

GREYWOLF  
ELEMENTARY SCHOOL

MerMutts

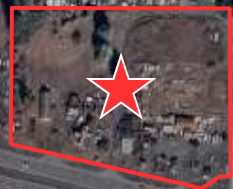
ARCO



BIG  
5  
SPORTING GOODS

U-HAUL

ACE  
Hardware



ROUND  
ABOUT

Mobil

# SEQUIM RETAIL PAD



[VIEW IN MAPS](#)

# SEQUIM LAND LEASE

**5.71 AC**  
AVAILABLE

**CALL**  
FOR RATES

- 5.71 AC Available
- Can be demised down to 1 AC
- Carlsborg Commercial (CC) Zoning
- Close proximity to Walmart, Costco, Home Depot, QFC, Safeway, Ross Dress for Less, Michael's, Petco, & more
- Located directly off of HWY 101 (24,147 VPD)

## DEMOGRAPHICS

**29k**  
TOTAL  
POPULATION

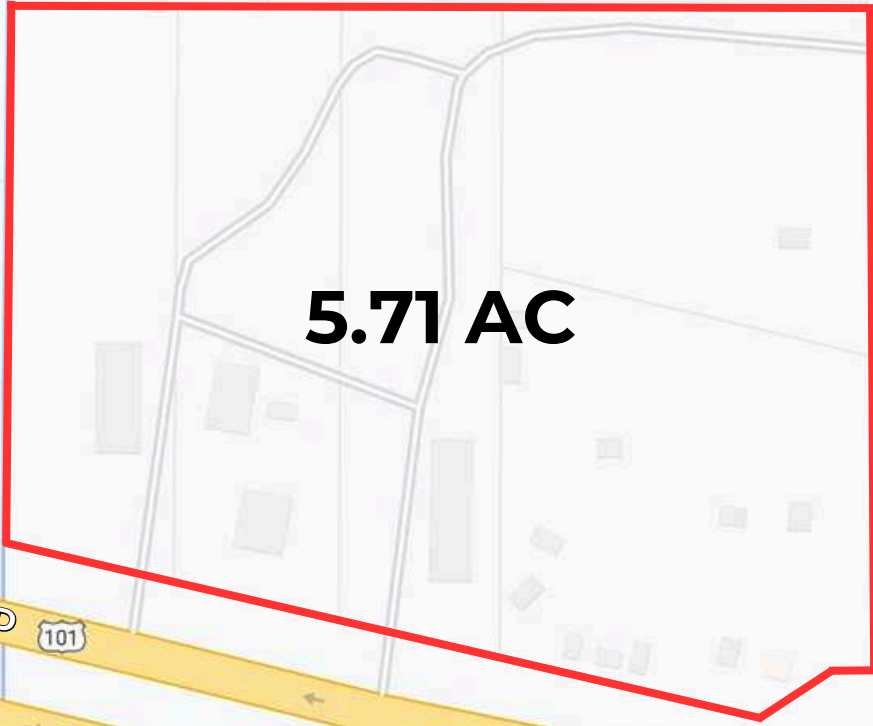
**24k**  
DAYTIME  
POPULATION

**1.3k**  
BUSINESSES

**8.3k**  
EMPLOYEES

**\$11k**  
AVG. HOUSEHOLD  
INCOME

\*2026 PROJECTIONS FOR A 5-MILE RADIUS FROM SITE. COLLECTED VIA SITESUSA



**5.71 AC**

12,089 VPD



12,058 VPD



**CARLSBORG COMMERCIAL (CC) ZONING**

The purpose of the Carlsborg Commercial designation is to provide for a limited area of high-density residential development and low impact, neighborhood commercial activities.

[CLICK TO VIEW APPROVED USES](#)



