

# FOR LEASE

# GREAT RETAIL LOCATION

301 N. PARK ST., ABERDEEN, WA 98520



LEASE RATE: **\$2,000/month + \$500/month for utilities and NNN**



**Spencer Ingram**

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3333 Capitol Blvd. S

Olympia, WA 98501



**Steve Wohld**

Broker / Property Manager

360-748-4683

1646 S. Market Blvd

Chehalis, WA 98532

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### PROPERTY DESCRIPTION

Great retail location right on Hwy 101 in Aberdeen. The suite is 1,600 square feet with an open floor plan and great visibility from Hwy. 101.

### OFFERING SUMMARY

Lease Rate:	\$2,000.00 per month (Plus \$500 per month for utilities and NNN)
Available SF:	1,600 SF
Building Size:	7,325 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	727	1,526	3,457
Total Population	1,991	4,160	9,059
Average HH Income	\$61,188	\$63,032	\$67,170



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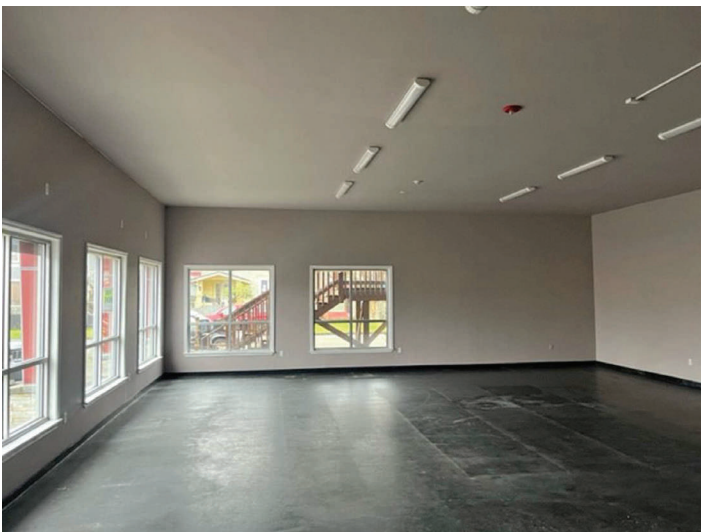


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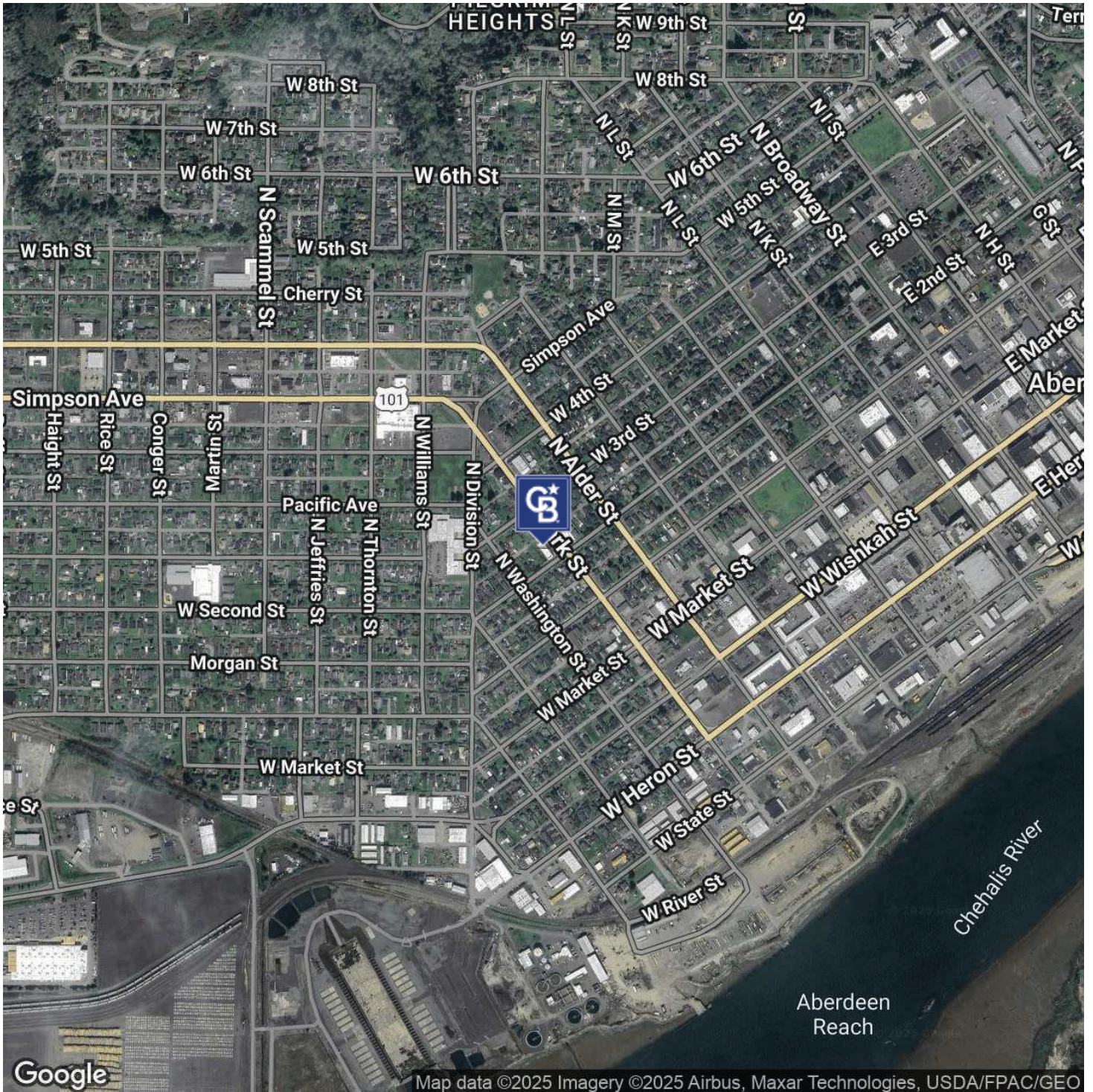


