FOR LEASE

215 Whitesell Street NW
Orting, WA 98360

at&t The UPS Store NOW OPEN!

FIRST WESTERN PROPERTIES

PIONEER VILLAGE SHOPPING CENTER

Jameson Sullivan | Josh Parnell | Justin Holmes

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

SUMMARY

PIONEER VILLAGE SHOPPING CENTER is a Safeway anchored center that is home to a host of national brands including McDonalds, Verizon and Anytime Fitness. As the only grocery anchored shopping center in this captive market, Pioneer Village consistently draws large numbers of consumers which is illustrated by the Safeway anchor which consistently beats national averages for gross sales for their stores.

215 WHITESELL STREET NW:

1,333 SF | $30.00 PSF | $9.00 NNN

- **Strong Traffic Exposure** – Over 17,000 vehicles per day on Whitesell Street
- **Grocery-Anchored Mix** – Proven foot traffic from daily necessity visits.
- **Convenient Amenities** – Ample parking and proximity to fuel stations and casual dining options.

TENANTS

SAFEWAY
McDonald's
SUBWAY
verizon
GRAVITY COFFEE CO.
O'Reilly AUTO PARTS
PAPA MURPHY'S
ANYTIME FITNESS
The UPS Store
at&t

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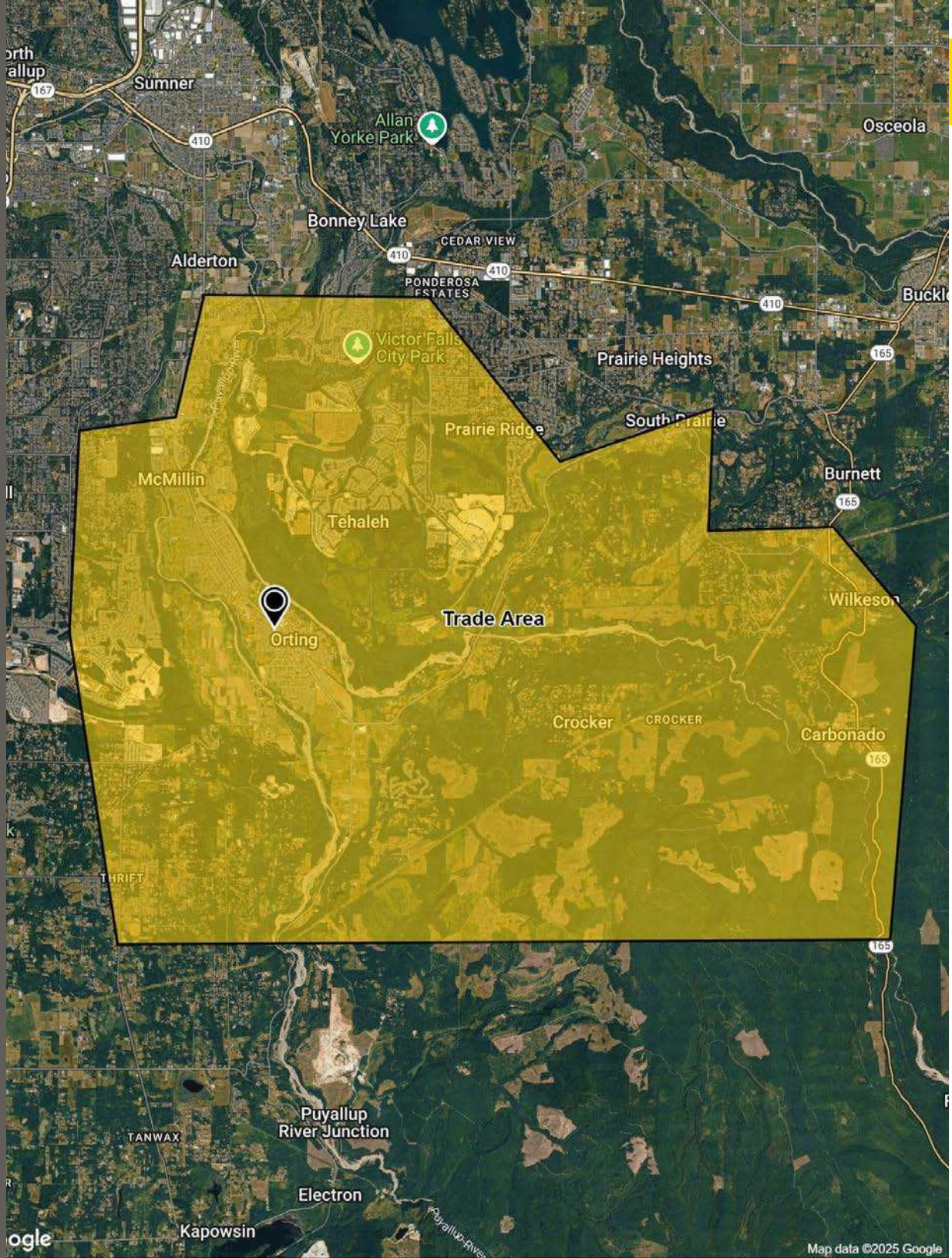
TRADE AREA



