

FOR SALE

# SOUTH HILL OPPORTUNITY

## *Unique Commercial Opportunity*

4 parcels of land over ±3 AC

2,000+ SF commercial office building

±1,480 SF house

Plus additional land

Redevelopment opportunity

Zoning - Limited Mixed Use (LMX) City of Puyallup

List Price \$1,650,000

### **JEROME O'LEARY**

Senior Vice President

T: 253.779.9292

C: 253.732.2600

jerome.oleary@kidder.com

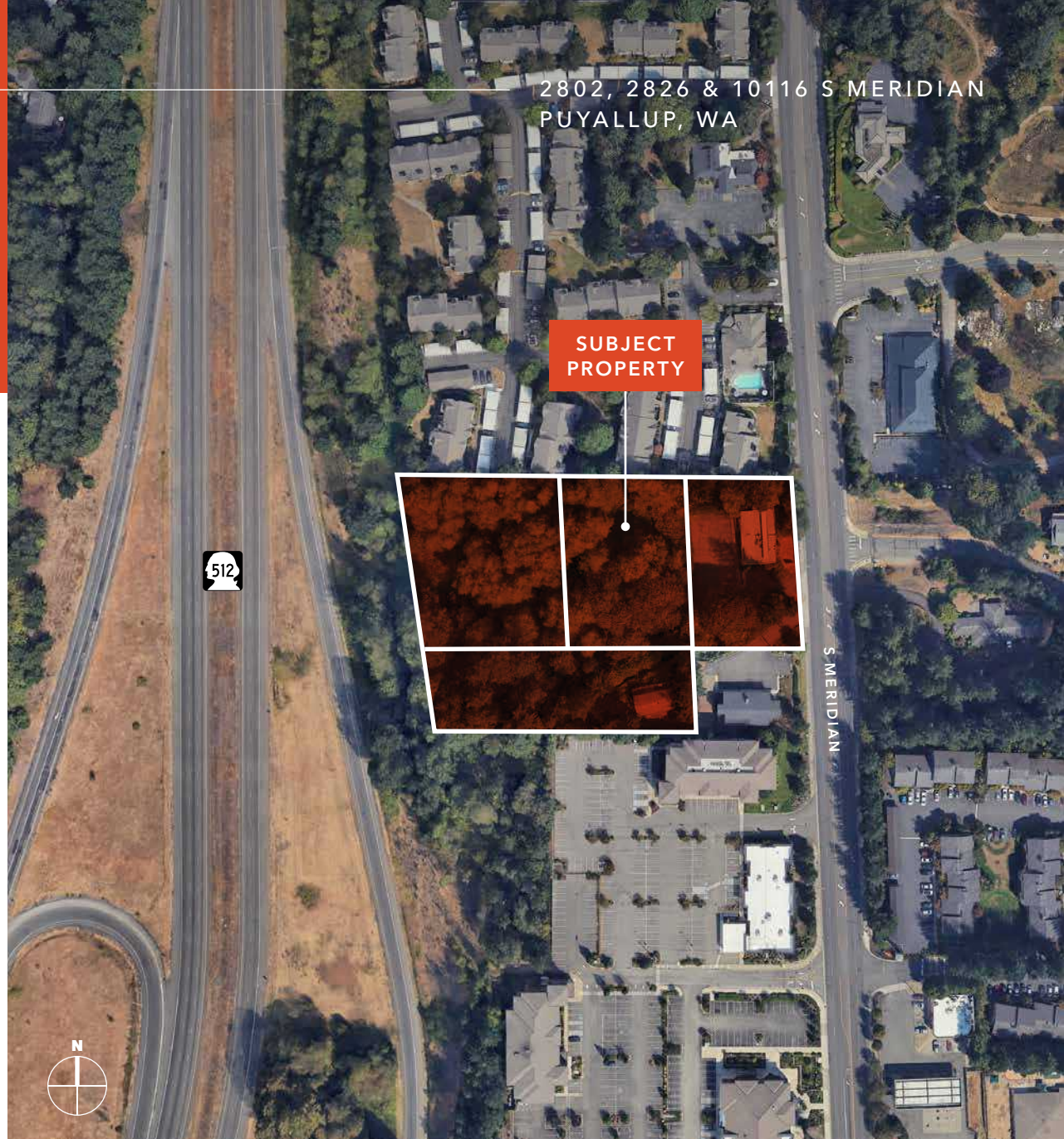
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2802, 2826 & 10116 S MERIDIAN  
PUYALLUP, WA

