



221 West Gowe Street

221 West Gowe Street, Kent, WA

FOR SALE

Exclusively Listed by

Rick Brown - Commercial Broker | (253) 840-5574 | rickbrown@kw.com | Lic: 27026, WA**Simranjit Kaur - Associate | Lee & Associates** | (425) 577-1347 | skaur@lee-associates.comEach Office is Independently Owned and Operated
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221 West Gowe Street

221 West Gowe Street | Kent, WA 98032

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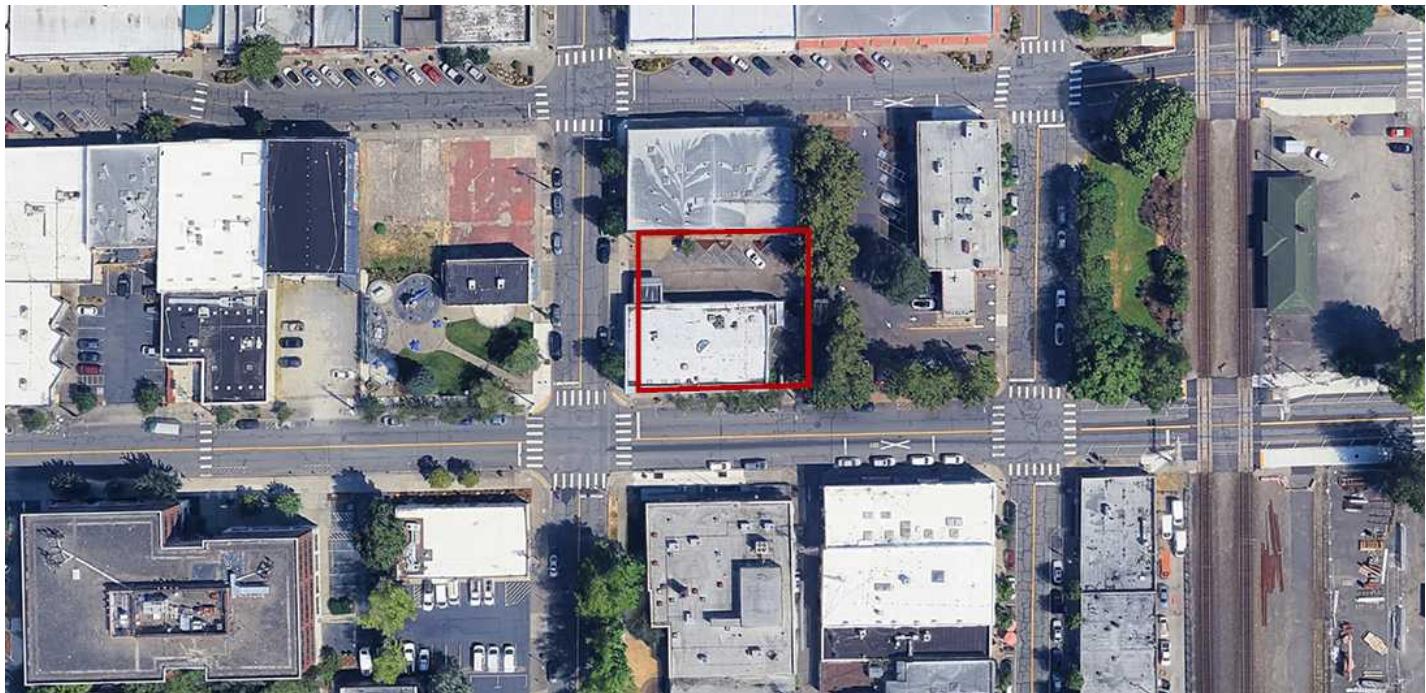
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EXECUTIVE SUMMARY

221 West Gowe Street

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OFFERING SUMMARY

PRICE:	\$2,205,000
TOTAL SF:	5,880
LOT SIZE:	0.30 Acres
FRONTAGE:	120' on Gowe & 110' on Gowe St
PARKING:	Surface 9 Spaces
YEAR BUILT:	1931
RENOVATED:	1981
ZONING:	DCE

PROPERTY OVERVIEW

Nestled in the heart of downtown Kent, 221 W Gowe St offers a prime location with excellent visibility and accessibility. This versatile property presents a unique opportunity for businesses or investors seeking a central spot surrounded by thriving local amenities, public transit, and growing community infrastructure. Whether you're looking to establish a retail presence, office space, or a creative hub, this address delivers the potential and presence to elevate your vision.



