

FOR LEASE

23313 Pacific Highway S
Des Moines, WA 98032

HARBOR FREIGHT

HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES

NOW OPEN!



HIGHLINE VILLAGE

Patric Grissom | Justin Holmes

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

HIGHLINE VILLAGE is located at the prime intersection in Kent/Des Moines with over 62,000 CPD passing by the center. The center is near immediate access to Interstate 5 and SR 516; and offers strong foot traffic being located adjacent to Highline College with over 13,000 students. There is massive growth potential for this area as the future light rail station will open in 2025.

AVAILABLE

- » SUITE 23219 2,074 SF
 - » SUITE 23219-A 2,134 SF
 - » SUITE 23235-B 1,251 SF
 - » SUITE 23301-B 1,233 SF
- } CAN BE COMBINED
- } CAN BE COMBINED

- Above market parking ratio of 4 spaces per 1,000 SF
- Direct visibility to Highway 99
- Paint, lighting, and other capital upgrades recently completed



Population



Average HH Income



Daytime Population

Drive Times
Regis - 2025

5 min

31,630

\$105,600

16,361

10 min

98,793

\$118,850

77,232

15 min

213,513

\$117,902

217,711

TENANTS

HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES

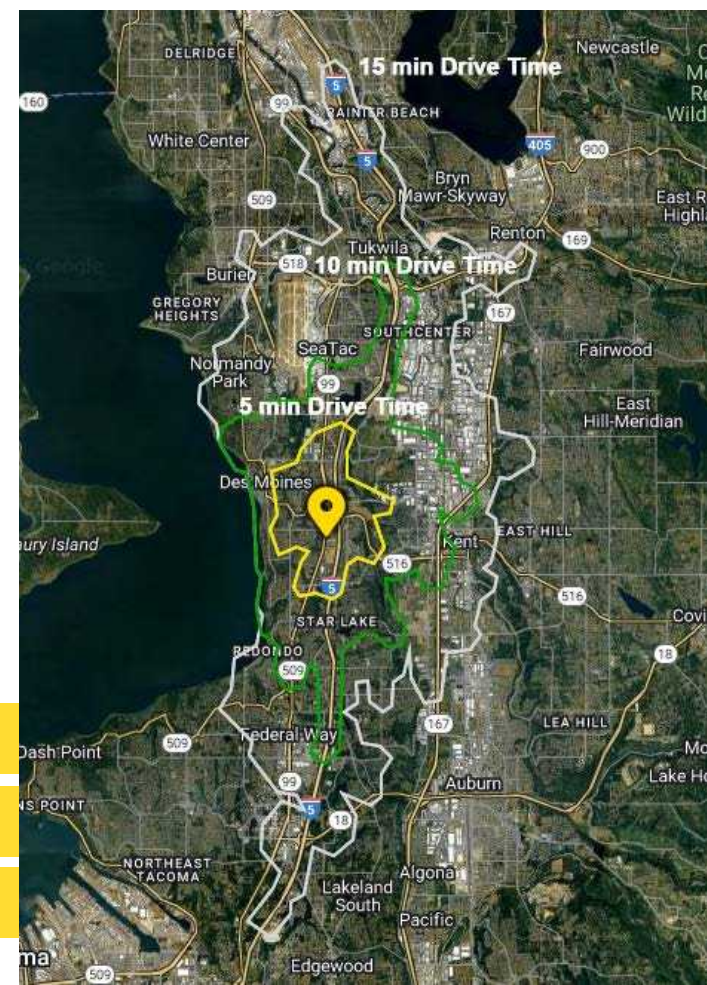
Cash America

**MAYTA'S
MARKET**
INTERNATIONAL

**Pizza
Hut**

