

# TALLON LANE

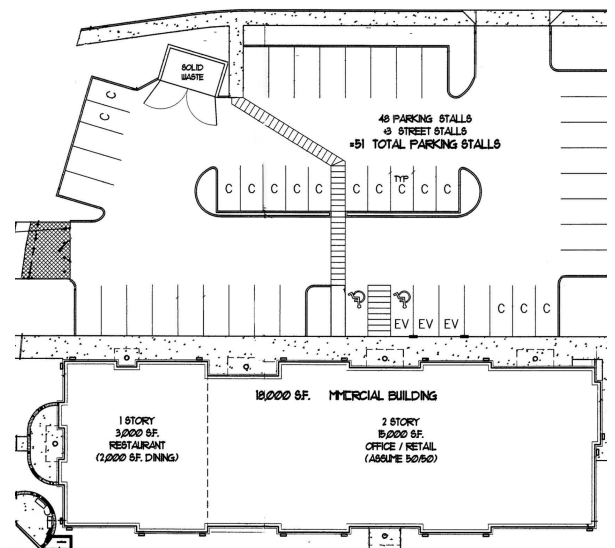
Development Site



## LISTING INFORMATION

<b>ADDRESS:</b>	8725 Tallon Ln NE, Lacey WA
<b>SALE PRICE:</b>	\$1,300,000
<b>LOT SF:</b>	40,956 SF
<b>PARCEL NUMBER:</b>	52960000100
<b>ZONING:</b>	Mixed Use
<b>PROPOSED BUILDING:</b>	15,000 SF Total
<b>FLOOR ONE:</b>	7,500 SF Retail Space
<b>FLOOR TWO:</b>	7,500 SF Office Space
<b>PROPOSED END CAP:</b>	3,000 SF Restaurant Space

## SITE PLAN



The information provided herein is from sources we deem reliable, however it is provided without any guarantee or representation as to its accuracy. Prospective parties should independently verify all information prior to entering into any agreements.

**LEE &  
ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

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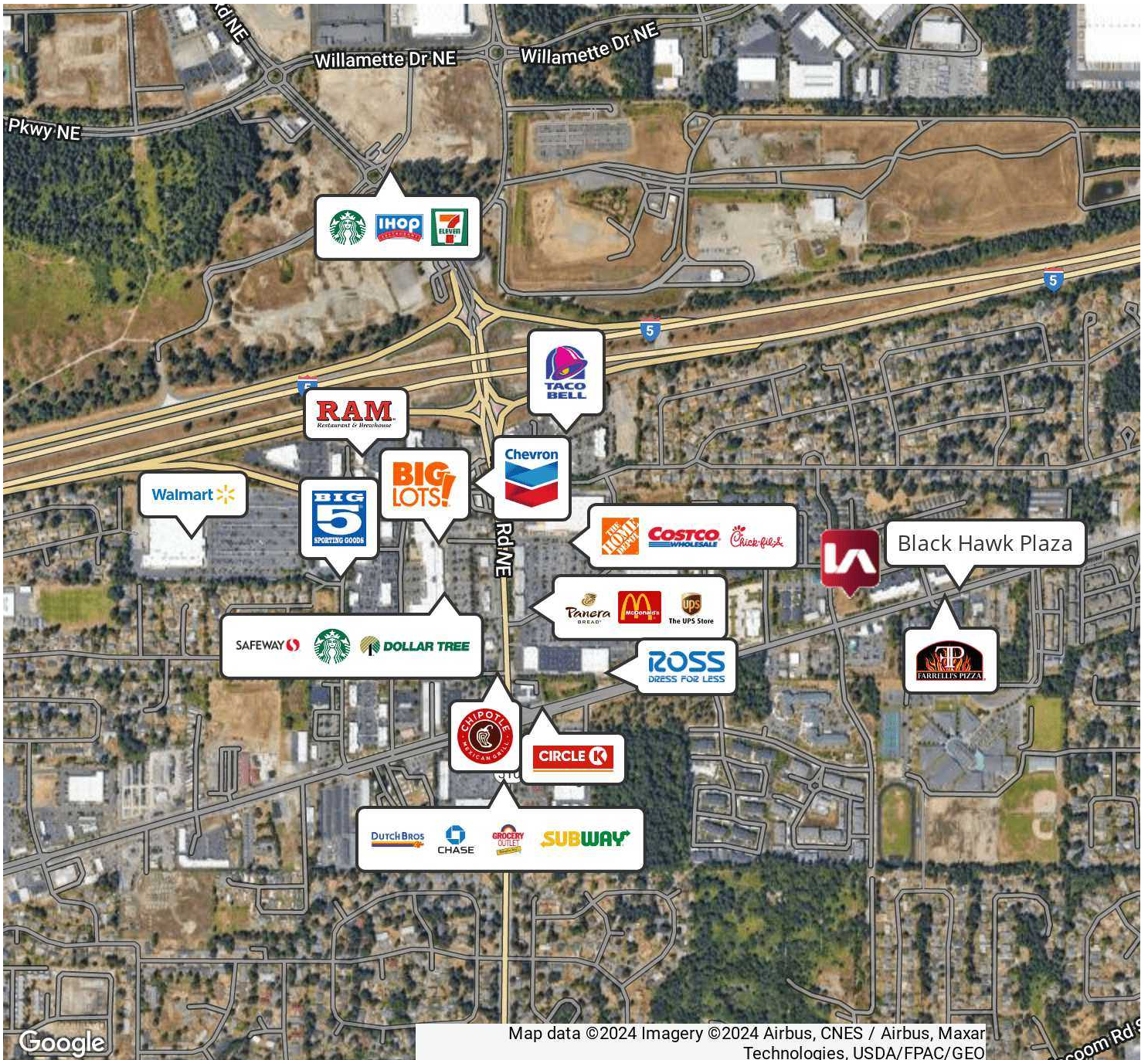
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Map data ©2024 Imagery ©2024 Airbus, CNES / Airbus, Maxar Technologies, USDA/FPAC/GEO