Regis - 2025

DEMOGRAPHICS

POPULATION

Trade Area
56,252

TOTAL HOUSEHOLDS

Trade Area
19,449

AVERAGE HH INCOME

Trade Area
$168,822

DAYTIME POPULATION

Trade Area
17,479

COLLEGE DEGREE +

Trade Area
12,860

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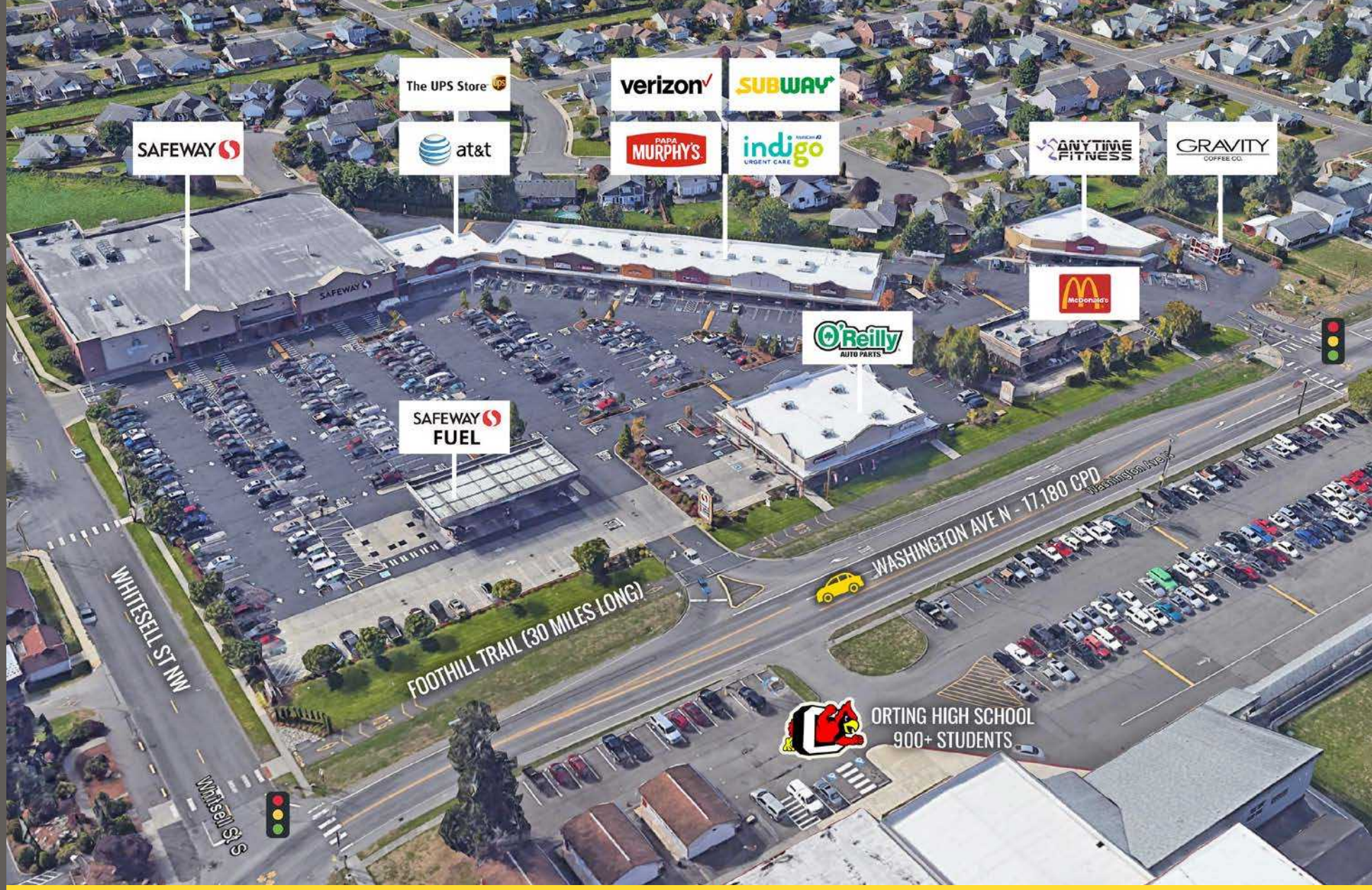
LOCATION DETAILS



