



FOR SALE

±2.66 Acres of Land

S 356TH ST & HIGHWAY 99, FEDERAL WAY, WA



Prime corner property in Federal Way

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Kidder Mathews

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DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	5,630	89,391	203,403
Households	2,203	33,215	74,822
Median HH Income	\$71,675	\$84,130	\$86,205
Daytime Employees	6,973	36,722	86,994

APPROX 2.66 acres

FULLY signalized intersection

EXCELLENT visibility

GREAT frontage on both Hwy 99 & S 356th St

ACROSS from Arco and future 7/11

PRICE \$3,200,000

ZONING Commercial Enterprise

JURISDICTION City of Federal Way

ON 356TH, West of Hwy 99
10,673 ADV (2020)

ON HWY 99, North of 356,
26,179 ADV (2020)

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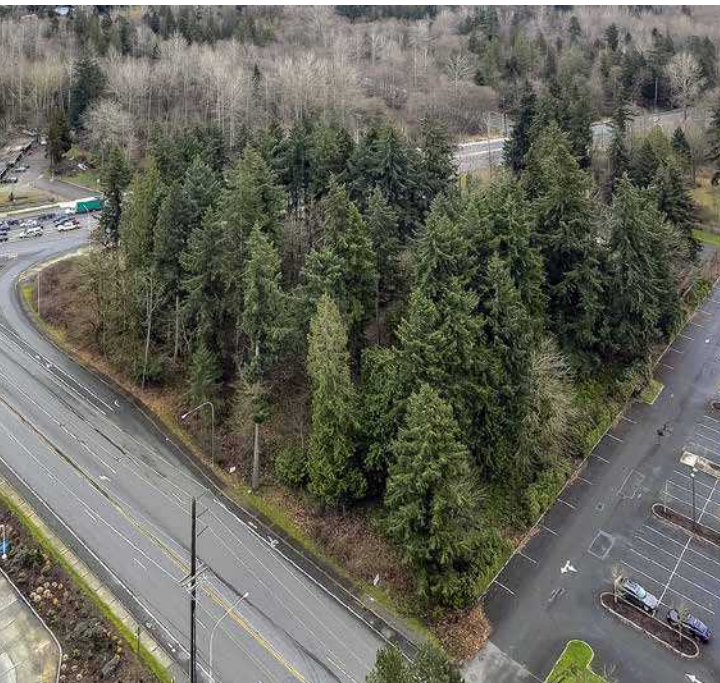
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