepper's Bar & Grill
122	6,269	Graham Fitness Club
200	2,391	Brightstart Daycare
202	2,404	Mongolian Grill China
204-206	2,617	AVAILABLE
208	1,299	Super Smoke
210	1,295	Suns Teriyaki
212	1,582	Hart Pharmacy
214	1,289	Big Daddy's Burgers
216	986	PD Nails
218	1,387	Oliver's Fish and Chips
220	1,220	Hair Masters
222	1,263	T-Mobile
224	2,282	Virtue Tae Kwon Do

LOCATION DETAILS



Located in the
Graham Retail Core



Close proximity
to SR-161



11,201 CPD
224th St E



24,740 CPD
SR-161



TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.



PATRIC GRISSOM

 253.284.3635

 pgrissom@firstwesternproperties.com



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

© First Western Properties, Inc. DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.