

FOR LEASE

6876 - 6978 Kimball Drive
Gig Harbor, WA 98335



PIONEER PLAZA

Jeremiah Durr

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

PIONEER PLAZA/KIMBALL CENTER in Gig Harbor, WA, is a well-positioned retail center offering strong visibility and accessibility. Located just off Highway 16, the property benefits from high traffic and a thriving local market.

6876-6978 KIMBALL DRIVE:



- **Prime Location** – Easy access from Highway 16 with strong daily traffic counts.
- **Diverse Tenant Mix** – Established retailers and service providers drive consistent foot traffic.
- **Ample Parking** – Convenient on-site parking for customers and employees.
- **Growing Market** – Located in Gig Harbor, a rapidly expanding and affluent community.
- **High Visibility** – Excellent frontage along Kimball Drive in a key commercial corridor.



Population



Average HH Income



Daytime Population

Regis - 2025

	Population	Average HH Income	Daytime Population
Mile 1	6,853	\$162,657	6,778
Mile 3	28,287	\$183,561	21,895
Mile 5	68,208	\$179,974	43,372

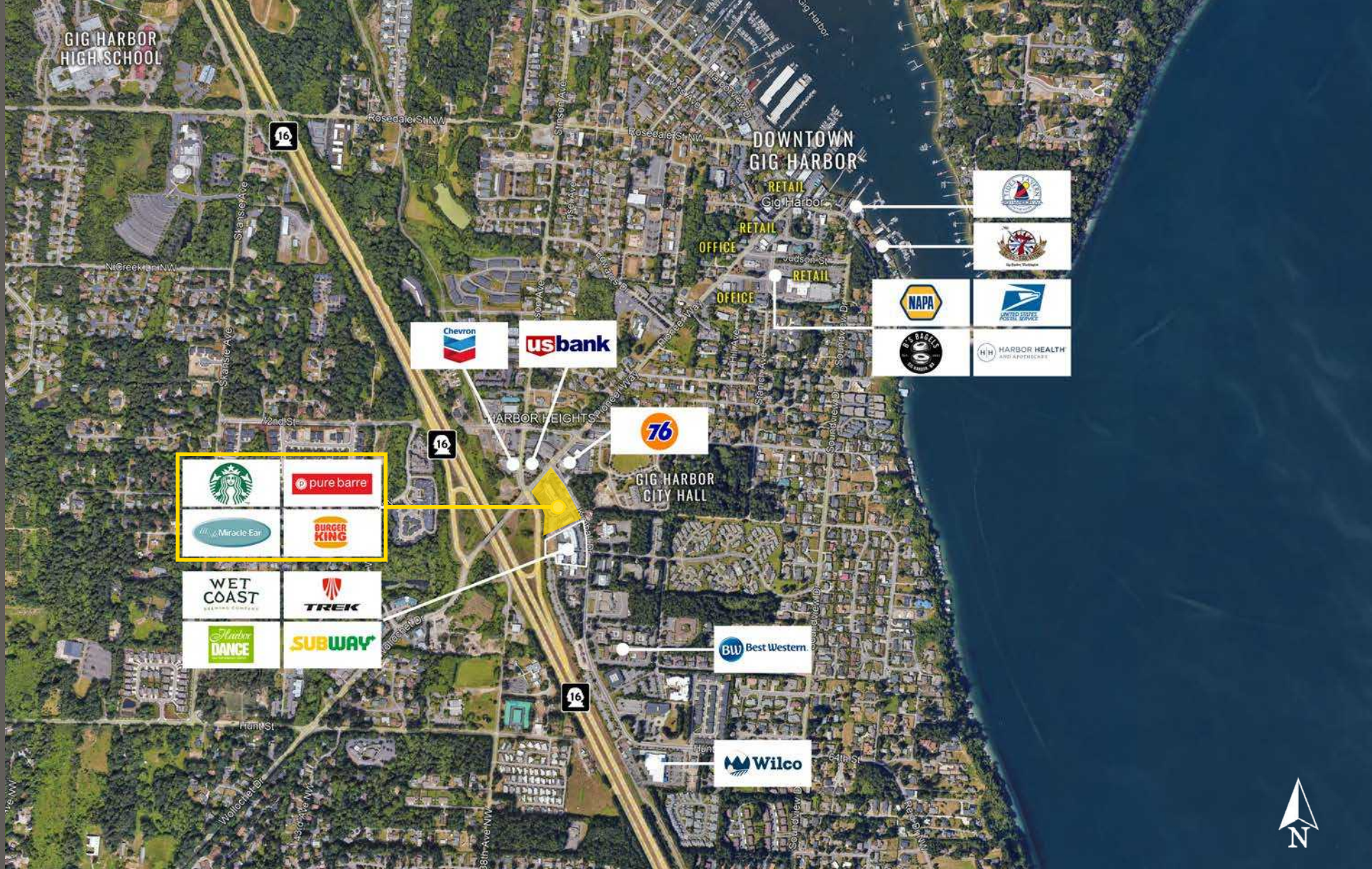
TENANTS



NEIGHBORING TENANTS



LOCATION DETAILS



77,000 CPD
HWY 16



