FOR SALE: REDEVELOPMENT OPPORTUNITY

MT. SI MOTEL SITE

43200 SE NORTH BEND WAY | NORTH BEND, WA

NAI Puget Sound Properties

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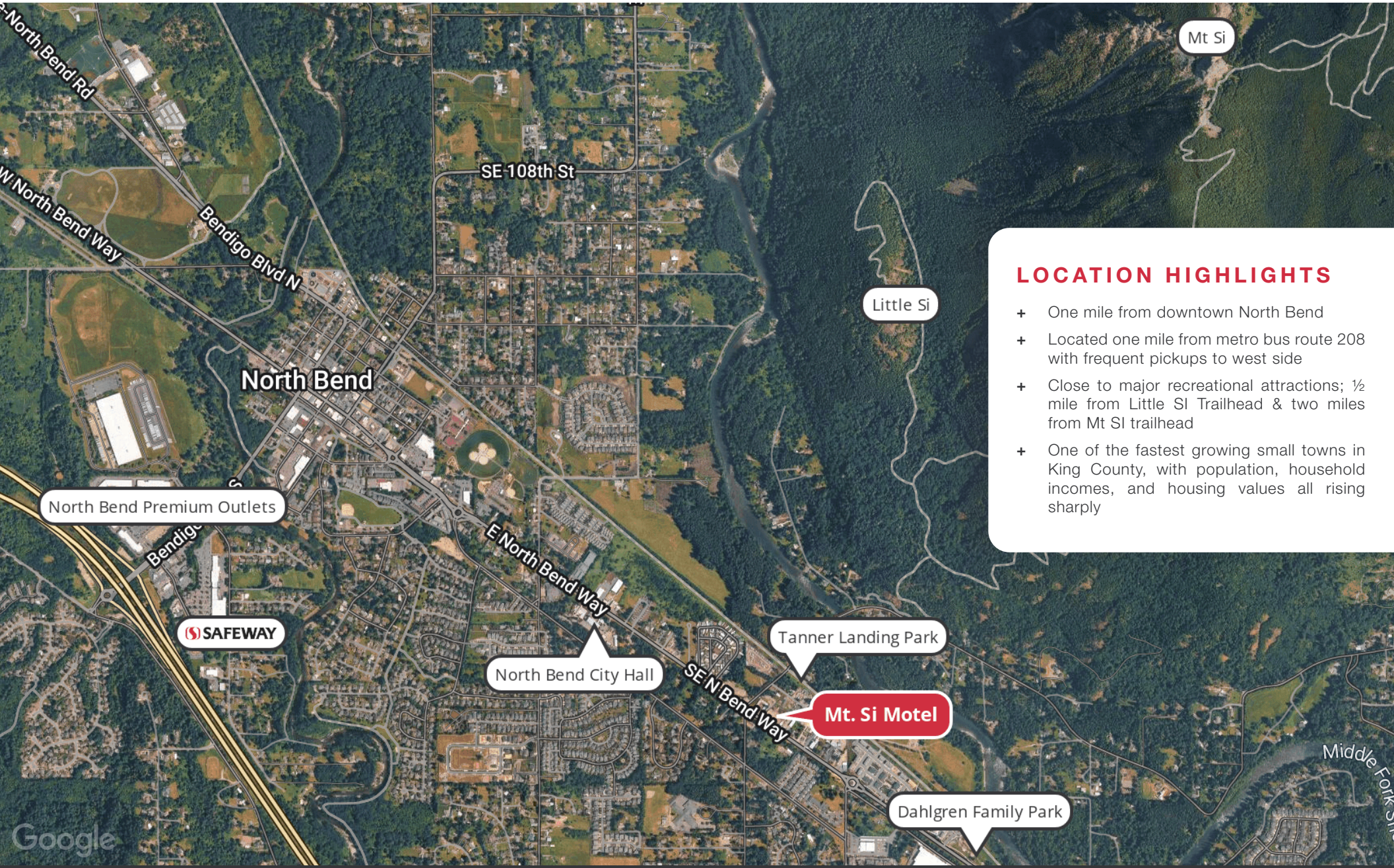
PROPERTY OVERVIEW

ASKING PRICE
$4,250,000

ADDRESS	43200 SE North Bend Way North Bend, WA
PARCEL	1523089095
LAND SIZE	58,806 SF (1.35 AC)
ZONING	NB (Neighborhood Business)
STREET FRONTAGE	Approx. 210 Ft

LOCATION



LOCATION HIGHLIGHTS

- One mile from downtown North Bend
- Located one mile from metro bus route 208 with frequent pickups to west side
- Close to major recreational attractions; ½ mile from Little SI Trailhead & two miles from Mt SI trailhead
- One of the fastest growing small towns in King County, with population, household incomes, and housing values all rising sharply

REDEVELOPMENT OPPORTUNITY

One of the most compelling aspects of this offering is the significant redevelopment potential available to ownership. North Bend is among the fastest growing small towns in King County, with population, household incomes, and housing values all rising sharply. This sustained demand—combined with strong demographics and ongoing residential expansion—supports new commercial, mixed use, and hospitality development.

The property sits at the prominent corner of Mt. Si Road and North Bend Way, a location well suited for both commercial and residential redevelopment. The site is zoned **NB (Neighborhood Business)**, which allows small scale commercial uses such as retail, services, and office space, while also permitting residential uses above the ground floor. The district is designed as a lower intensity commercial area serving nearby neighborhoods, characterized by smaller buildings, walkability, and a pedestrian friendly environment.