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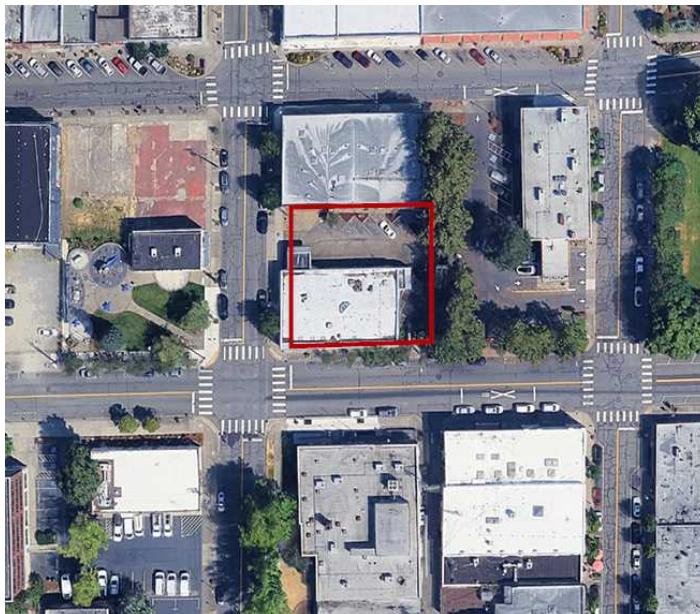


