



Lilac Ln Income and Development Opportunity

126 Lilac Lane
Bremerton, WA 98312

FOR SALE
\$1,950,000



GARY ANDERSON
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SILVERDALE, WA

SECTION 1

Property Information

Bremerton
Department

AUTO CENTER V

Property Summary



Property Description

This offering presents a rare opportunity to acquire a strategically positioned residential asset in the City of Bremerton that blends immediate income generation with significant future development potential. The property includes three existing single-family homes situated on individual lots, providing flexibility for continued rental income, resale, or phased redevelopment.

In addition to the existing improvements, approximately 1.5 acres of excess land supports a site plan designed for up to 18 townhomes. The combination of in-place infrastructure, favorable zoning, and a functional layout creates a clear path toward development while minimizing upfront risk and entitlement timelines.

This is an ideal opportunity for investors or developers seeking a property that offers both stability and scalability, allowing for multiple execution strategies depending on investment goals.

Offering Summary

Sale Price:	\$1,950,000
Lot Size:	2.53 Acres

Demographics	0.25 Miles	0.5 Miles	1 Mile
Total Households	59	445	2,231
Total Population	130	930	4,856
Average HH Income	\$66,568	\$71,274	\$83,789

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Location Description

Off Hwy 3, Auto Center Way, to Bruenn Ave, to Casad Ave.

Complete Highlights



Property Highlights

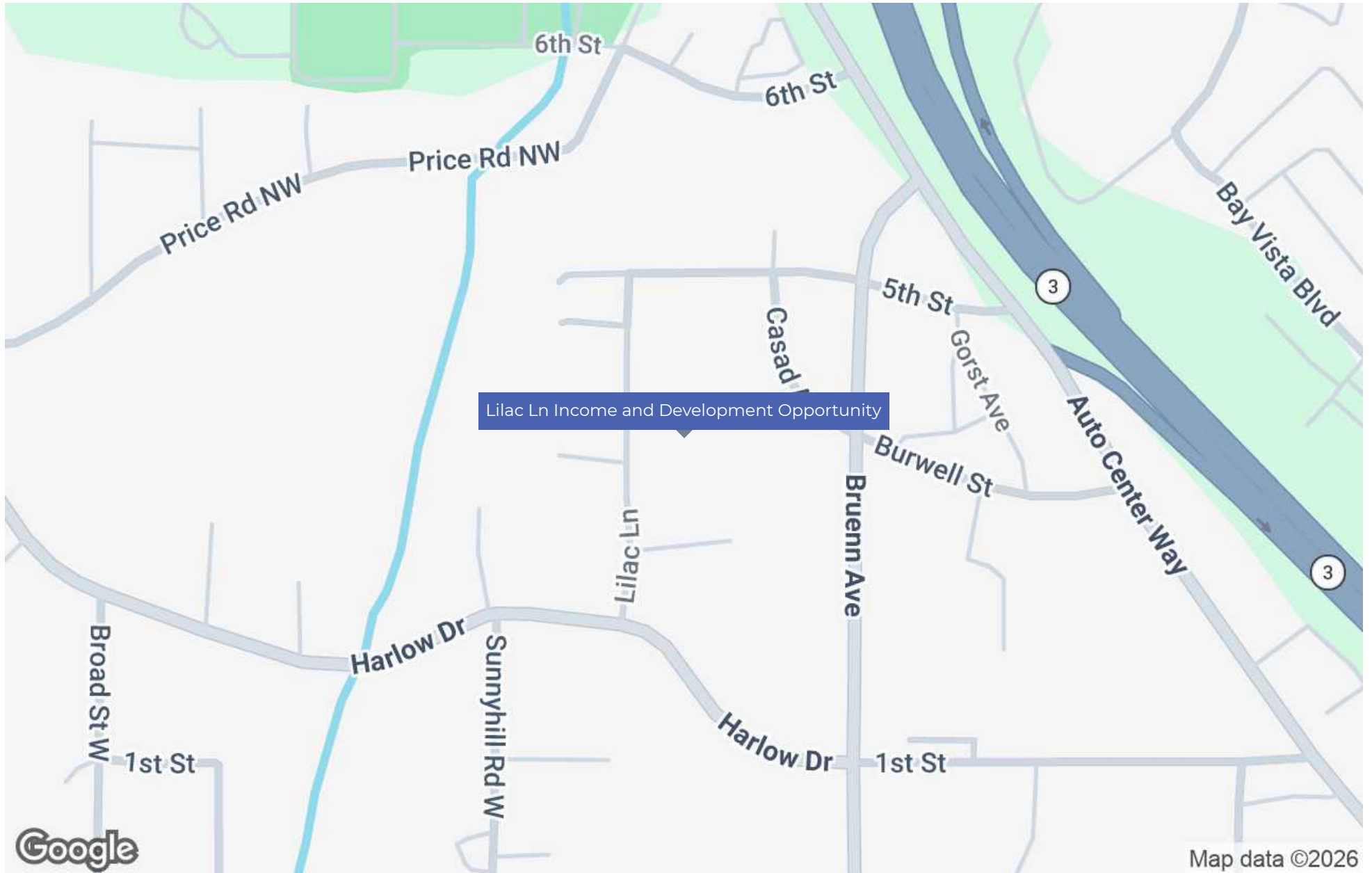
- • Zoned R10 – City of Bremerton
- • Potential for up to 18 townhomes
- • Approx. 1.5 acres of development land
- • 3 existing homes providing income
- • Utilities available, including sewer extended through site
- • Site plan / short plat layout in place



Additional Photos



Location Map



Aerial Map



Site Plans



DATE:
Mar. 2, 2026

REVISIONS:

NO.	DATE	DESCRIPTION

PROJECT: LILAC LANE TOWNHOUSES
SITE PLAN

CLIENT:



JOB NO.

PAGE

SCALE 1" = 40'

TOPO BY:
N.L. OLSON ASSOCS.
PORT ORCHARD,
WA. 98366

Demographics Map & Report

Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	130	930	4,856
Average Age	43.3	45.7	43.4
Average Age (Male)	33.5	34.7	35.1
Average Age (Female)	46.1	50.5	48.8

Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	59	445	2,231
# of Persons per HH	2.2	2.1	2.2
Average HH Income	\$66,568	\$71,274	\$83,789
Average House Value	\$429,997	\$491,739	\$487,011

2023 American Community Survey (ACS)

