

FOR LEASE

10121 Evergreen Way
Everett, WA 98204



Owned & Operated by

Perform
Properties

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

First Western Properties, Inc. | 425.822.5522
11621 97th Lane NE Kirkland, WA 98034 | fwp-inc.com



SOUTH POINT PLAZA

Justin Holmes | Josh Parnell | Jake Thurber | Chandler Williams



SOUTH POINT PLAZA offers excellent visibility and easy access for both local residents and commuters. The area is surrounded by a dense residential population and a mix of national retailers, drawing consistent foot and vehicle traffic throughout the day. With proximity to major arterials like I-5 and Highway 99, this location is ideal for businesses seeking strong exposure in a growing commercial district.

AVAILABLE

- » SUITE 10103: 8,346 SF
- » SUITE 10113: 20,036 SF

- **Anchored** by Grocery Outlet and Hobby Lobby.
- **Located** in a rapidly developing area with a growing population, providing a substantial customer base.
- **Situated** on a major retail corridor, offering high visibility and accessibility to a diverse customer base.

SUMMARY



Regis - 2025

Population



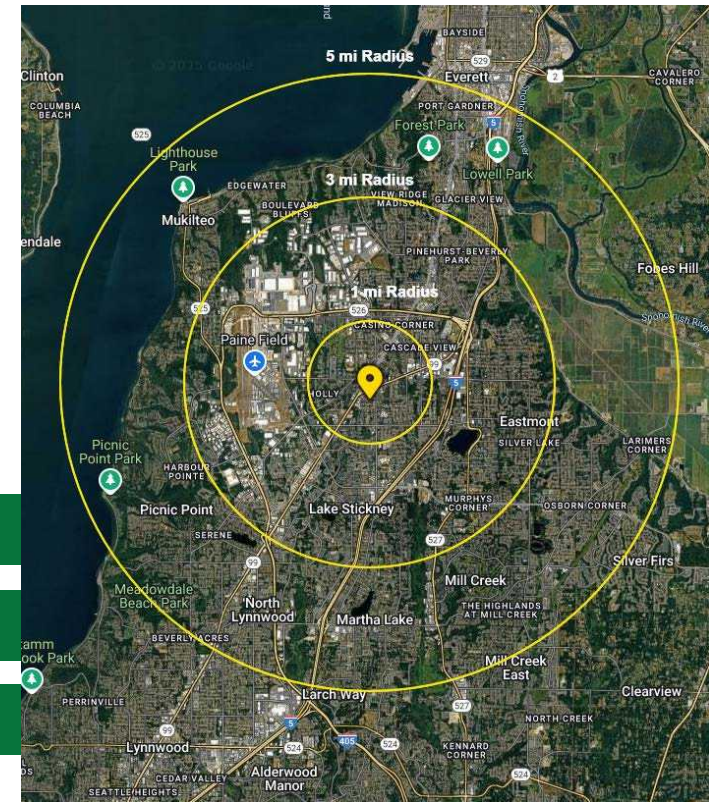
Average HH Income



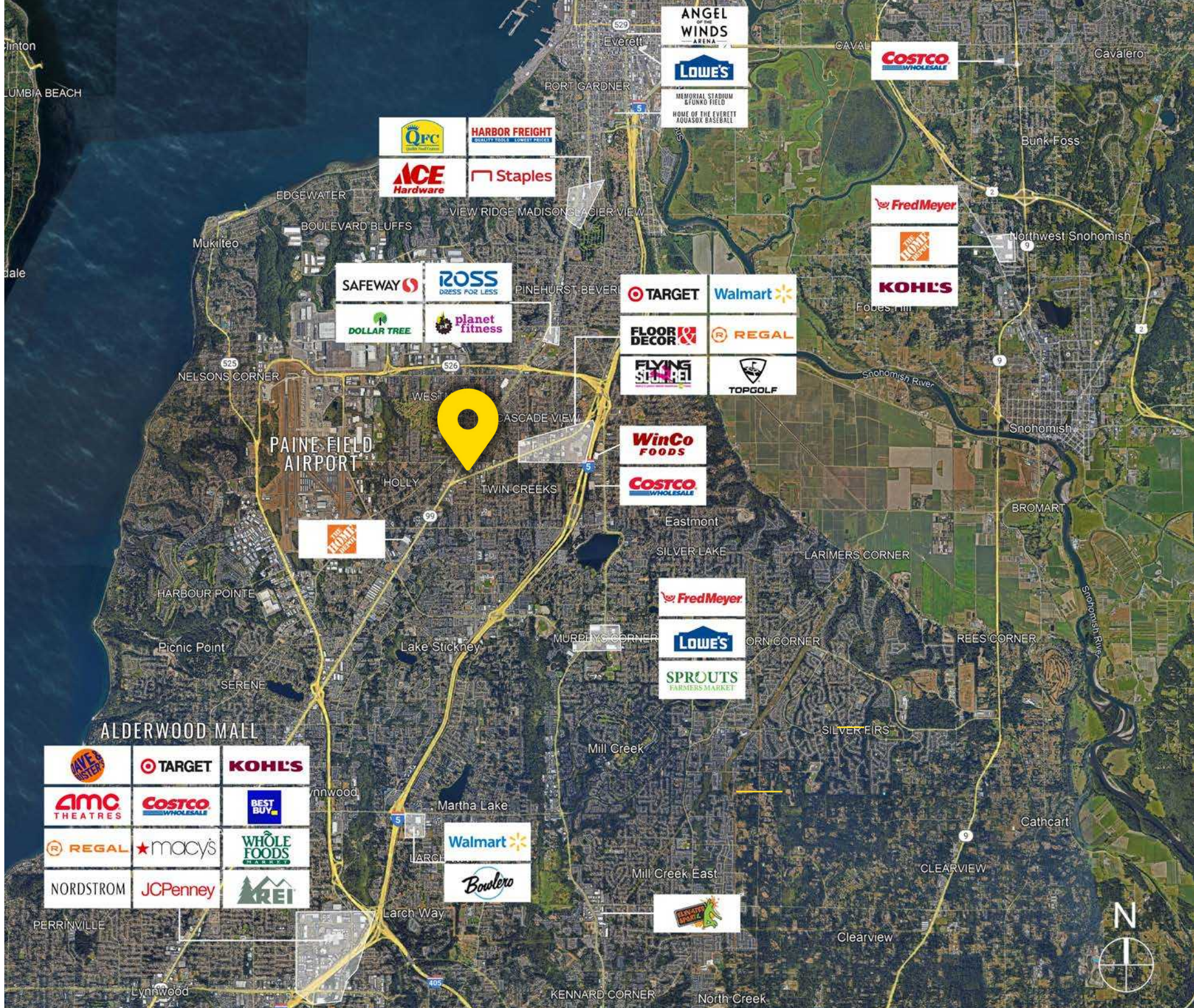
Daytime Population

	Population	Average HH Income	Daytime Population
Mile 1	26,673	\$96,940	14,160
