

RED BARN MARKET & NURSERY

14407 94th Ave E
Puyallup, WA 98375



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PUYALLUP, WA 98375



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SUMMARY

We are pleased to present the Red Barn Market and Nursery for sale! The price includes the property and the business and business assets. The Red Barn has become a local favorite in the greater Puyallup/South Hill market, and is located at the corner of 94th Avenue East and 144th Street East, both significant commuter routes used as an alternate route for State Route 161/Meridian. The owner has built the business up from a small fruit stand to the iconic market it is today. Year over year sales from 2023 to 2024 increased by a significant 13.3%! The market has a significant social media presence with over 20,000 followers. Although the business is a “non-conforming” use for retail sales, the business has become a mainstay in the market. The property the only “retail” along the business bypass corridor south of the South Hill Mall area.

The subject property consists of two tax parcels totaling approximately 42,250 square feet or .97 acres. According to the Pierce County Assessor’s office, there is a 1,076 square foot “garage” on the property, which currently has no water or sewer serving the property, however both are available to the property. Although the property does not have separate water service, water and sewer are both located within the street frontage. Current water is provided by agreement from the adjacent property owner and whose property may also be available for sale.

\$1.5M
SALE PRICE

0.92 AC
LAND AREA

1,076 SF
“GARAGE”



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OFFERING SUMMARY

AVAILABLE SF:	42,250/0.97 AC
BUILDING SF:	1,076 “attached garage” per PCA
SALE PRICE:	\$1,500,000
PARCEL #:	0419211036 & 0419211037
FRONTAGE:	Located at the intersection of 144th Street East and 94th Avenue East in the South Hill Planning Area of Pierce County
PARKING:	Ample graveled parking lot
ZONING:	RR - Residential Resource (non-conforming use)

PROPERTY HIGHLIGHTS

- Renowned local business with largesocial media following
- 13.3% sales growth over the last year
- Outstanding street presence
- Excellent opportunity to purchase an iconic property and business
- Financial information available with signed [NDA](#)

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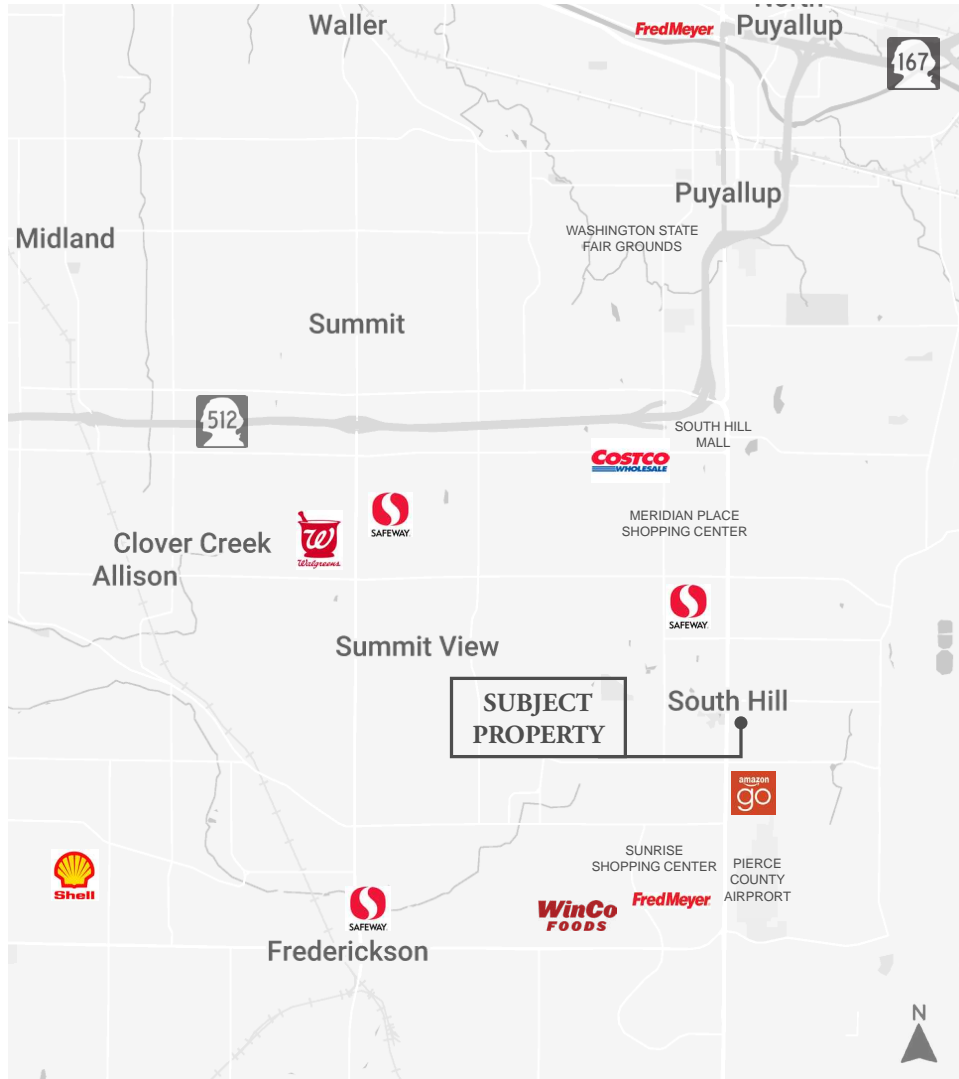
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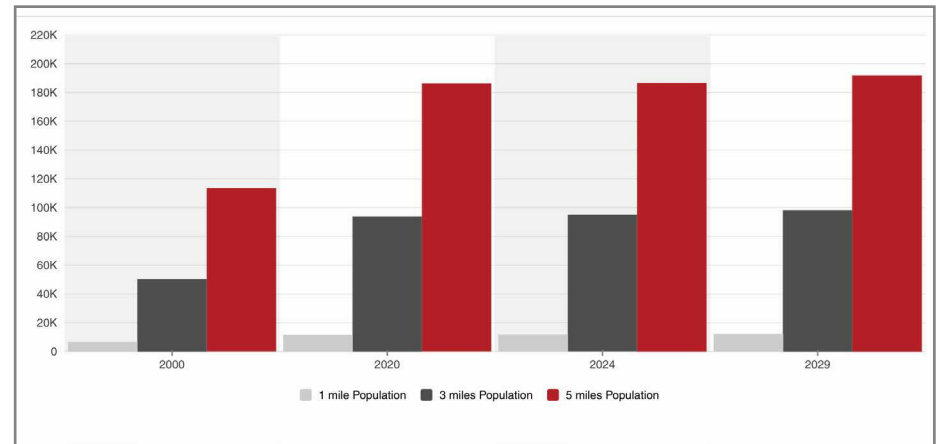