15,000 CPD
Pioneer Way

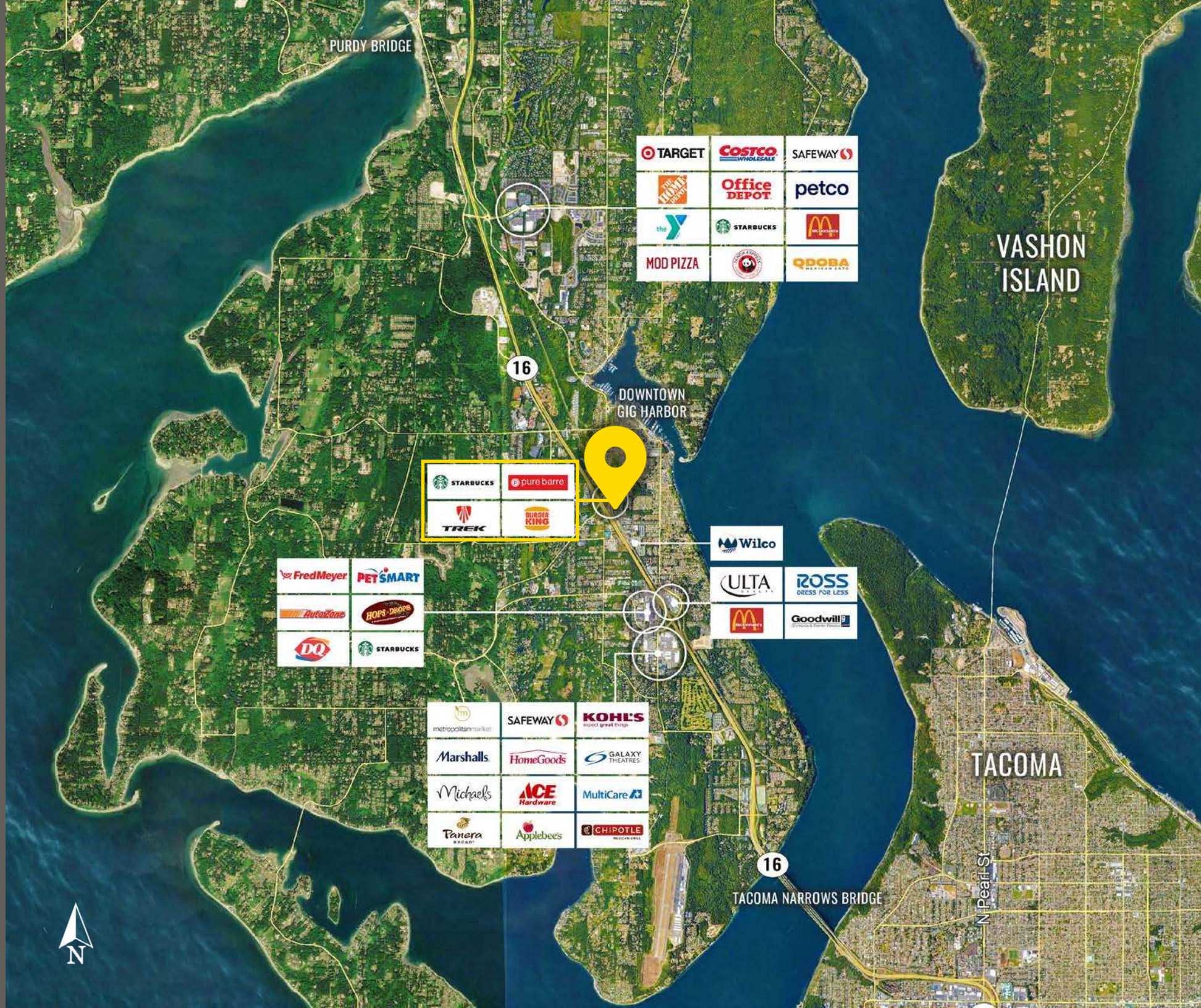


Centrally located near
historic downtown Gig Harbor



3.6 miles from
Tacoma Narrows Bridge

MARKET AERIAL



PURDY BRIDGE

16

DOWNTOWN
GIG HARBOR

VASHON
ISLAND

TARGET	COSTCO WHOLESALE	SAFEWAY
PLANNED PROPERTIES	Office DEPOT	petco
the Y	STARBUCKS	McDonald's
MOD PIZZA	PIZZERIA UNO	QDOBA MEXICAN EATS

STARBUCKS	pure barre
TREK	BURGER KING

Fred Meyer	PET SMART
HUGO BOSS	POPS - PROPS
DQ	STARBUCKS

Wilco	ROSS DRESS FOR LESS
ULTA	Goodwill
McDonald's	

metropolitanmarket	SAFEWAY	KOHL'S
Marshalls	HomeGoods	GALAXY THEATRES
Michaels	ACE Hardware	MultiCare
Panera BREAD	Applebees	CHIPOTILE

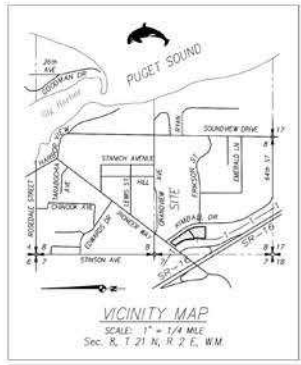
16

TACOMA NARROWS BRIDGE

TACOMA

N Pearl St

PIONEER PLAZA




Suite	SF	Tenant
6978	2,072	Starbucks
6950	615	Miracle Ear
6948	1,200	Guinot (Available 7.1.27 Call Broker for more details)
6946	596	Clark's Jewelers
6940	1,216	AVAILABLE
6932	1,632	Pure Barre
6908	3,285	Burger King
6876	5,855	AVAILABLE




TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

JEREMIAH DURR

 253.471.5506

 jdurr@firstwesternproperties.com

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