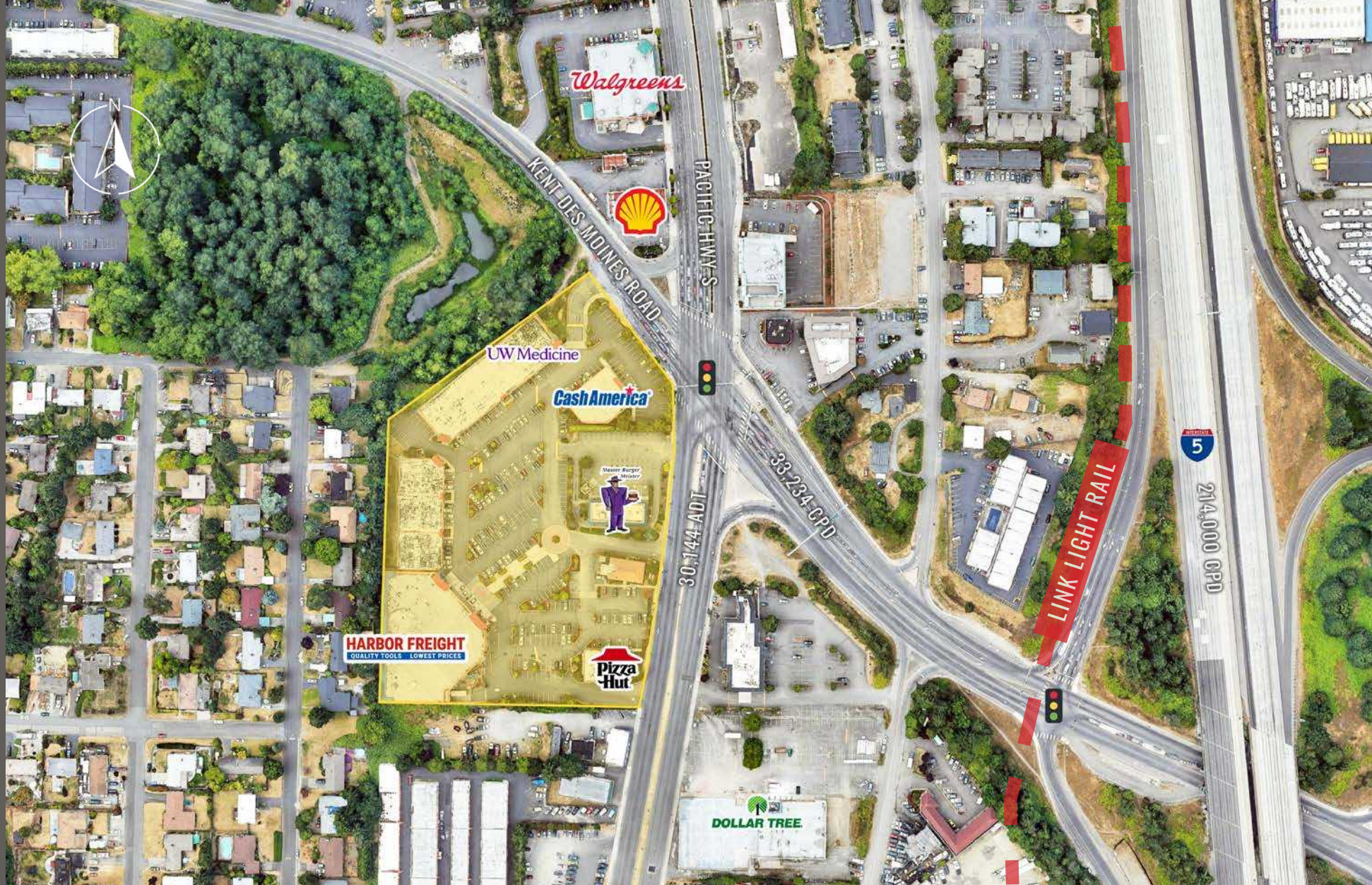
UW Medicine

IndianBistro
cuisine of India





LOCATION DETAILS



Located at Prominent
Lighted Intersection



Located moments
from I-5 access



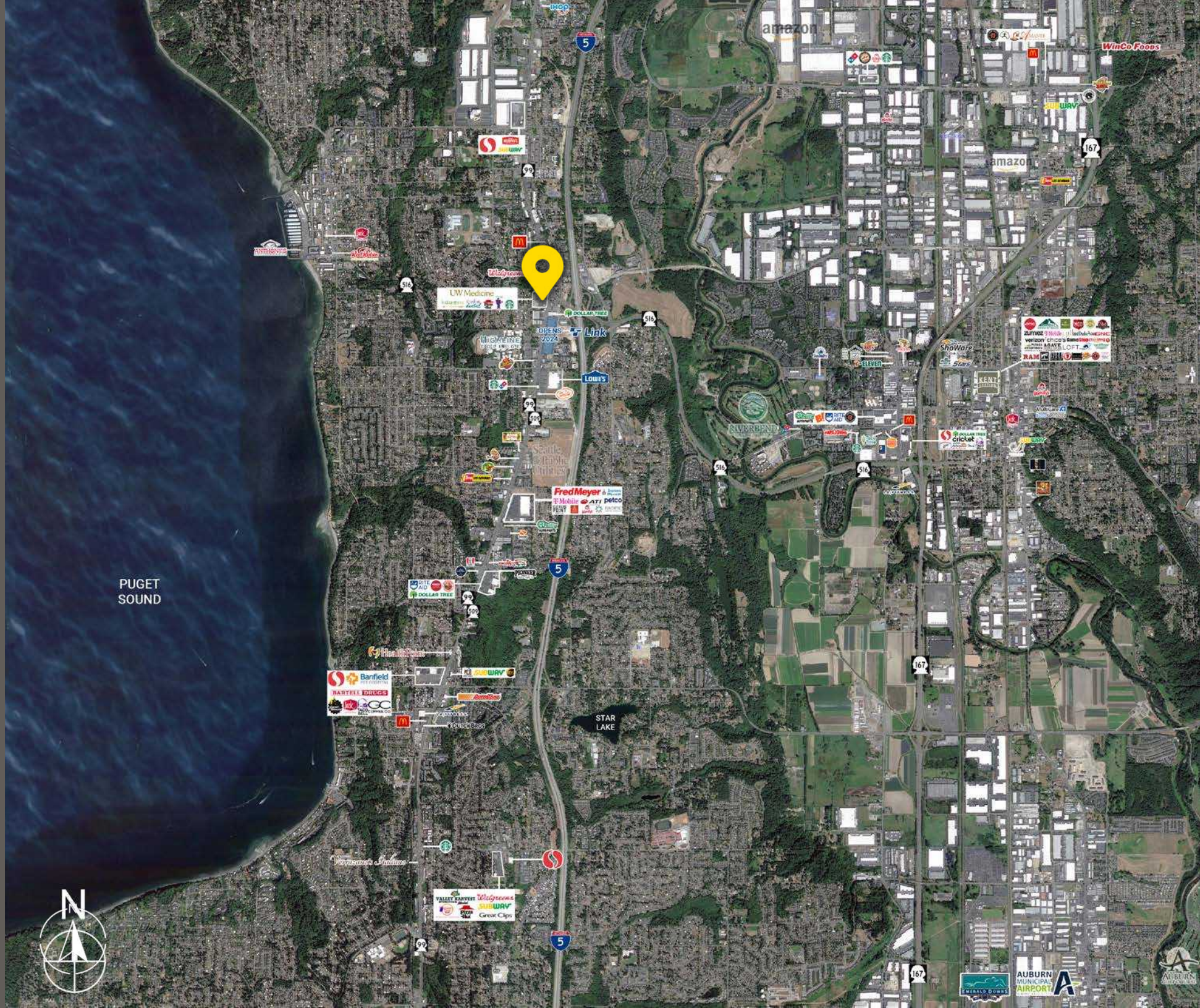
32,120 CPD
Pacific Hwy S



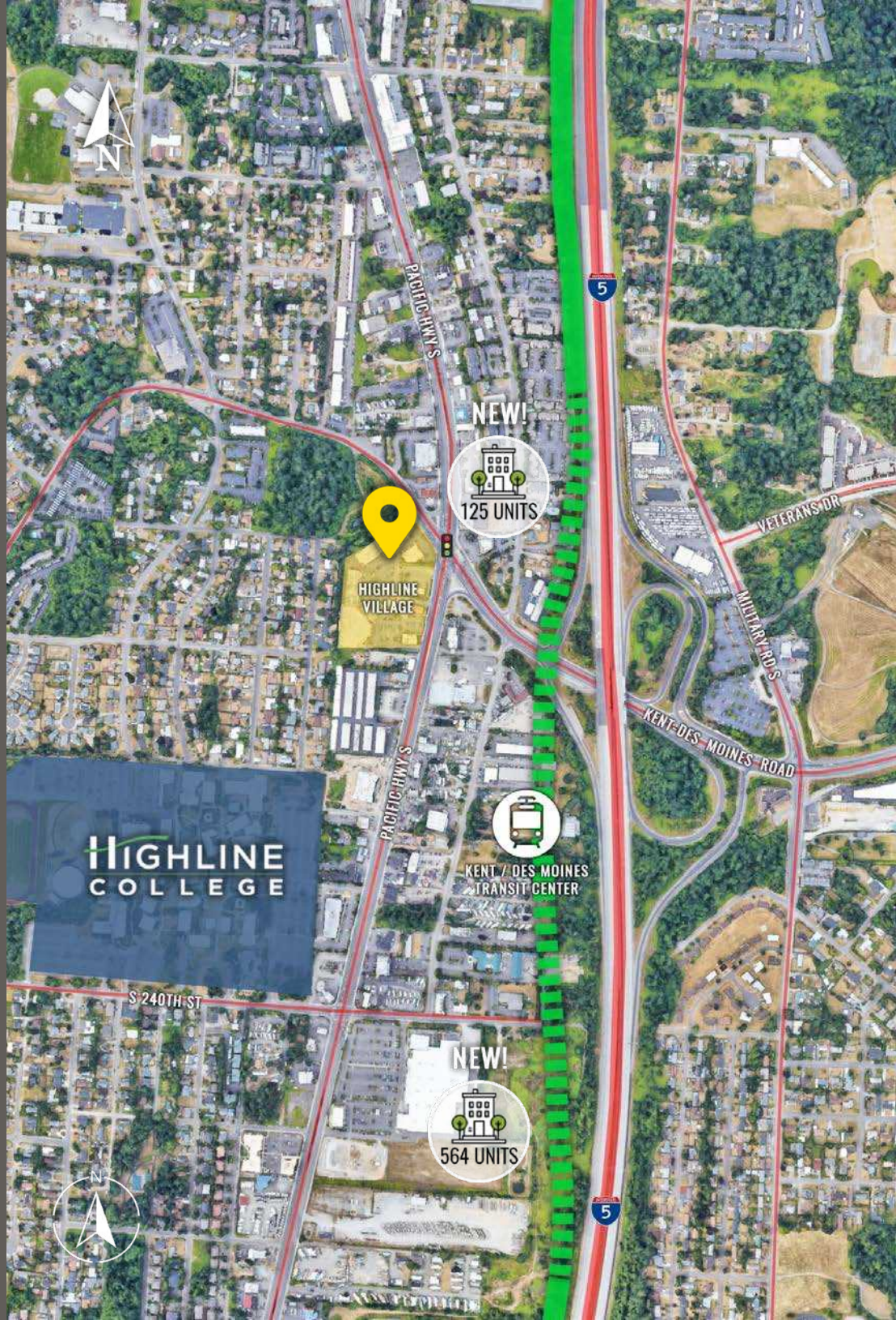
30,600 CPD
Kent Des Moines Road

LOCATION AERIAL

