



FOR SALE

# Tumwater Land

93RD AVE SW, TUMWATER, WA



5.87 acres (255,697 SF)

**RECENT** improvements include landscaping renovations, new gutters, and exterior paint

**OVER** 394 feet of frontage on 93rd Avenue SW

**ZONED** Light Industrial (LI)

**MOSTLY** usable and ready for development with minor wetlands present

**CLOSE TO** the Olympia Regional Airport with easy access to I-5

**OVER** 6,400 vehicles per day on 93rd Avenue SW

**\$395,000** (\$1.54/SF)

### DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	1,174	14,399	48,172
Median HH Income	\$57,194	\$56,938	\$66,066

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