FOR LEASE

2921 South 38th Street
Tacoma, WA 98409

FIRST WESTERN PROPERTIES

MICHAELS PLAZA

Ray Velkers

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

SUMMARY

MICHAELS PLAZA this property benefits from a highly visible position within one of Tacoma's primary commercial corridors. The area is characterized by strong daily traffic counts, established retail anchors, and convenient access to Interstate 5, making it a well-traveled destination for both local residents and commuters. Surrounded by a mix of national retailers, restaurants, and service-oriented businesses, the site offers strong exposure and accessibility within a dense and active trade area serving central Tacoma and nearby neighborhoods.

2921 SOUTH 38TH ST

CALL BROKER FOR BASE RENT INFO

2,000 SF | $20 PSF + $7.47 NNN

3,000 SF | $21 PSF + $7.47 NNN (AVAILABLE 5.21.26)

- **Prime** retail location close to the Tacoma Mall
- **Moments** from I-5 with public transportation next to center
- **44,000** on South 38th Street
- **Excellent** parking for customers

Regis - 2026	Population	Average HH Income	Daytime Population
Mile 1	13,589	$104,453	13,865
Mile 3	155,351	$108,434	117,500
Mile 5	308,645	$114,818	212,140

TENANTS

Michaels

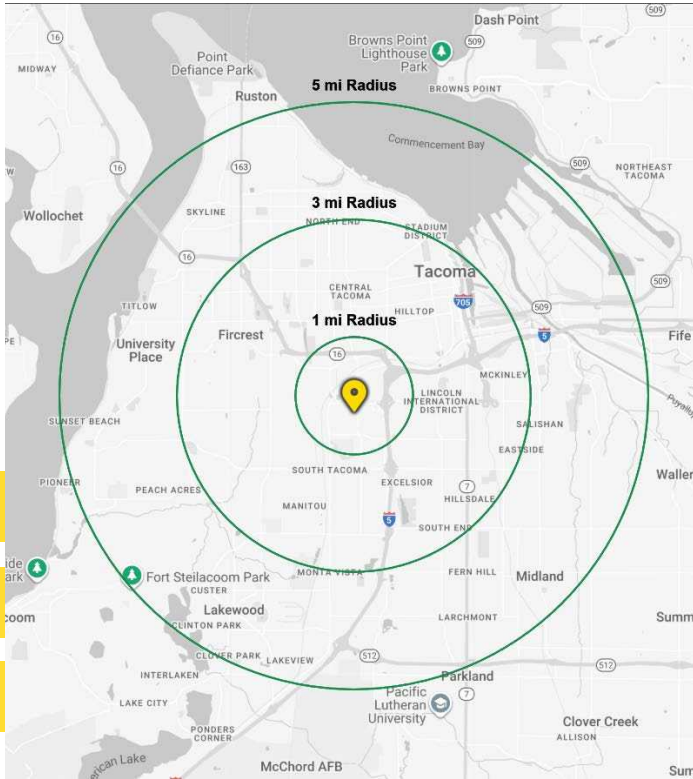
ROSS DRESS FOR LESS

BURGER KING

K&G FASHION SUPERSTORE

Guitar Center

TACO BELL



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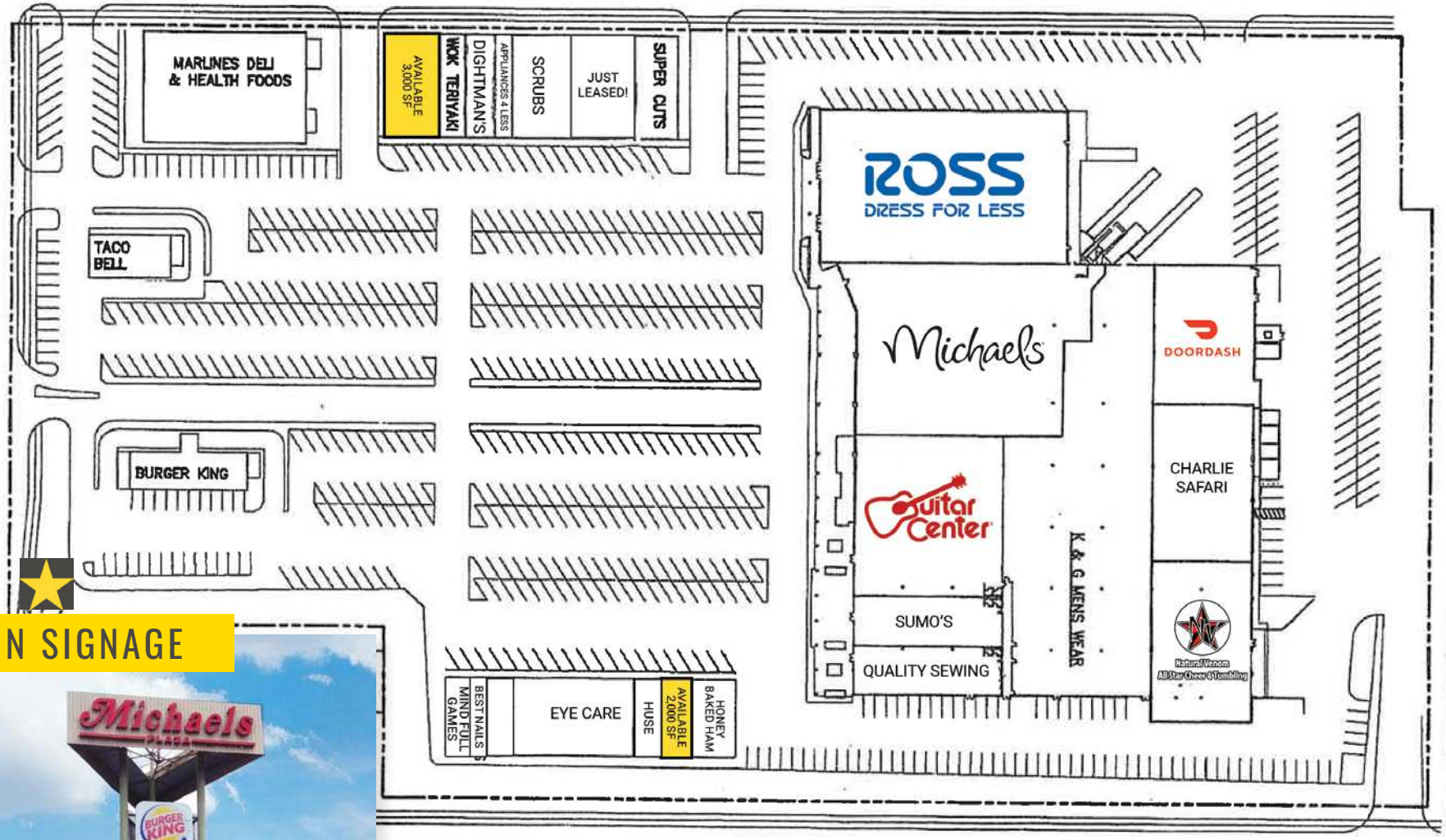
LOCATION AERIAL