PUGET SOUND



LOCATION AERIAL



LINK LIGHT RAIL COMING TO DES MOINES IN 2024

Link light rail

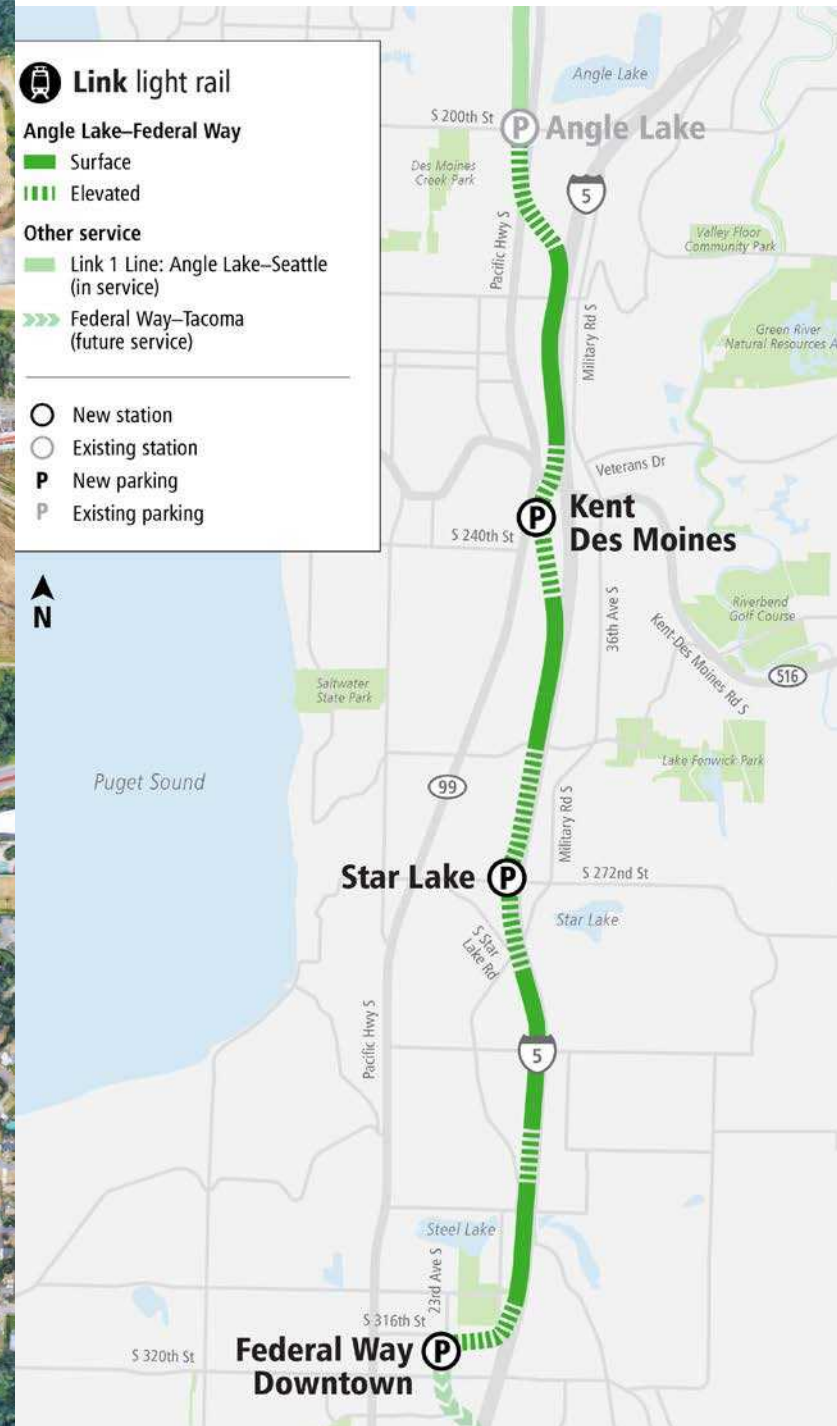
Angle Lake–Federal Way

-  Surface
-  Elevated

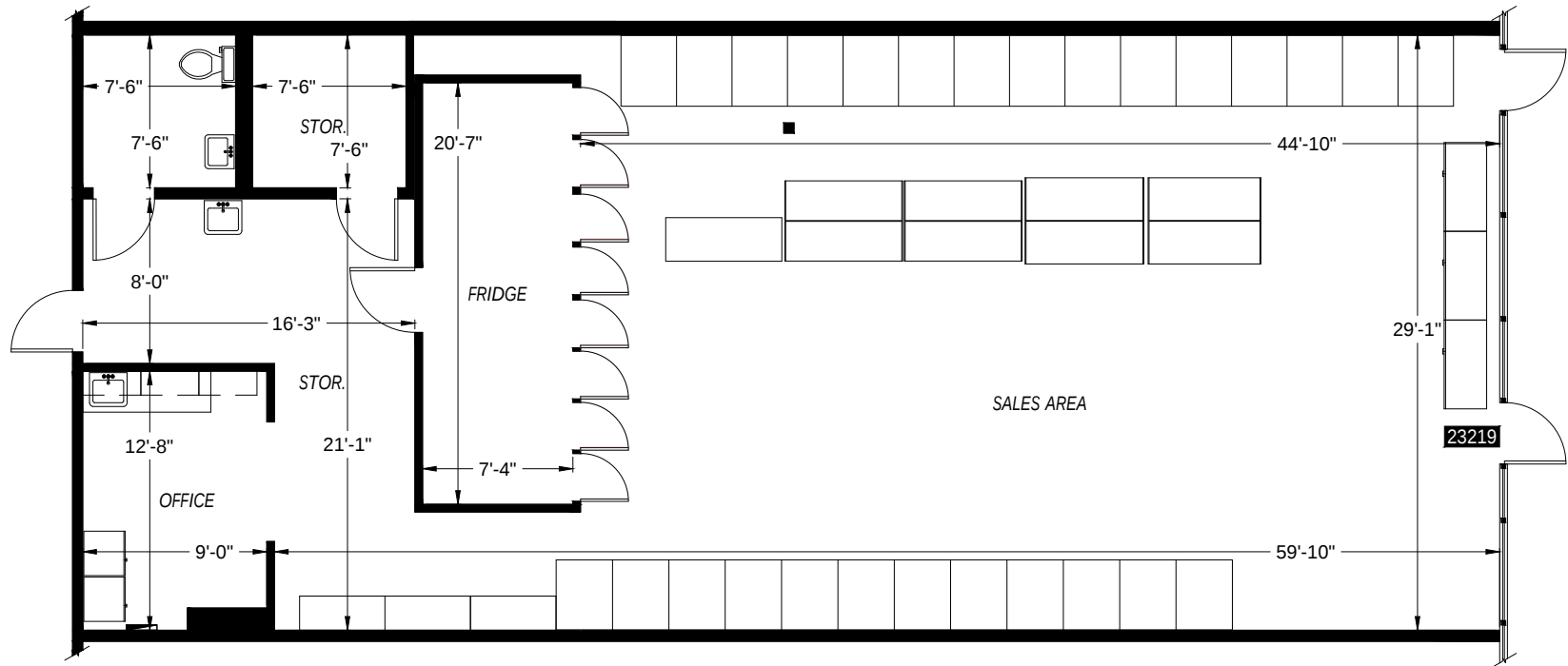
Other service

-  Link 1 Line: Angle Lake–Seattle (in service)
-  Federal Way–Tacoma (future service)

