

SKAGIT VALLEY SQUARE

100-300 E COLLEGE WAY, MOUNT VERNON, WA

FOR LEASE

Join Hobby Lobby, Dollar Tree, Goodwill and Tractor Supply!



PROPERTY HIGHLIGHTS

Outstanding Location—SE corner of I-5 and College Way.

High Traffic Count— with 48,247 cars daily on I-5 and 20,300 cars daily on College Way.

High parking ratio— 4/1,000 SF parking; 693 spaces.

Rate— \$21.00psf/yr + NNN

NNN— \$4.13

5,401 SF AVAILABLE!

ERNIE VELTON | ERNIEV@JSHPROPERTIES.COM
ROB KNOWLES JR. | ROBK@JSHPROPERTIES.COM

 JSH | PROPERTIES, INC.

425.455.0500
WWW.JSHPROPERTIES.COM

SKAGIT VALLEY SQUARE

100-300 E COLLEGE WAY, MOUNT VERNON, WA

- 35 Miles to Bellingham
- 26 Miles to Everett
- 1 Hour Drive to Seattle



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SKAGIT VALLEY SQUARE DEMOGRAPHICS

	POPULATION	AVERAGE HOUSEHOLD INCOME
1 Mile	4,807	\$54,641
3 Mile	43,478	\$62,443
5 Mile	54,483	\$64,894

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- Pad**
Denny's
6,760 sf

- 110**
Dollar Tree
13,647 sf

- 102**
Hobby Lobby
62,498 sf

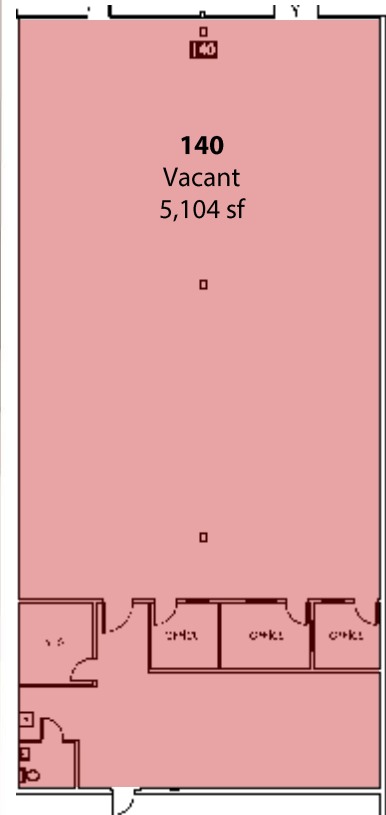
- 96**
H&R Block
3,600 sf

- 200a**
Goodwill
29,929 sf

- 300**
Tractor Supply
48,360 sf

- 170**
Seattle Goodwill
Training Center
3,695 sf

- 140**
Vacant
5,104 sf



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