

FOR LEASE

5306 - 5312 Pacific Highway E
Fife, WA 98424

AVAILABLE

AVAILABLE



FIFE PLAZA | STANDALONE BUILDING

Lisa Tallman

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




FIFE PLAZA is a prime retail and office complex offering exceptional visibility and accessibility. Strategically positioned along the I-5 corridor with exposure to over 157,000 vehicles per day. The plaza features ample parking with a ratio of 7.5 spaces per 1,000 square feet, accommodating a diverse mix of tenants including KeyBank and Citation Management.

AVAILABLE

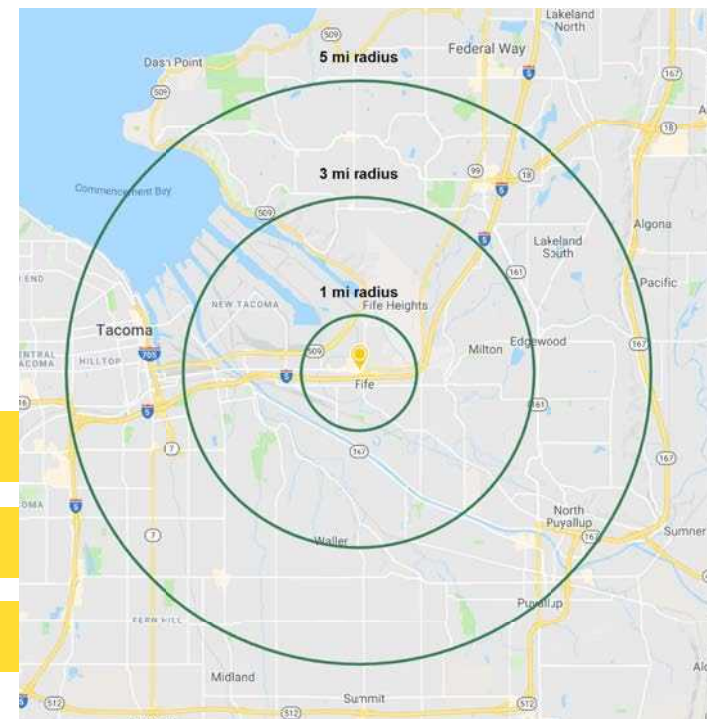
1,050+/- SF: FREESTANDING BUILDING (FORMERLY VERIZON)

\$35.00 SF + NNN (NNN EST. \$6.67 +/- SF)

- **Located directly** off I-5 offering premium signage opportunities.
- **Easy access** to Interstate 5, SR 99, and the Port of Tacoma.
- **Situated along** Pacific Highway East, a major commercial corridor with strong neighboring national and regional retailers.
- **Generous parking** ratio of 7.5 spaces per 1,000 SF, convenient for both customers and staff.

	 Population	 Average HH Income	 Daytime Population
Regis - 2025			
Mile 1	6,190	\$102,753	9,051
Mile 3	49,702	\$125,452	34,970
Mile 5	222,926	\$119,200	157,089

NEARBY TENANTS



SUMMARY



LOCATION AERIAL



Dutch Bros

KeyBank

5

180,435 CPD

54TH AVE E - 26,746 CPD

O'Reilly
AUTO PARTS

23,715 CPD

7
ELEVEN

W
Wenerschnitz

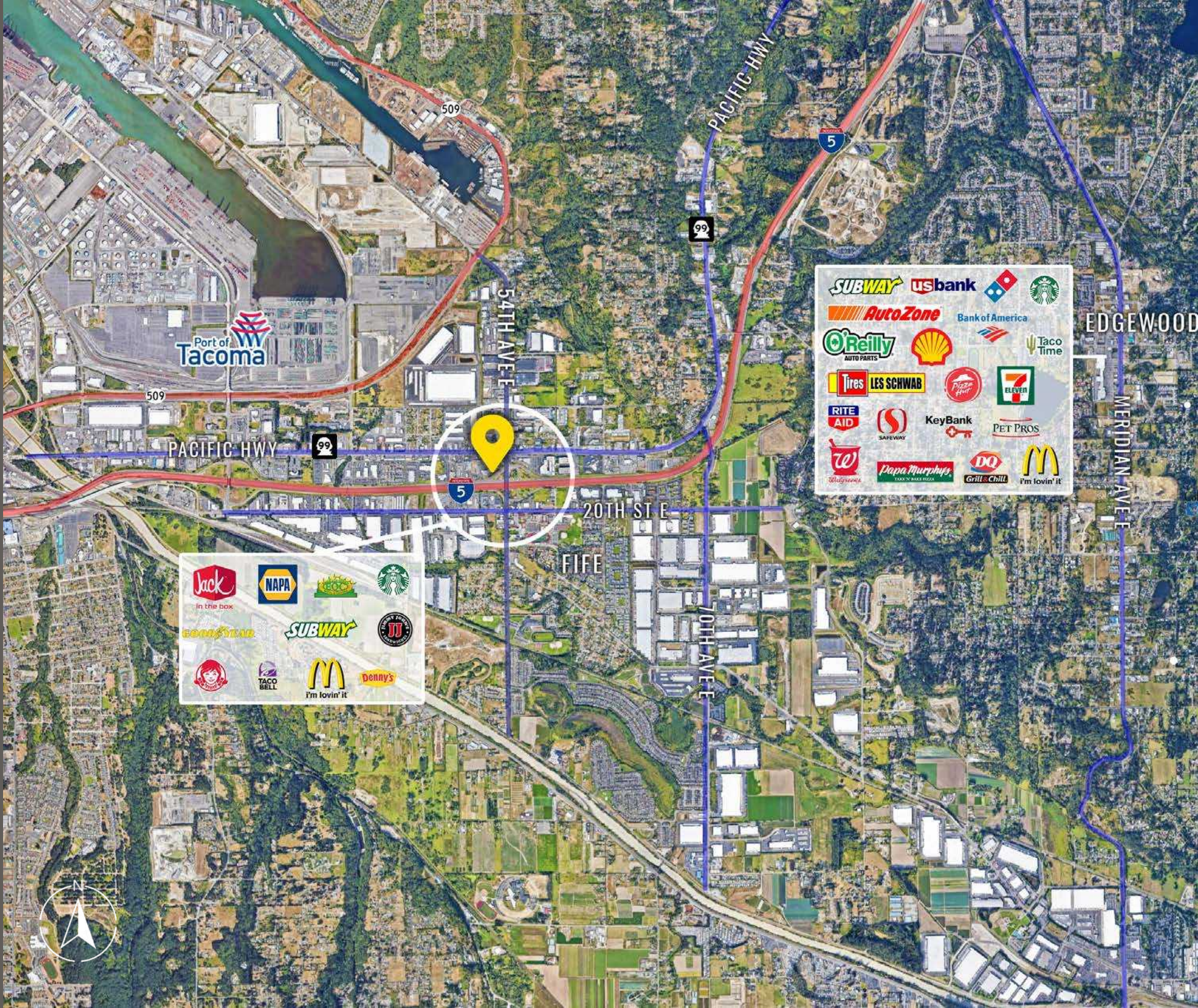
B
BOOT BARN

PACIFIC HWY E

TACO BELL



LOCATION AERIAL




TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

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