



FOR SALE OR LEASE

Retail and Multifamily Land on Newport Hwy 2

Mead, WA

PRESENTED BY:

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PROPERTY SUMMARY



OFFERING SUMMARY

SALE PRICE:	Contact listing agent
LOT SIZE:	21.91 Acres
ZONING:	Regional Commercial

PROPERTY OVERVIEW

21.91 acres of prime commercial retail land for sale or lease with great visibility and easy access.

With over 44K cars per day this site boasts opportunity for large box retailers, fast food restaurants, and a wide array of other retail uses.

Regional Commercial allows for a wide variety of uses including Retail, Multifamily, Hotels, Churches, EV charging, Restaurants, Self-storage, Residential and many more.

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ADDITIONAL PHOTOS



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14.612.220 Commercial Zone matrix

Table 612-1, Commercial Zones Matrix

Commercial Uses	Neighborhood Commercial	Community Commercial	Regional Commercial	LDA Commercial
Adult entertainment establishment	N	L	L	N
Adult retail use establishment	N	L	L	N
Animal health services	N	L	L	L
Animal shelter	N	CU	P	CU
Animal, wildlife rehabilitation or scientific research facility	N	P	P	P
Auto wrecking/recycling, junk and salvage yards	N	N	N	N
Billboard/video board	N	N	N	N
Circus	N	P	P	P
Contractors yard	N	N	N	N
Convenience store/gas station	L	L	L	L
Financial institution	P	P	P	P
General retail sales and services, not elsewhere classified	L	L	P	L
High impact use	N	N	N	N
Hotel/motel	N	N	P	N
Kennel	N	L	L	L
Manufactured home/trailer/boat sales	N	N	P	N
Manufacturing and production	N	CU	CU	CU
Marijuana Processing Indoor	N	N	P	N
Marijuana Production Indoor	N	N	N	N
Marijuana Production Outdoor	N	N	N	N
Marijuana Retail Sales	N	N	P	N
Medical services	L	P	P	P
Mortuary services	N	P	P	P
Motor vehicle repair	L	L	P	P
Motor vehicle sales	N	N	P	N
Motor vehicle rental	N	CU	P	CU
Office, business/professional/medical	L	P	P	P
Participant sports and recreation (indoor only)	L	L	L	L
Participant sports and recreation (outdoor only)	N	CU	L	CU
Planned unit development	L	L	L	L

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Table 612-1, Commercial Zones Matrix - continued

Commercial Uses	Neighborhood Commercial	Community Commercial	Regional Commercial	LDA Commercial
Recreational vehicle park/campground	N	CU	CU	CU
Research facility/laboratory	N	L	L	L
Restaurant including alcohol service	L	P	P	P
Self-service storage facility (mini-storage)	N	P	P	P
Spectator sports facility (EPF, NC, CC, LDA Zones)	N	N	L	N
Tavern/pub	CU	P	P	P
Theater, motion picture or performing arts	N	P	P	P
Top soil removal	CU	CU	CU	CU
Warehouse	N	N	P	N
Residential	Neighborhood Commercial	Community Commercial	Regional Commercial	LDA Commercial
Dwelling, multi-family	L	L	L	N
Dwelling, single-family	P	P	P	P
Dwelling, two-family duplex	P	P	P	P
Family day-care provider	P	P	P	P
Utilities and Facilities	Neighborhood Commercial	Community Commercial	Regional Commercial	LDA Commercial
Electric Vehicle Infrastructure	P	P	P	P
Fire station	P	P	P	P
Incinerator (EPF)	N	N	N	N
Landfill (EPF)	N	N	N	N
Power plant (EPF)	N	N	N	N
Public utility local distribution facility	P	P	P	P
Public utility transmission facility	L	L	L	L
Recycle collection center	N	P	P	P
Sewage treatment plant (EPF)	N	N	N	N
Small Cell Facility	L	L	L	L
Solid waste recycling/transfer site (EPF, NC, CC Zones)	N	N	CU	CU
Stormwater treatment/disposal	P	P	P	P
Tower	L	L	L	L
Tower, private	L	L	L	L
Transit facilities (EPF)	P	P	P	P
Wireless communication antenna array	L	L	L	L
Wireless communication support tower	CU	L	L	L
Institutional	Neighborhood Commercial	Community Commercial	Regional Commercial	LDA Commercial
Beekeeping	L	L	L	L
Child day-care center	P	P	P	P
Church	P	P	P	P
Community hall, club or lodge	P	P	P	P
Cultural center/museum	L	P	P	P

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Table 612-1, Commercial Zones Matrix - continued