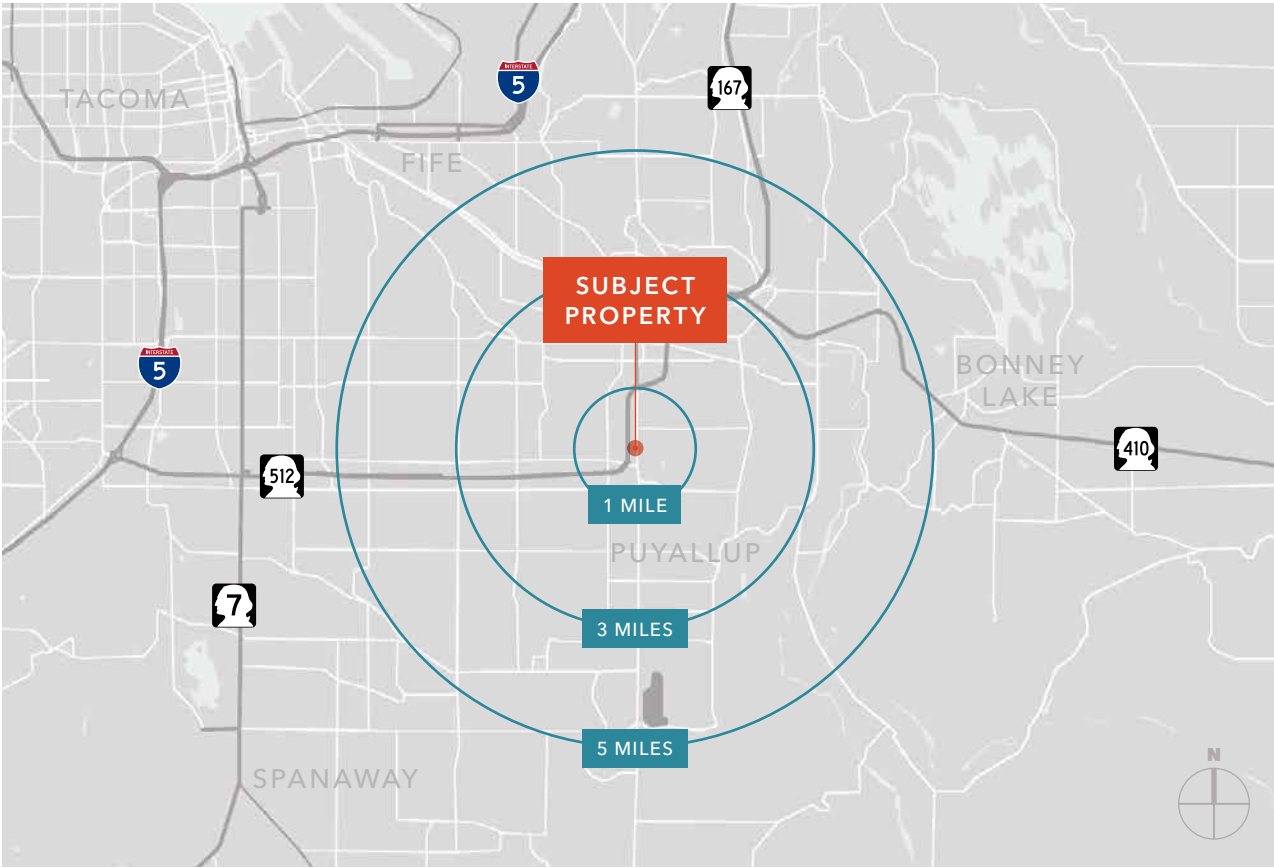
SUBJECT  
PROPERTY

512



**km** Kidder  
Mathews





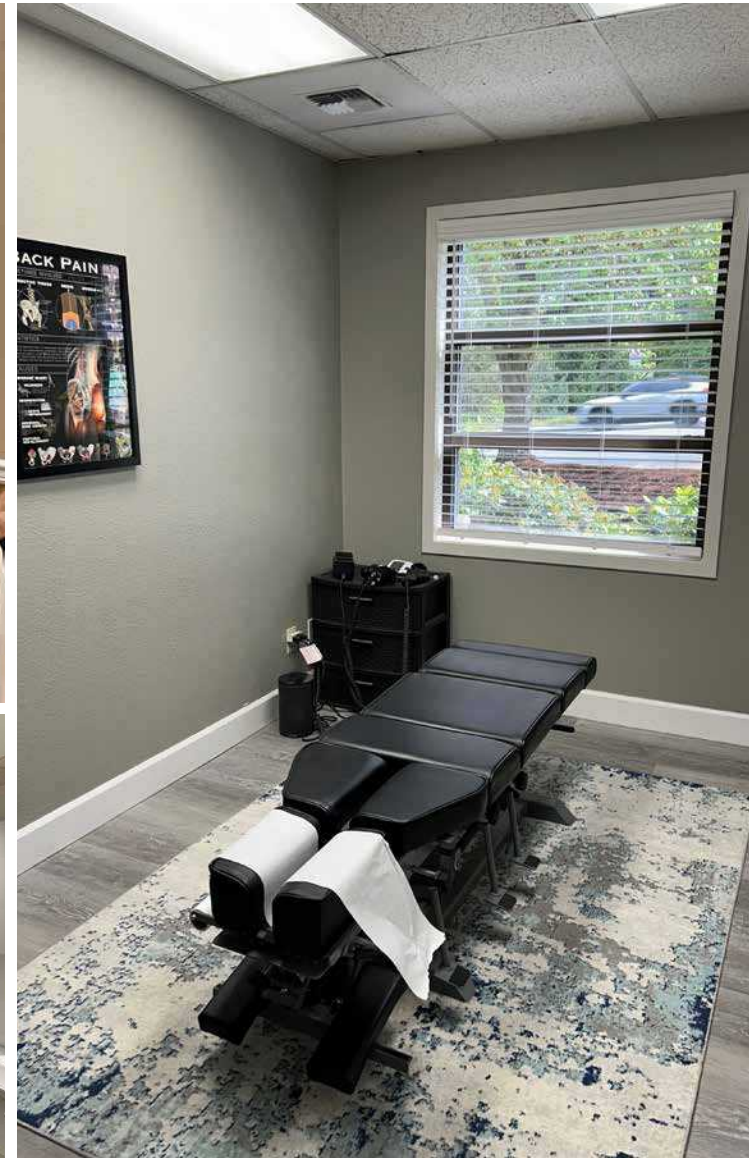
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
EST POPULATION (2024)	9,934	83,044	170,981
AVG HOUSEHOLD INCOME (2024)	\$108,269	\$130,047	\$137,398
MEDIAN AGE	35.9	37.8	37.4

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