

FOR LEASE



BURIEN PLAZA

*Prime Grocery Anchored Burien
Retail Available for Lease*

1ST AVE S & SW 148TH ST BURIEN, WA

JOIN CURRENT TENANTS



THE UPS STORE



MONICA WALLACE

Executive Vice President

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TYLER MILLER

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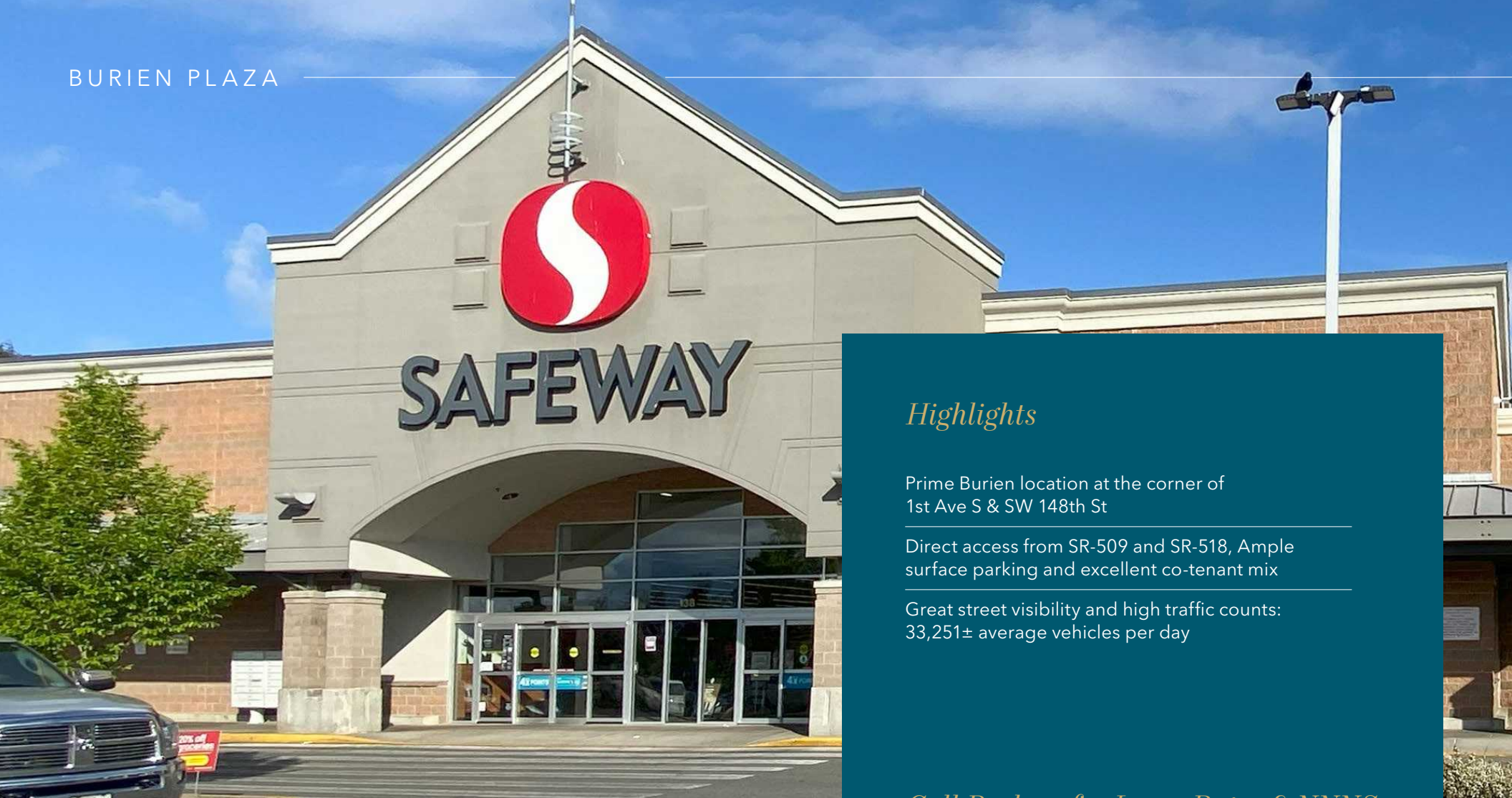
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BURIEN PLAZA



JOIN THIS BUSY
SAFEWAY ANCHORED
SHOPPING CENTER

Highlights

Prime Burien location at the corner of
1st Ave S & SW 148th St

Direct access from SR-509 and SR-518, Ample
surface parking and excellent co-tenant mix

Great street visibility and high traffic counts:
33,251± average vehicles per day

Call Brokers for Lease Rates & NNNS

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SITE PLAN



PROPERTY TENANTS

Suite	Tenant
158	Staples
138	Safeway
PAD	BECU
PAD	5,450 SF Available
PAD	AutoZone
PAD	US Bank
B100	Pho Tai
B120	Sally Beauty Supply
B131	Mud Bay
C100	The UPS Store
C110	Burien Plaza Cleaners
C120	GameStop
C130	AT&T
C140	Red Wagon Burgers
C150	Baskin-Robins
C160	Chicko Chicken
C170	Emerald City Smoothie
C180	Cigar Land
D170	L&L Hawaiian Barbeque
D180	Divine Nails
D190	Pizza Palace
D200	Boost Mobile
D210	BobaLust
D100	Dental & Dentures
D120	Moneytree
D140	Sofyllia Salon
D150	Allstate
D160	1,496 SF Available

BURIEN PLAZA



DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2025 TOTAL	15,862	102,089	219,950
2030 PROJECTION	15,648	99,940	216,092
2020 CENSUS	15,279	101,553	219,526
PROJECTED GROWTH 2024 - 2029	0.2%	0.1%	0.2%

MEDIAN AGE & GENDER

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	38.2	37.9	37.8
% FEMALE	48.7%	48.2%	48.7%
% MALE	51.3%	51.8%	51.3%

HOUSEHOLDS

	1 Mile	3 Miles	5 Miles
2025 TOTAL	6,643	38,653	83,958
2030 PROJECTED	6,590	37,959	82,674
2020 CENSUS	6,327	37,721	81,788
GROWTH 2025 - 2030	-53	-694	-1,285
OWNER-OCCUPIED	42.9%	52.6%	54.8%
RENTER-OCCUPIED	57.1%	47.4%	45.2%

INCOME

	1 Mile	3 Miles	5 Miles
2024 AVERAGE HH INCOME	\$92,467	\$101,435	\$104,774
2029 PROJECTED HH INCOME	\$93,535	\$101,653	\$104,829
ANNUAL CHANGE 2025 - 2030	\$1,068	\$217	\$55

EMPLOYMENT

	1 Mile	3 Miles	5 Miles
TOTAL BUSINESSES	1,458	4,320	11,327
TOTAL EMPLOYEES	7,994	33,665	115,325
WHITE COLLAR WORKERS	57.4%	55.0%	59.0%
BLUE COLLAR WORKERS	42.6%	45.0%	41.0%

EDUCATION

	1 Mile	3 Miles	5 Miles
SOME HIGH SCHOOL	4.7%	5.9%	5.4%
HIGH SCHOOL DIPLOMA	23.2%	22.5%	21.0%
SOME COLLEGE	20.1%	19.0%	18.7%
ASSOCIATE	12.4%	10.0%	9.4%
BACHELOR'S	21.2%	23.0%	25.3%
GRADUATE	10.6%	10.9%	12.7%

Data Source: ©2025, Sites USA



For More Information, Contact

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