



HARRISON AVENUE PAD

646 Harrison Avenue
Centralia, Washington



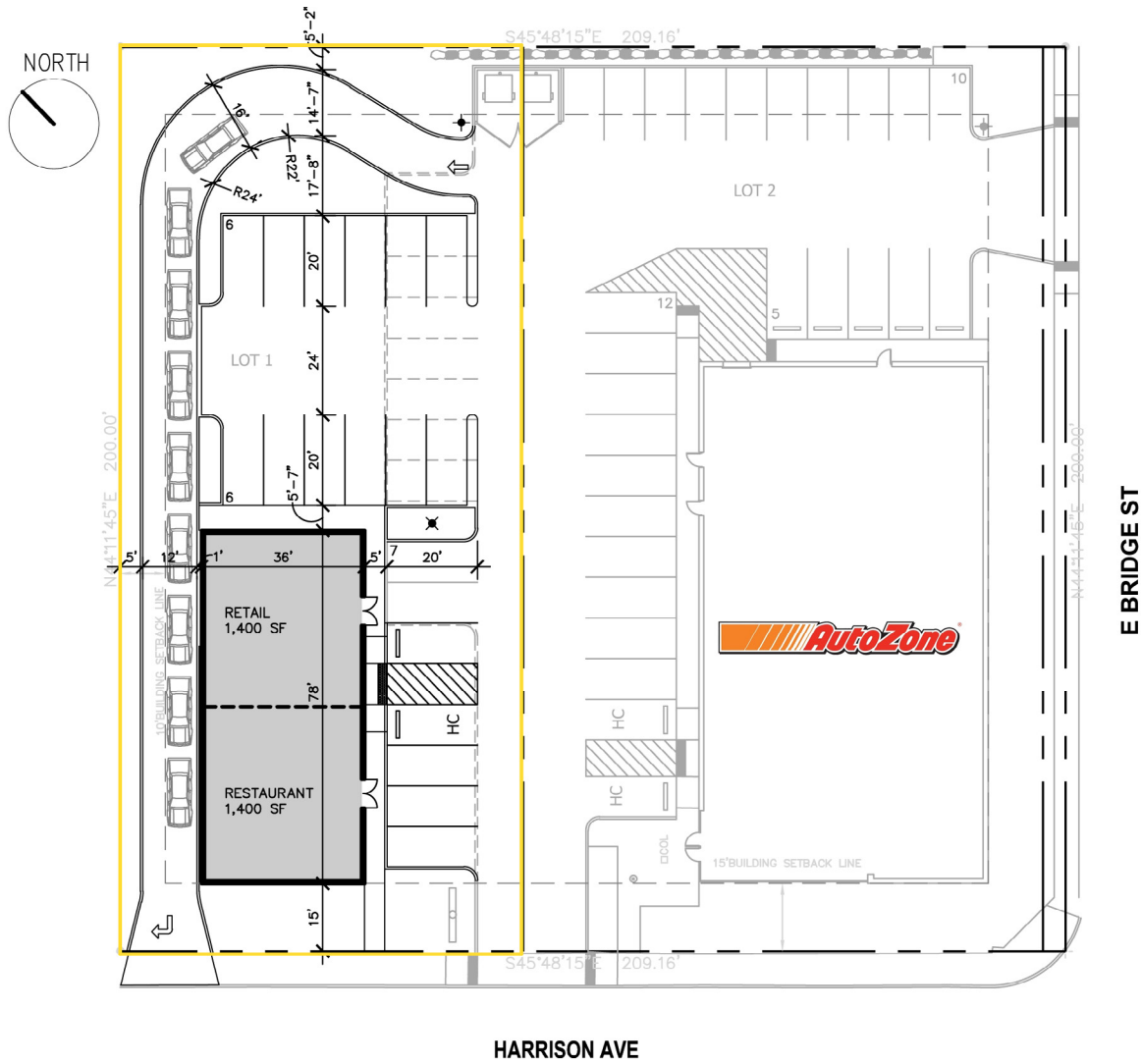
FOR LEASE | SALE | BUILD-TO-SUIT

Steve Erickson | Larry Cocks

First Western Properties, Inc. | 425.822.5522 | fwp-inc.com
11621 97th Lane NE, Kirkland, Washington 98034

646 HARRISON AVENUE:

- Join Autozone
- 17,800 SF +- Site
- Space Available: 1,200-3,000 +- SF
- Drive-Thru Available
- High Visibility & Easy Access
- Great Pylon Sign



E BRIDGE ST

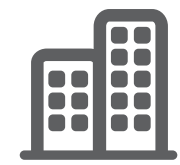
HARRISON AVE



Population



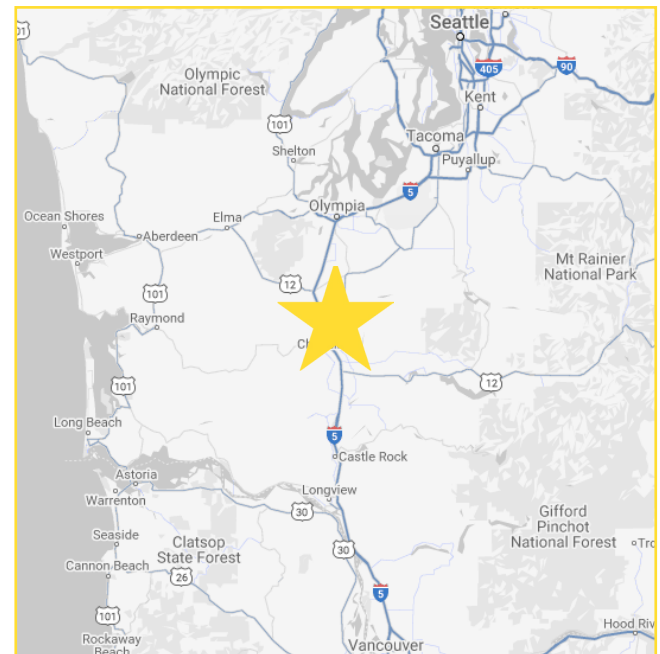
Average HH Income



Daytime Population

Regis - 2019

Trade Area	58,269	\$73,437	26,046
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ACE

5

RITE AID PHARMACY

OUTLETS



SITE



True Value



PROVIDENCE Health & Services

PROPOSED CENTRALIA STATION

5

CENTRALIA FOX THEATRE

Walmart Supercentre

Walgreens

True Value

STAPLES

CHEHALIS-CENTRALIA AIRPORT

GROCERY OUTLET

TRACTOR SUPPLY CO.



CENTRALIA, WA is located on Interstate 5, the West Coast's major trade corridor, Centralia is well-positioned between Portland and Seattle and is a strategic business "hub." Centralia is the largest city in Lewis County with over 17,000 residents. Its close proximity to Seattle and Portland and their international airports, as well as the deep water Port of Grays Harbor, make it easy to move goods in and out of the community. Companies have chosen to locate in Centralia for many reasons including our quality of life, location on the I-5 corridor, a lower cost of doing business, and workforce development programs.

KIRKLAND | TACOMA | PORTLAND | SEATTLE



RETAIL FOCUSED. RESULTS DRIVEN.

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