High Income Community

High Performing Safeway Anchor

Large Year Over Year Residential Growth

17,180 CPD Washington Ave

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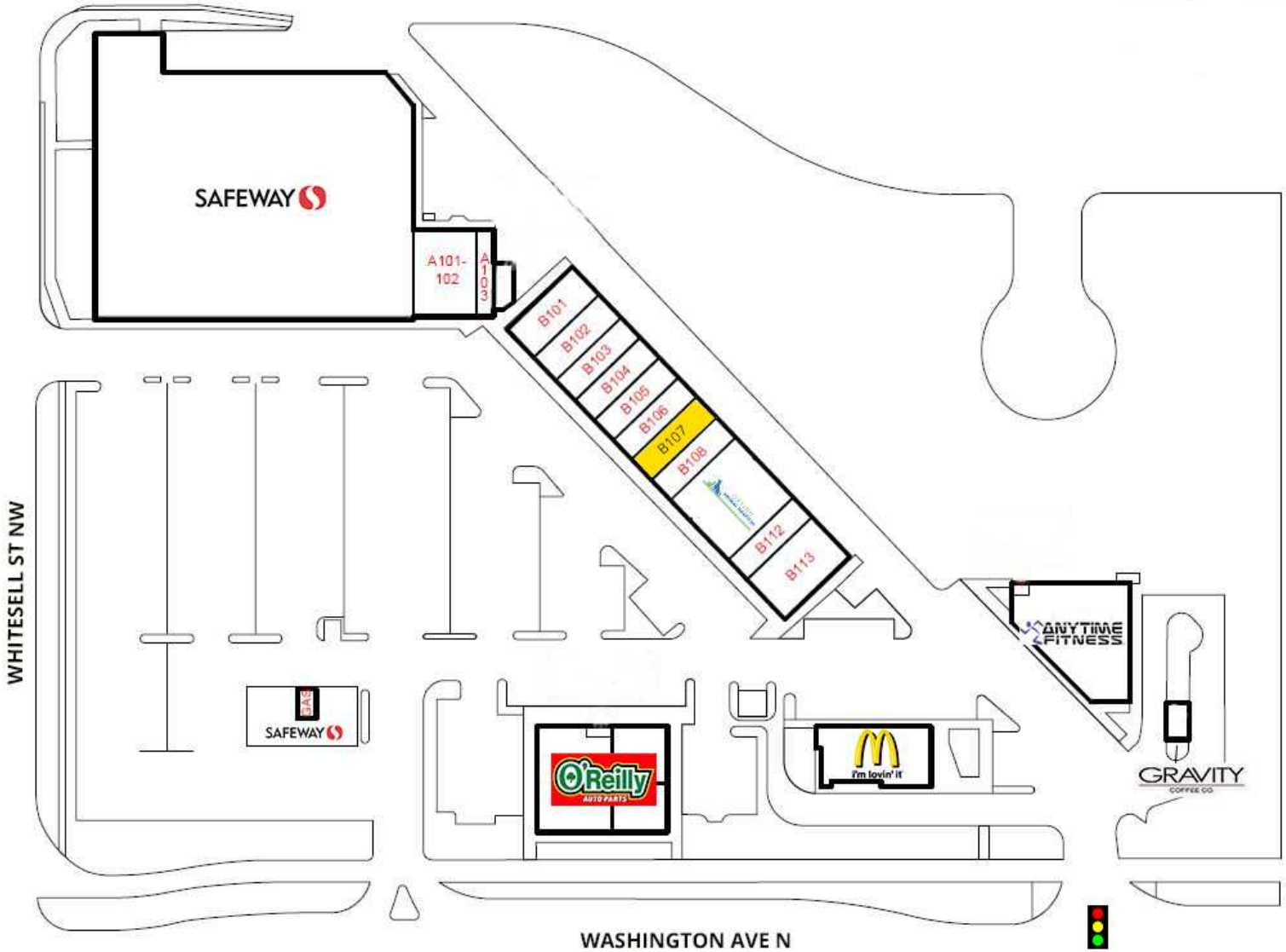
SITE PLAN



Suite	SF	Tenant
A100	42,238	Safeway
A101	1,800	The UPS Store
A102	1,200	AT&T Store
A103	1,003	KC Nails
C101-103	7,125	O'Reilly Auto Parts
B101	1,878	Earthwise Pet Supply
B102	1,548	Jones Family Chiropractor

Suite	SF	Tenant
B103	1,333	Fab–Ooh–Lash Med Spa
B104	1,333	Smoke Village
B105	1,333	Subway
B106	1,333	Modoo Teriyaki
B107	**1,333**	**AVAILABLE**
B108	1,333	Verizon Wireless

Suite	SF	Tenant
B109-111	3,999	Orting Animal Hospital
B112	5,550	Papa Murphy's
B113	2,782	Indigo Urgent Care
PAD	5,500	Anytime Fitness
PAD	800	Gravity Coffee
PAD	3,500	McDonald's

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TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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