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LOCATION & HIGHLIGHTS

221 West Gowe Street

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LOCATION INFORMATION

Building Name: 221 West Gowe Street

Street Address: 221 West Gowe Street

City, State, Zip Kent, WA 98032

County: WA- King

Market: King County

Sub-market: Kent

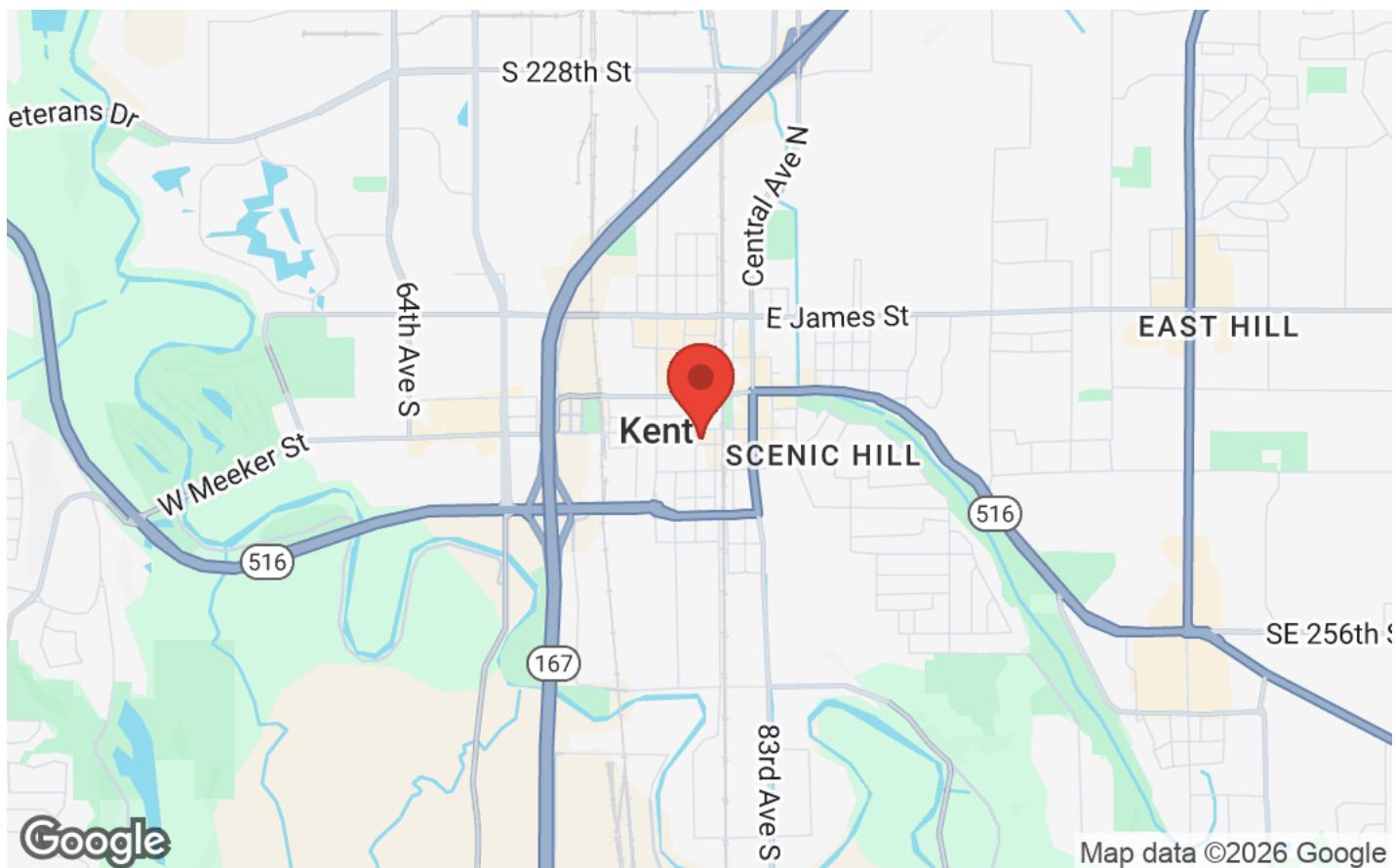
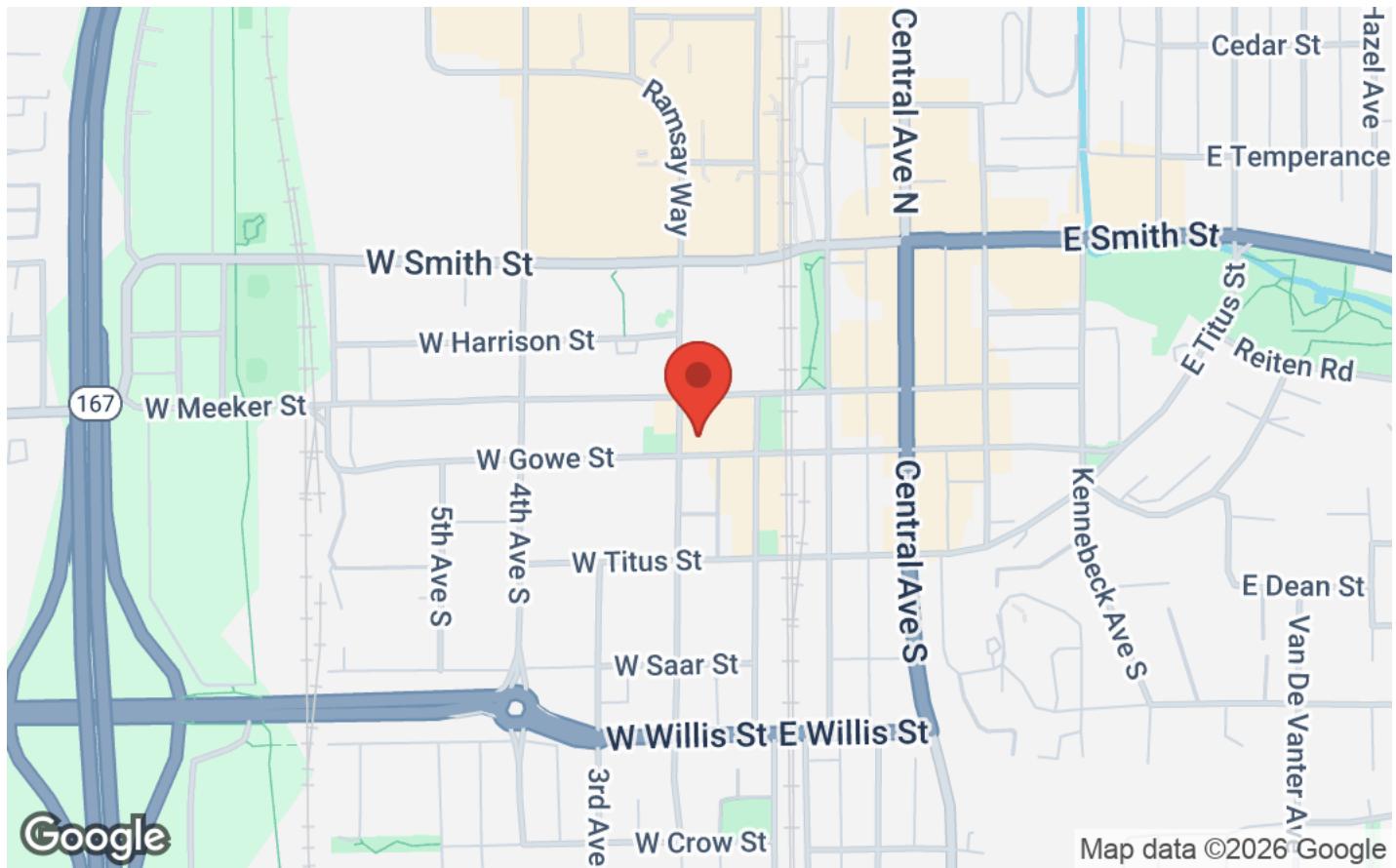
LOCATION OVERVIEW