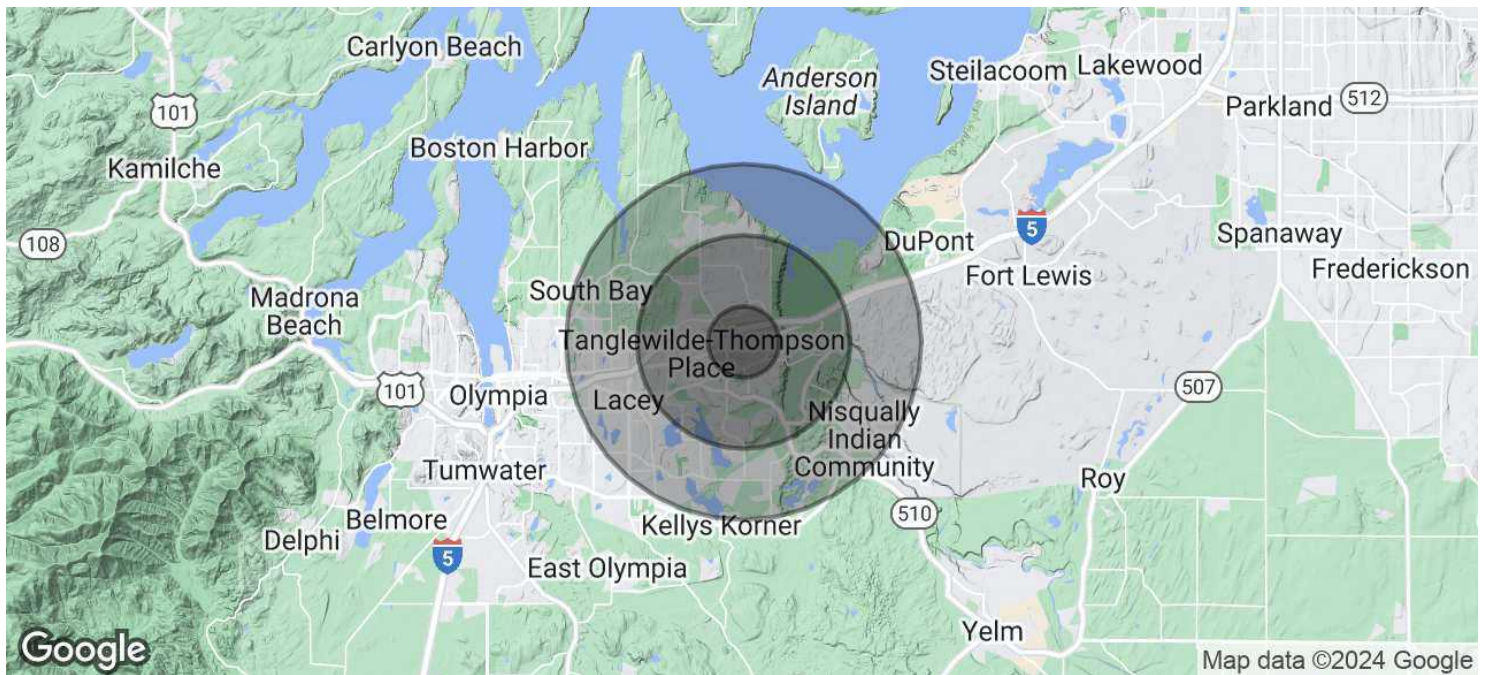
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POPULATION	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	10,110	49,577	103,519
AVERAGE AGE	36	39	40
AVERAGE AGE (MALE)	35	38	39
AVERAGE AGE (FEMALE)	37	40	41

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	3,972	18,559	39,590
# OF PERSONS PER HH	2.5	2.7	2.6
AVERAGE HH INCOME	\$104,660	\$107,183	\$109,073

Demographics data derived from AlphaMap