FIRST WESTERN PROPERTIES

SITE PLAN

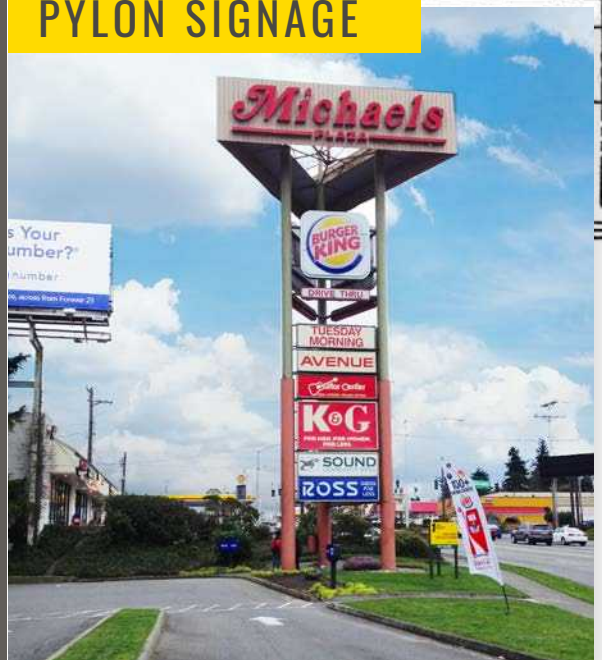
S 38TH ST - 44,000 CPD

CEDAR STREET



PINE STREET

PYLON SIGNAGE

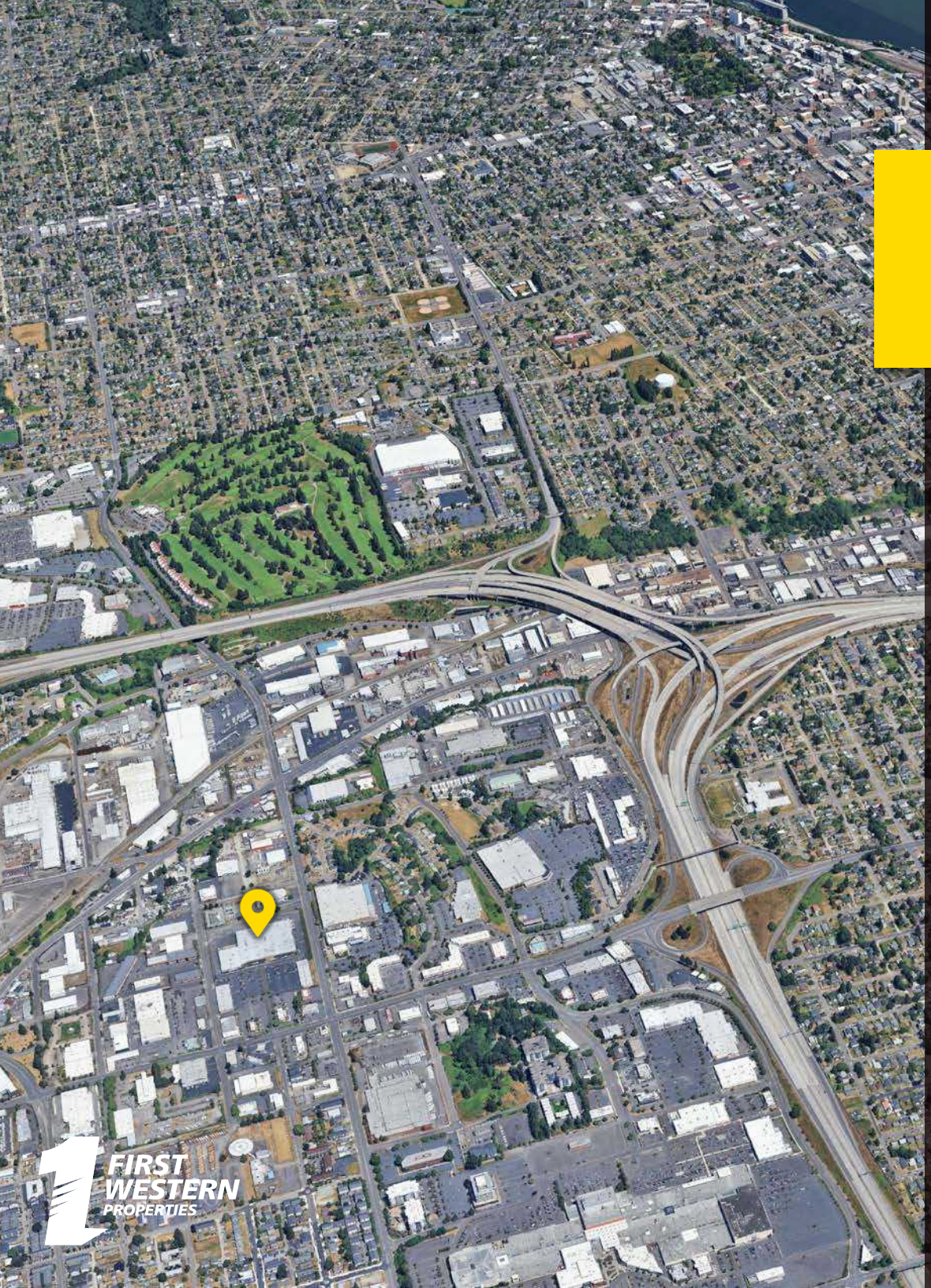


AVAILABLE SPACES

SF	NNN
2,000	$7.47
3,000	$7.47

*AVAILABLE 5.31.26

FIRST WESTERN PROPERTIES



TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.

RAY VELKERS

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