Prime Downtown Kent Location! 221 W Gowe St is conveniently situated in the heart of Kent, WA, with easy access to SR 167, SR 516, and I-5—connecting you to Seattle, Tacoma, and beyond. Just minutes from Kent Station, ShoWare Center, and Green River trails, this vibrant location offers excellent transit, dining, and recreation options. Perfect for business or investment in a thriving community!

LOCATION MAPS

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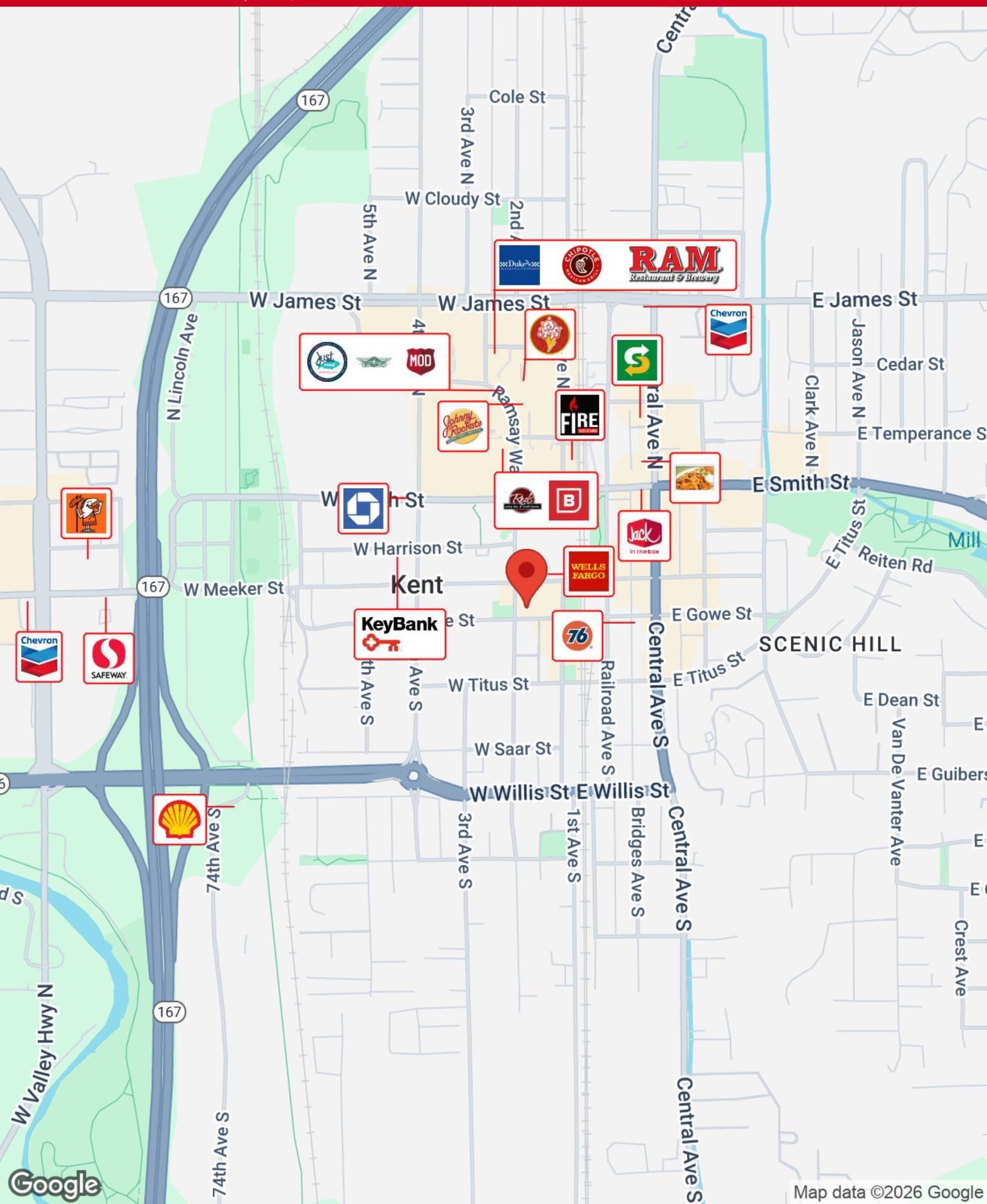
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BUSINESS MAP