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**COLDWELL BANKER  
COMMERCIAL**  
EVERGREEN OLYMPIC  
REALTY, INC.

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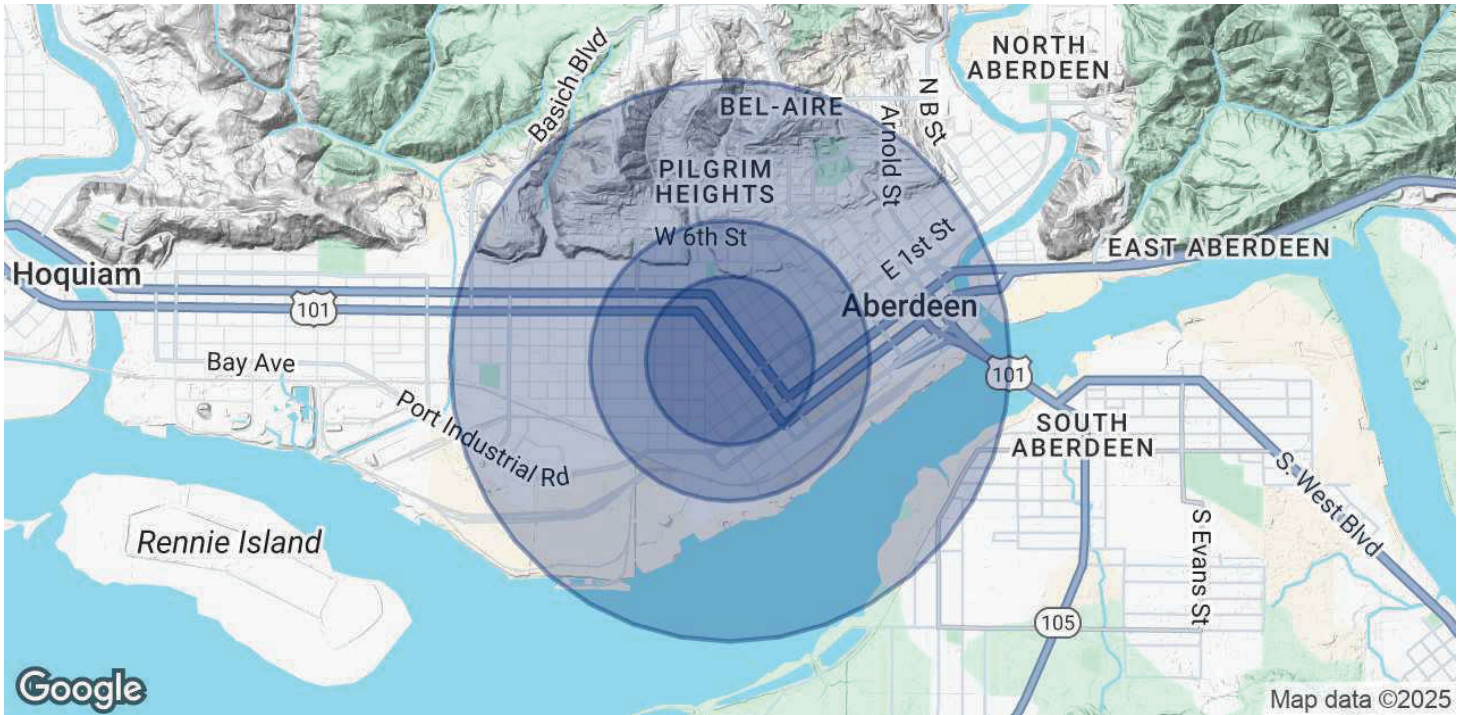
**NORTHWEST  
PROPERTY  
MANAGERS**

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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,991	4,160	9,059
Average Age	38	38	40
Average Age (Male)	38	38	40
Average Age (Female)	38	39	41
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	727	1,526	3,457
# of Persons per HH	2.7	2.7	2.6
Average HH Income	\$61,188	\$63,032	\$67,170
Average House Value	\$281,745	\$280,829	\$297,025

Demographics data derived from AlphaMap



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