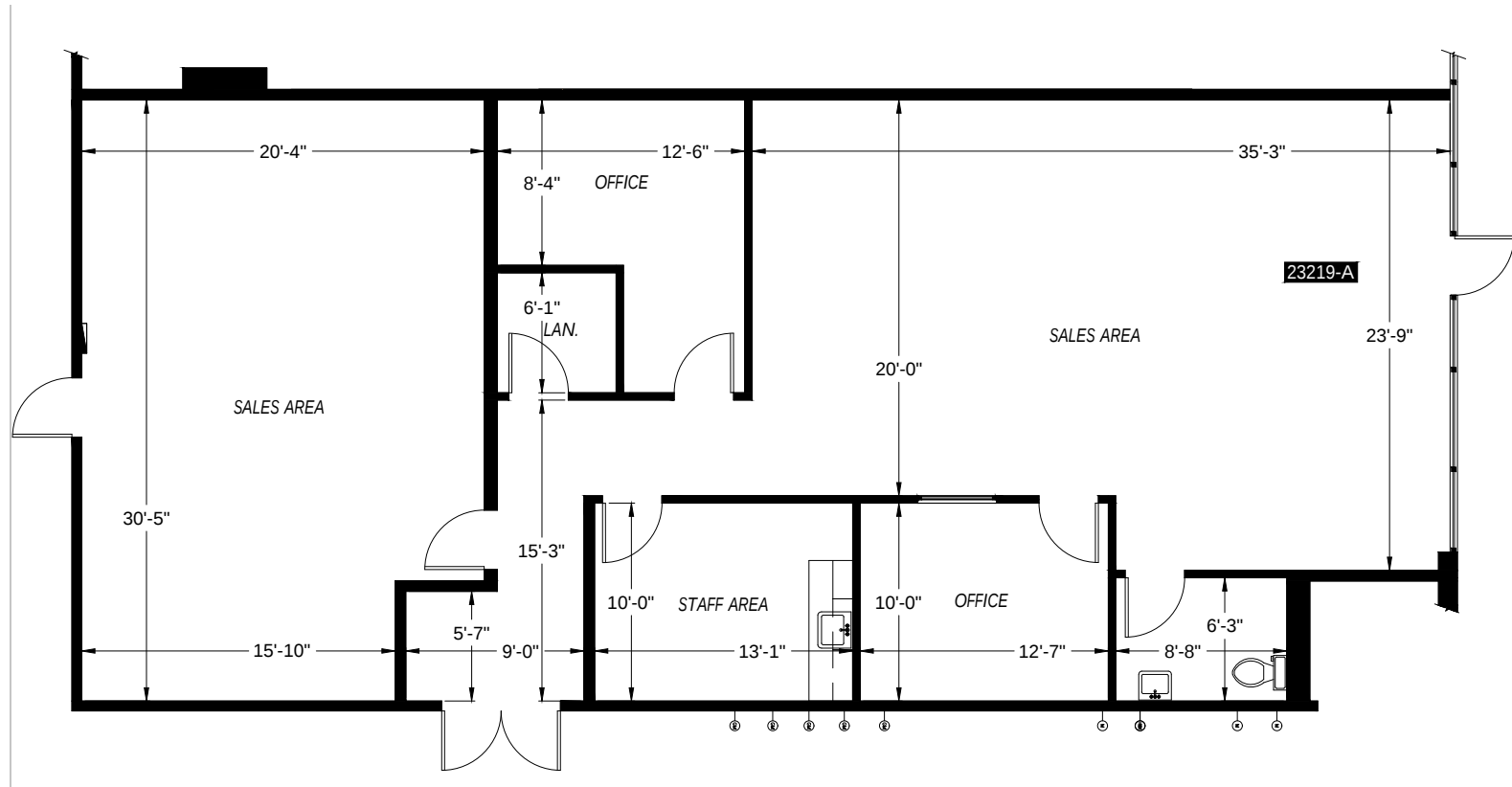
-  New station
-  Existing station
-  New parking
-  Existing parking



