

FOR LEASE

1319 Fones Rd SE
Olympia, WA 98501



1319 FONES RD SE benefits from a prime position within Olympia's main retail corridor, surrounded by national retailers, shopping centers, and consistent daily traffic. The location offers excellent visibility and easy access to Interstate 5. With its proximity to downtown Olympia and established neighborhoods, the site is well-positioned to capture steady consumer activity in a highly active trade area.

AVAILABLE

1,802 SF \$14.00 PSF PLUS NNN

- Highly visible signage along Fones Rd SE
- Ample parking
- Prime retail center located in front of Home Depot
- Located on high traffic corridor to Interstate 5
- 2026 NNN is estimated at \$7.67 PSF



Population



Average HH Income

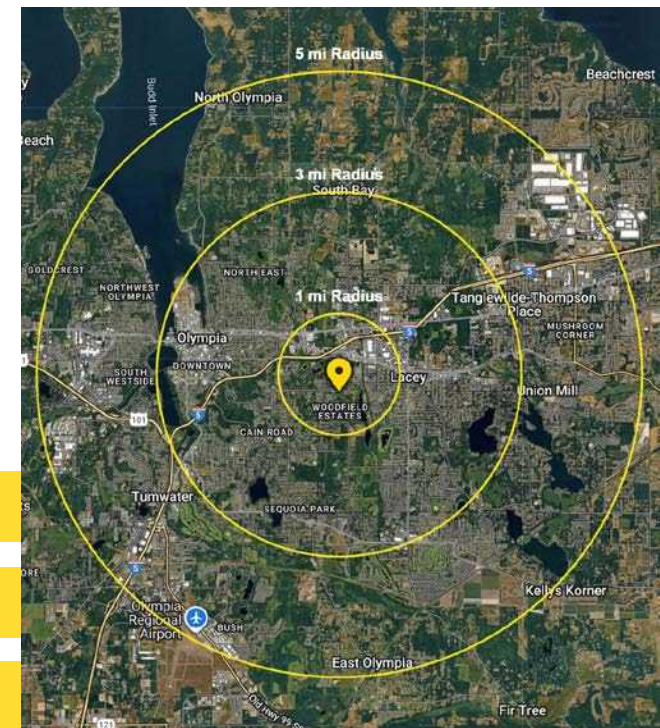


Daytime Population

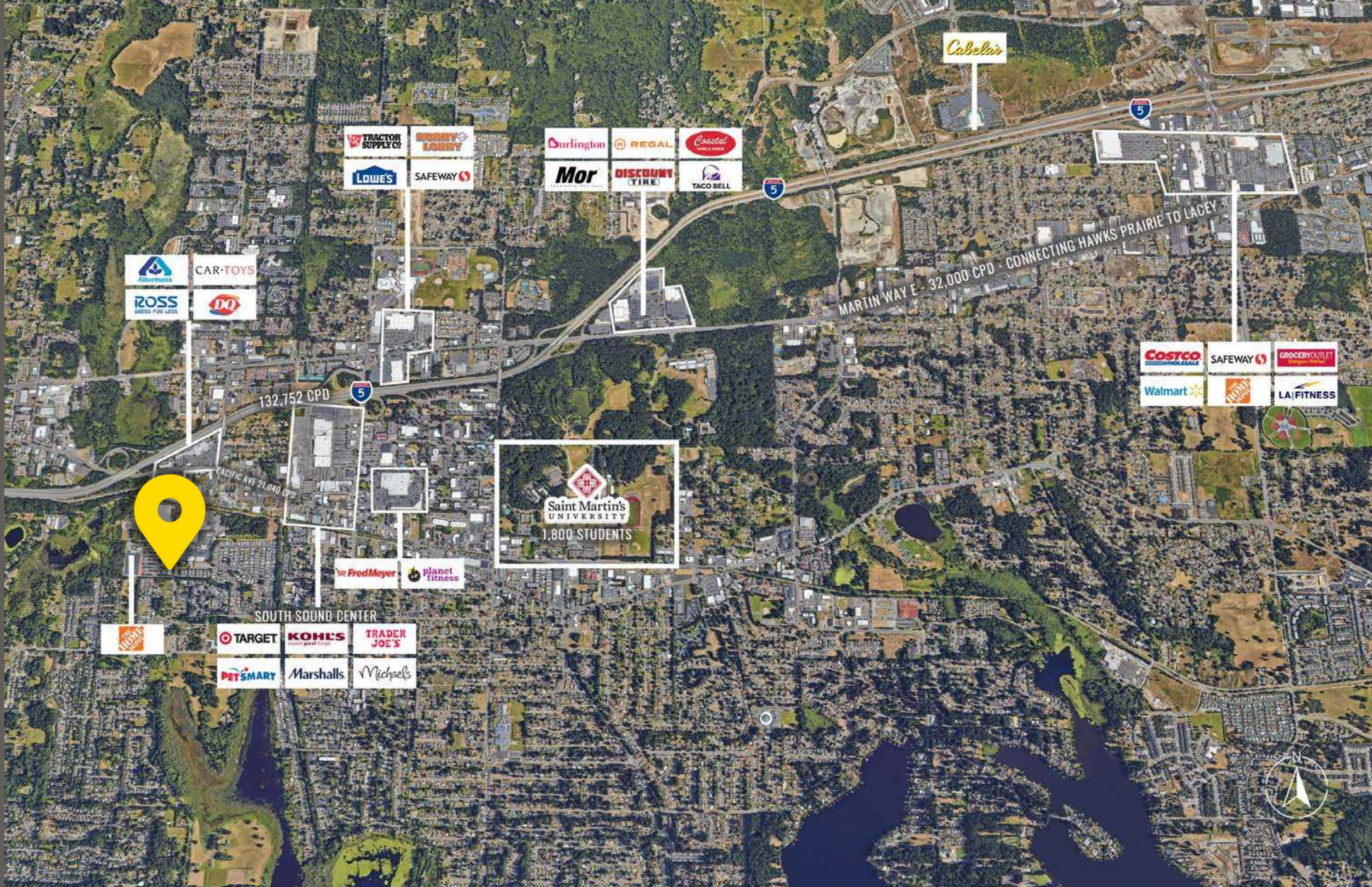
Regis - 2025

	Population	Average HH Income	Daytime Population
Mile 1	10,456	\$92,825	10,109
Mile 3	79,472	\$114,706	70,881
Mile 5	170,783	\$117,028	131,170

NEARBY TENANTS:



LOCATION DETAILS



Located moments from access to Interstate 5



Located near South Sound Center retail

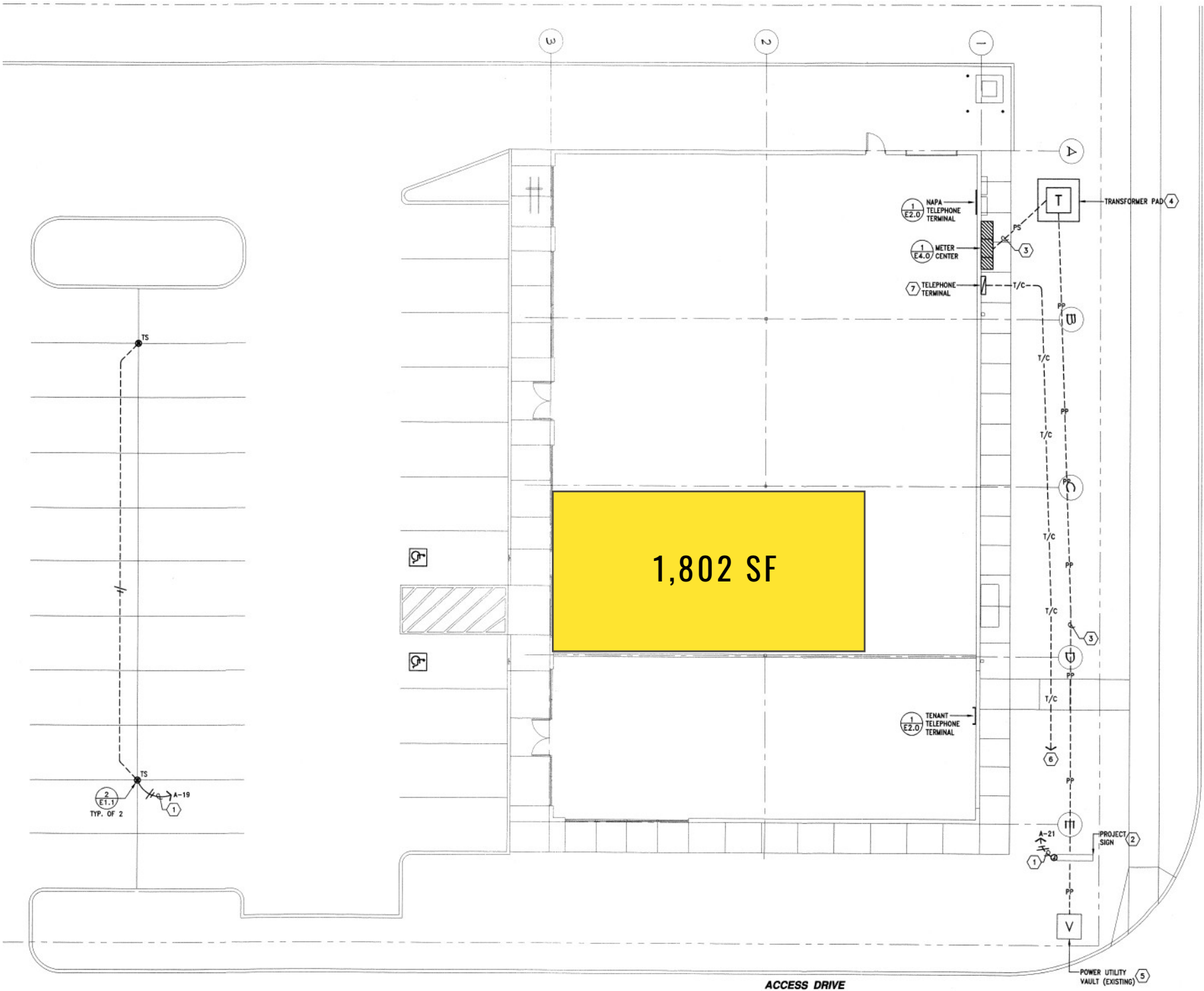


12,132 CPD Fones Rd



21,040 CPD Pacific Ave SE

SITE PLAN




TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.
RESULTS DRIVEN.


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