

# SUNSET STRIP CENTER

RETAIL SPACE FOR LEASE / 12924 W SUNSET HWY / AIRWAY HEIGHTS, WASHINGTON 99001



## CONTACT

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## HIGHLIGHTS

Former restaurant space

25,523 cars per day

Ample parking

Zoned General Commercial

## DETAILS

SPACE		SIZE		RATE	
Suite A		1,200 SF		\$15.00/SF, NNN	
BLDG TYPE	Retail	YEAR BUILT	1955		
BLDG SIZE	10,561 SF	ZONING	General Commercial		
LOT SIZE	22,110 SF	LEASE TYPE	NNN		
PARKING	Ample	EST NNN'S	\$3.50/SF		

UPDATED: 7.7.2025

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# SITE MAP

## HIGH TRAFFIC RETAIL LOCATION



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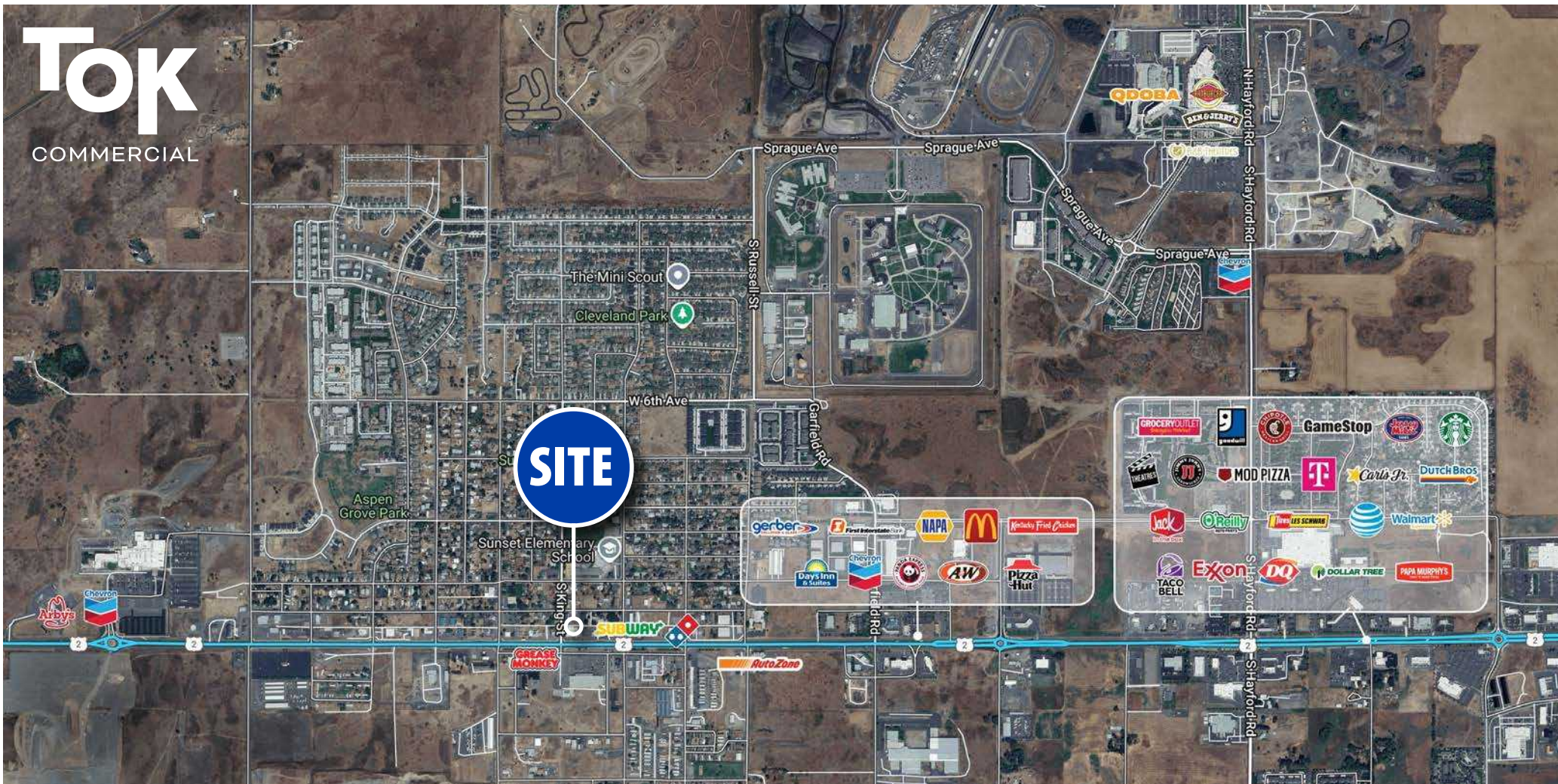
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# AERIAL MAP

## GREAT RETAIL SYNERGY

**TOK**  
COMMERCIAL



### 3 MILE RADIUS



POPULATION  
**15,712**  
3 MI. RADIUS



HISTORIC ANN. GROWTH  
**3.3%**  
3 MI. RADIUS



AVG. HOUSEHOLD INC.  
**\$85,424**  
3 MI. RADIUS

### 5 MILE RADIUS



POPULATION  
**25,441**  
3 MI. RADIUS



HISTORIC ANN. GROWTH  
**3.3%**



AVG. HOUSEHOLD INC.  
**\$93,690**  
3 MI. RADIUS

### 7 MILE RADIUS



POPULATION  
**53,618**  
7 MI. RADIUS



HISTORIC ANN. GROWTH  
**2.3%**  
7 MI. RADIUS



AVG. HOUSEHOLD INC.  
**\$98,193**  
7 MI. RADIUS

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# AERIAL MAP

GREAT ACCESS TO MAJOR METRO AREAS



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