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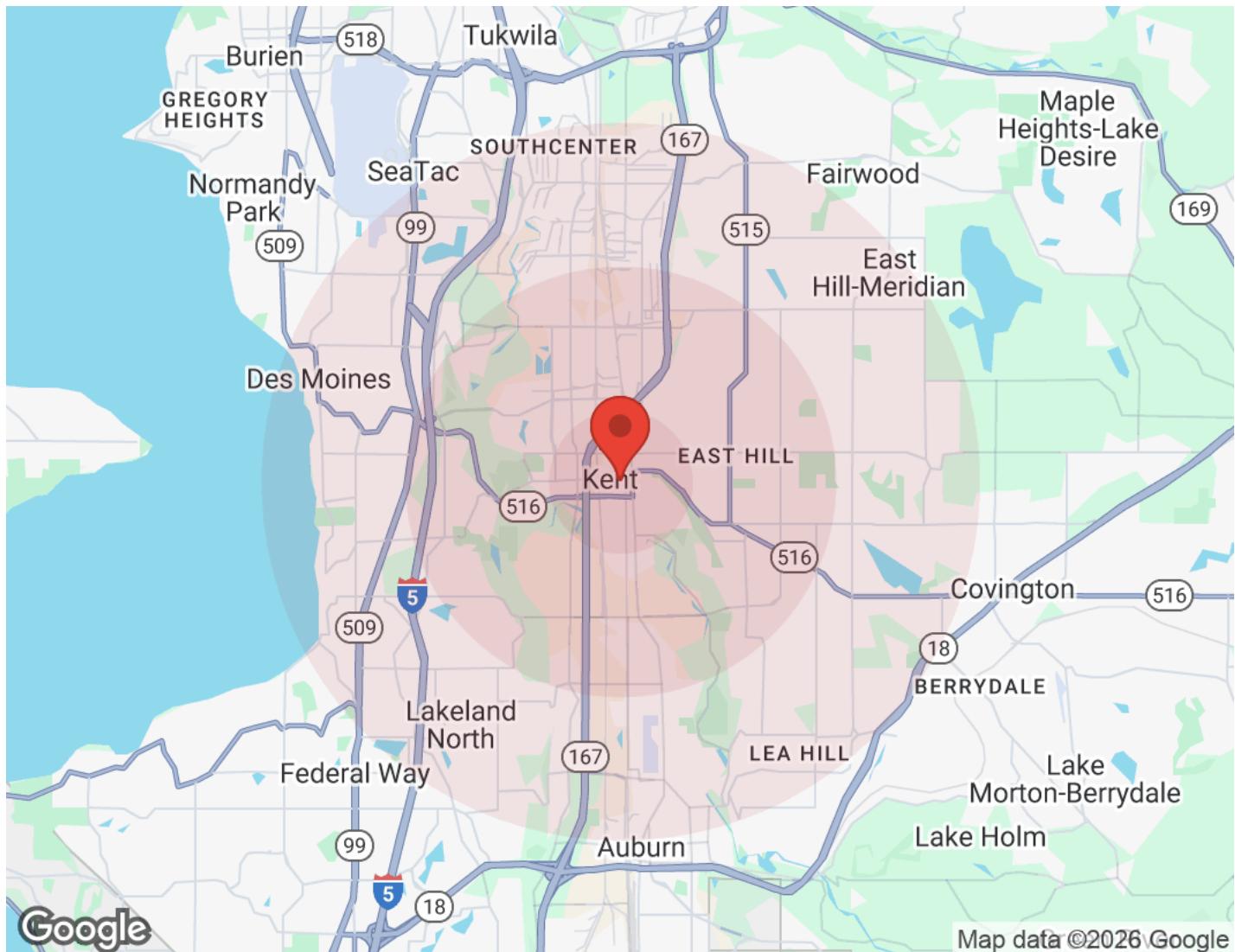
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DEMOCRAPHICS

221 West Gowe Street

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Population	1 Mile	3 Miles	5 Miles	Income	1 Mile	3 Miles	5 Miles
Male	7,557	51,635	136,718	Median	\$75,144	\$93,505	\$97,735
Female	7,014	50,042	134,373	< \$15,000	534	2,299	5,384
Total Population	14,570	101,677	271,091	\$15,000-\$24,999	585	1,448	4,343
				\$25,000-\$34,999	359	1,687	4,260
				\$35,000-\$49,999	638	3,022	8,526
				\$50,000-\$74,999	1,025	6,028	13,807
				\$75,000-\$99,999	971	5,170	13,231
				\$100,000-\$149,999	978	7,119	19,442
				\$150,000-\$199,999	478	4,226	11,516
				> \$200,000	723	5,622	16,197
Age	1 Mile	3 Miles	5 Miles				
Ages 0-14	2,328	18,566	48,271				
Ages 15-24	1,910	13,107	34,102				
Ages 25-54	6,848	46,666	120,537				
Ages 55-64	1,509	11,109	31,477				
Ages 65+	1,976	12,233	36,706				
Race	1 Mile	3 Miles	5 Miles	Housing	1 Mile	3 Miles	5 Miles
White	6,405	39,359	112,991	Total Units	6,775	39,238	103,683
Black	1,875	13,940	34,591	Occupied	6,289	36,621	96,707
Am In/AK Nat	77	346	949	Owner Occupied	1,543	17,726	53,936
Hawaiian	329	1,871	4,202	Renter Occupied	4,746	18,895	42,771
Hispanic	2,768	15,811	41,043	Vacant	486	2,617	6,976
Asian	2,350	25,501	64,221				
Multi-Racial	712	4,606	12,552				
Other	51	234	542				

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