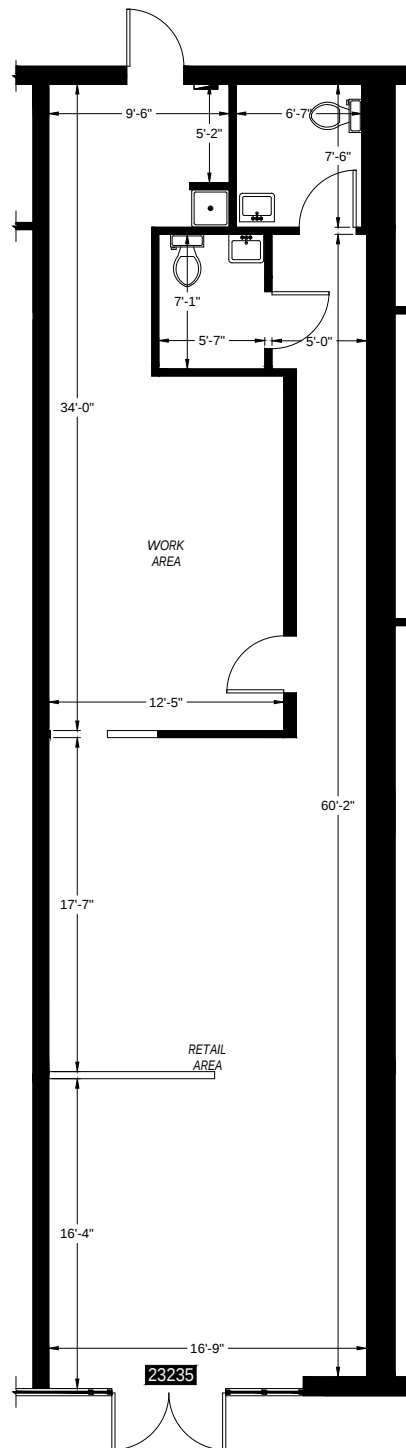
SUITE 23219 | 2,074 SF



SUITE 23219 A | 2,134 SF



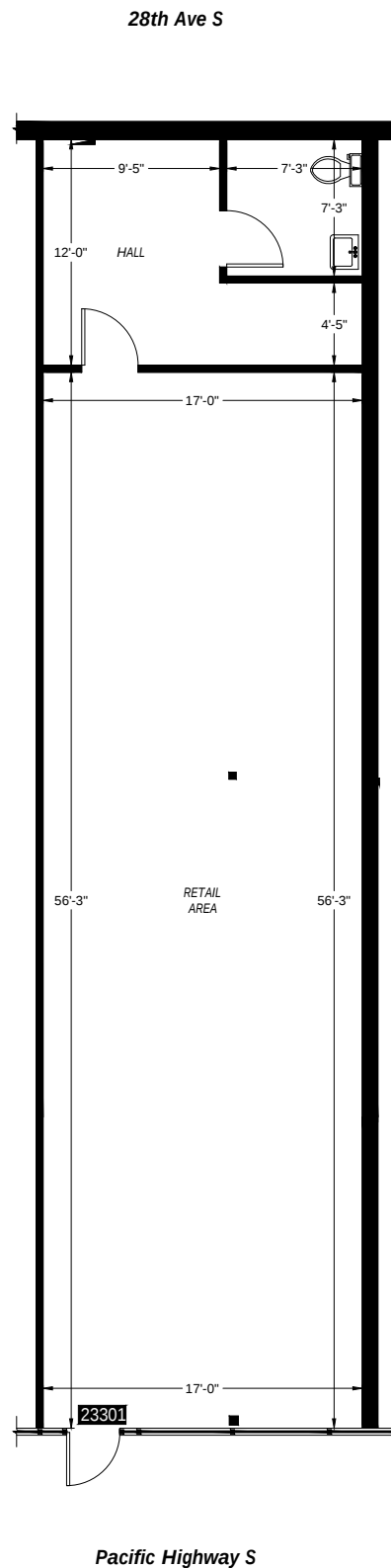
SUITE 23235-B | 1,251 SF



Pacific Highway S



SUITE 23301-B | 1,233 SF



SITE PLAN





TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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