



NKA W Eighth Street Port Angeles, WA 98363

PRIME MIXED-USE DEVELOPMENT SITE
· OLYMPIC PENINSULA

ASKING PRICE
\$599,900
FOR SALE — LAND

**0.91
Acres**

**Zoning
PBP**

**Corner
Lot Position**

**Annual Taxes
TBD**

PROPERTY OVERVIEW

Premier mixed-use opportunity in Port Angeles, WA. Capitalize on the Olympic Peninsula's growth with this prime land, perfectly suited for high-density multifamily and retail development. To combat the housing shortage, the City of Port Angeles offers a pro-growth environment featuring streamlined permitting, favorable zoning, and financial toolkits designed to ensure project viability — transforming this site into a vibrant community hub where residents live, shop, and thrive.

KEY HIGHLIGHTS

- ▶ Versatile mixed-use residential & commercial zoning
- ▶ Unobstructed Olympic Mountain views
- ▶ Reduced barriers via city incentive packages
- ▶ Unobstructed salt water / Strait views
- ▶ High-demand market for sustainable urban density
- ▶ Corner lot — dual street frontage
- ▶ City utilities in road; public paved access
- ▶ Prelim short plat approval in progress

ZONING DESIGNATION

Commercial

VIEWS & LOCATION

Unobstructed Olympic Mountain views & Strait of Juan de Fuca saltwater views. Corner lot in the heart of Port Angeles' Business District — Downtown adjacent with high foot traffic and strong urban connectivity.

CONTACT FOR MORE INFORMATION

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TITLE/ESCROW Clallam Title

PROPERTY DETAILS

COUNTY Clallam	CITY Port Angeles	AREA 721-Cent. W Pt. Angeles
SELLER Clallam Cnty Hist Society	BOUNDARIES All Marked & Surveyed	PARKING Off Street
EASEMENTS Access & Utilities	POWER / WATER In At Road	SEWAGE City



Bill Leland

LISTING AGENT · BRODY BROKER COMMERCIAL
REAL ESTATE

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Information deemed reliable but not guaranteed. Short plat will create a new APN; taxes TBD.