Mobil

101

24,147 VPD

5,681 VPD

8,560 VPD

Walmart

T-Mobile  
Kitsap Bank

O'Reilly

Starbucks  
MATTRESS FIRM  
SALLY BEAUTY

DISCOUNT TIRE

First Fed  
verizon

SPORTSMANS  
petco

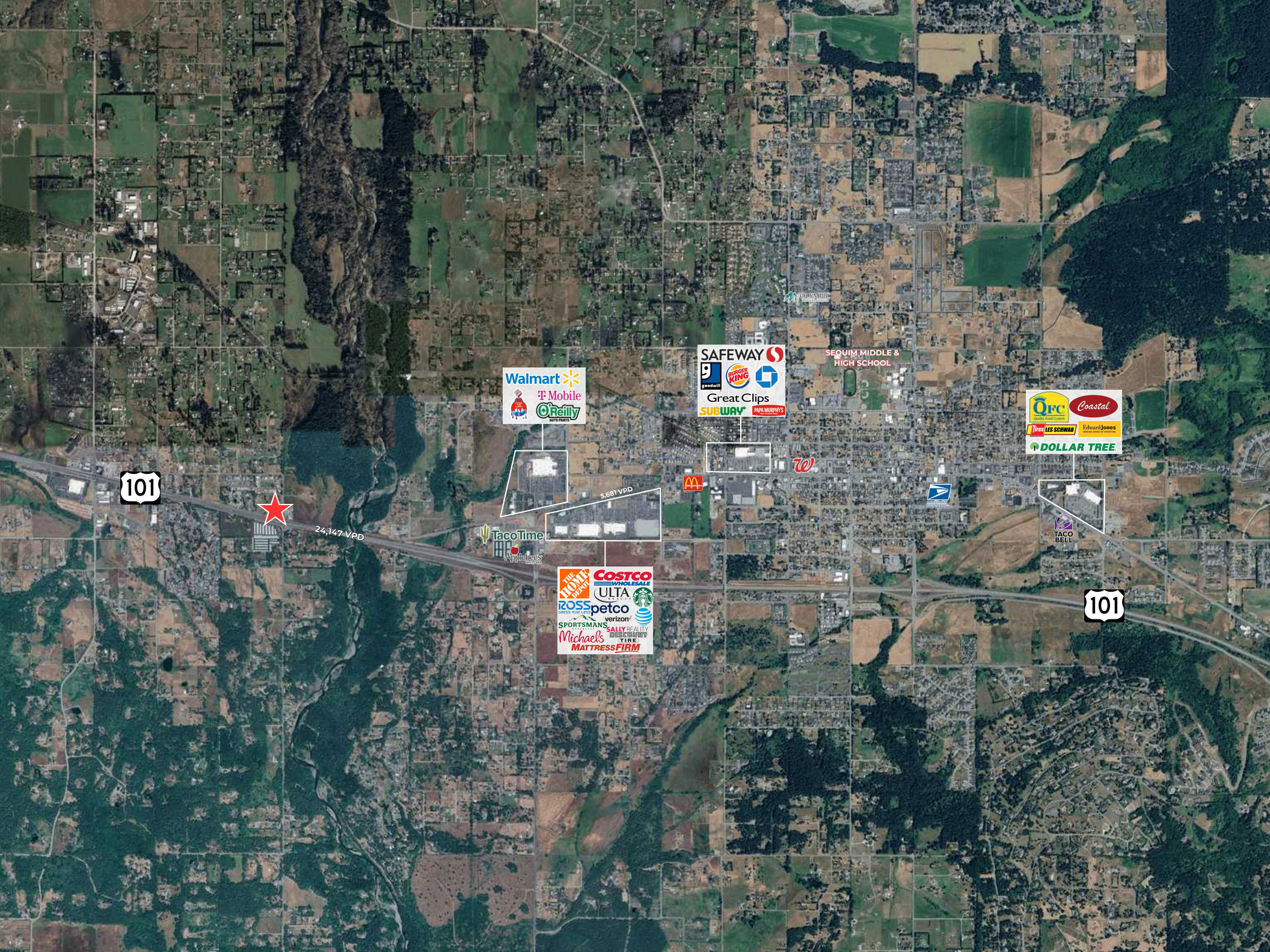
THE HOME DEPOT

ULTA  
ROSS  
MICHAEL'S

COSTCO WHOLESALE

TacoTime

Applebee's



101



24,147 VPD

5,681 VPD

Walmart  
 T-Mobile  
 O'Reilly  
 Auto Parts

SAFeway  
 Burger King  
 Great Clips  
 Subway  
 Papa Murphy's

SEQUIM MIDDLE & HIGH SCHOOL

OFC  
 Coastal  
 Les Schwab  
 Edward Jones  
 Dollar Tree

TacoTime  
 Appliances

Costco Wholesale  
 Ulta  
 Ross  
 Petco  
 Sportsman's  
 Michael's  
 Mattress Firm

101

Taco Bell



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