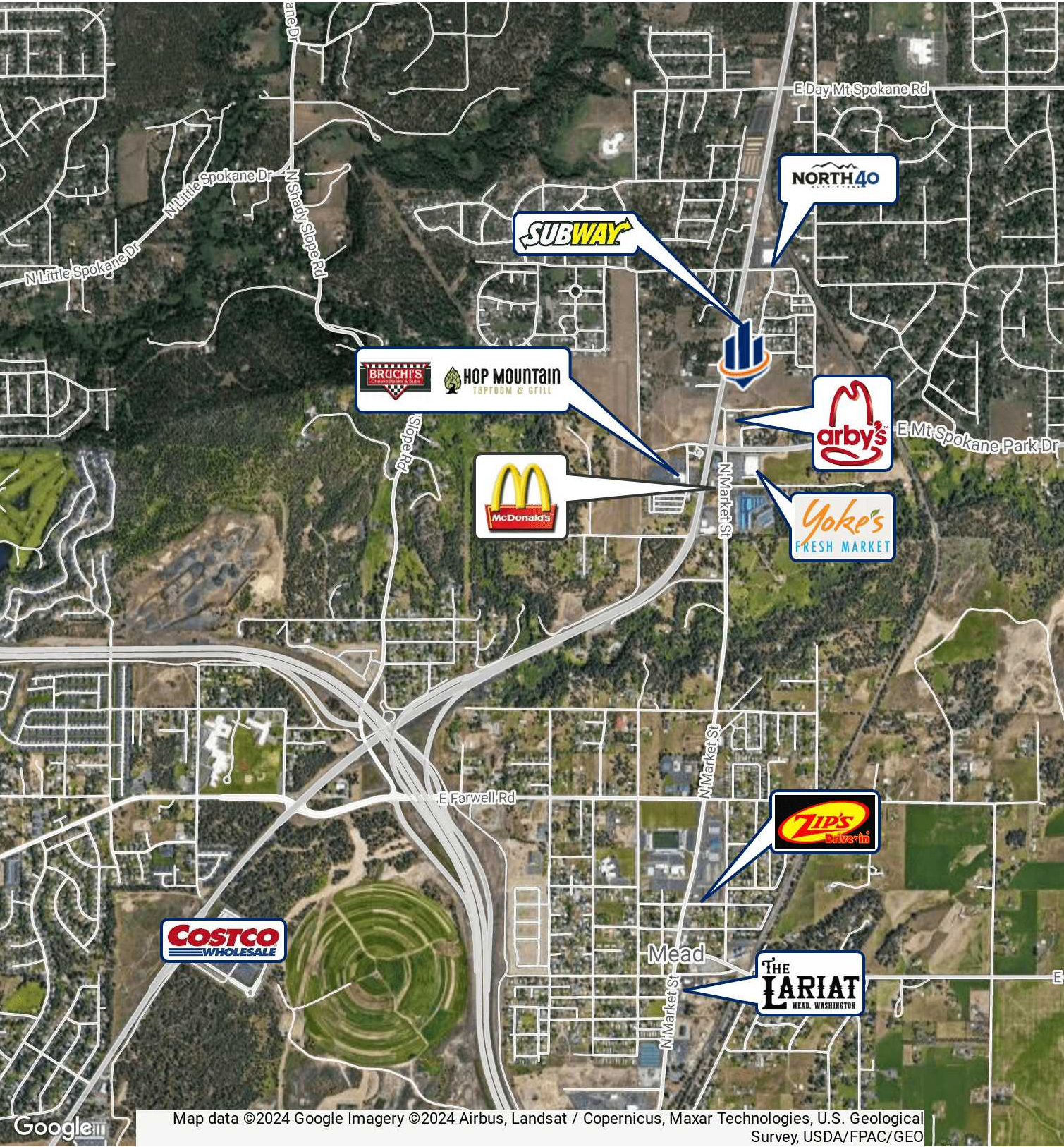
<i>Institutional</i>	<i>Neighborhood Commercial</i>	<i>Community Commercial</i>	<i>Regional Commercial</i>	<i>LDA Commercial</i>
Detention facility (EPF)	N	N	N	N
Government Agency Training Facility	N	N	P	P
Government offices/maintenance facilities	P	P	P	P
Hospital	N	N	P	P
Law enforcement facility	L	L	L	L
Library	P	P	P	P
Park, public	P	P	P	P
Secure community transition facility (3 or fewer residents)	CU	CU	CU	CU
Schools, public/private				
Elementary or secondary	P	P	P	P
College or university (EPF, NC Zones)	N	P	P	P
Specialized school/studio	L	L	P	L
Vocational or fine arts school	L	L	P	L
Zoological park	N	N	P	N

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RETAILER MAP



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