LOCATION OVERVIEW

The property is located at a signalized intersection, however left turns from southbound 94th Avenue E is restricted between 3 – 6 pm, due to the increasing traffic and the lack of turn lanes. 144th Street E intersects with S Meridian to the east, and 94th Avenue East terminates at a “T” intersection at 152nd Street East further South, with 152nd intersecting with Meridian, both fully signalized intersections. The subject intersection will likely undergo expansion and upgrades in the relatively near future.

DEMOGRAPHICS

	1 - MILE	3 - MILES	5 - MILES
Total Population	11,568	93,820	186,195
Average Income	\$106,562	\$116,768	\$116,926
Annual Population Growth Projection	0.7%	0.6%	0.6%



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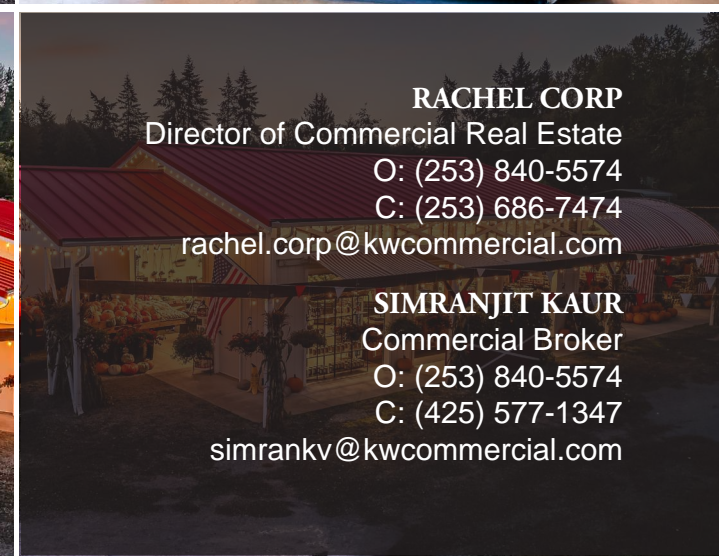
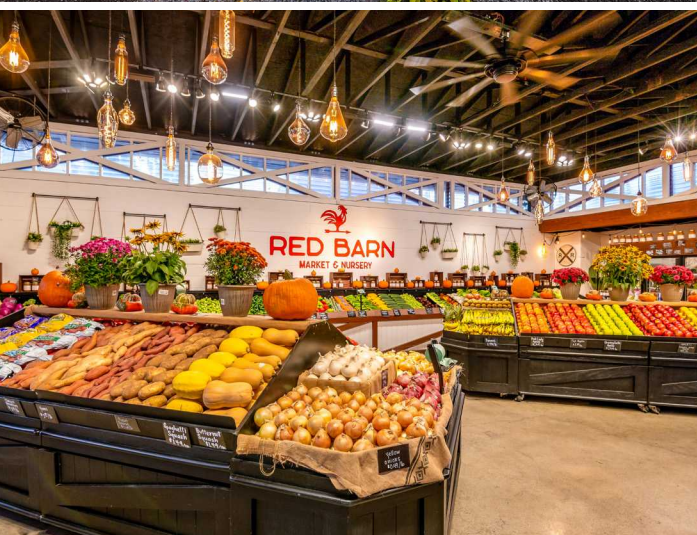
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Red Barn
Market & Nursery

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