Mile 3	138,252	\$124,853	84,831
Mile 5	281,448	\$143,423	153,996

TENANTS



LOCATION DETAILS





PHOTOS



SITE PLAN


Suite	SF	Tenant
10111	55,443	Hobby Lobby
10115	30,561	Grocery Outlet
10113	20,036	AVAILABLE
10203	18,198	Whistle Workwear
10103A	10,766	Dollar Tree
10103	8,346	AVAILABLE
16	6,501	Outback Steakhouse
30	6,000	Mattress Firm
10301	5,207	IHOP
15	4,200	Kidstrong
8	3,300	Value Vet
10117	3,000	7-Eleven
1	2,400	Soccer Post
A	1,523	Papa Murphy's
10	1,423	La Michoacana
4	1,319	Scrub A Dub Laundry

Suite	SF	Tenant
5	1,300	Ashway Pet Spa
23	1,292	Pizza Hut
25	1,200	The UPS Store
24	1,200	Miracle Ear
6	1,200	Paradise Threading & Spa
21	1,200	-
11	1,200	-
22	1,108	Great Clips
3	981	Cricket Wireless
LD	912	-
401	144	Bigfoot Java




RELATIONSHIP FOCUSED. RESULTS DRIVEN.

JUSTIN HOLMES

 253.447.2282

 justin@firstwesternproperties.com

JOSH PARNELL

 253.230.8715


 josh@firstwesternproperties.com


JAKE THURBER

 425.822.5522

 jthurber@fwp-inc.com

CHANDLER WILLIAMS

 425.250.3274

 chandler@fwp-inc.com

Owned & Operated by

Perform
Properties

Represented By



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

First Western Properties, Inc. | 425.822.5522
11621 97th Lane NE Kirkland, WA 98034 | fwp-inc.com

© First Western Properties, Inc. DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.