



65,000 SF of Retail/Office
AVAILABLE
Call for Details



tehaleh[®]
BY
NEWLAND[™]

Canyon View Village Center

1 **FIRST
WESTERN
PROPERTIES**

VISCONSI
COMPANIES LTD

destination



vision of tehaleh

Newland is pursuing a 20-year vision for Tehaleh that sustains values important to the residents as distinguished by four pillars:

Conservancy

Tehaleh commits to preserving 40 percent of its land as dedicated open space, parks, and trails.

Wellness

Tehaleh strives to support wellness through convenient access to health care and through parks and trails that promote an active lifestyle.

Education

Tehaleh supports lifetime learning opportunities that challenge both the mind and body of the young and young at heart.

Farm-to-Table

Tehaleh encourages the availability of locally produced products for the community's restaurants, homes, and gatherings.



specifics  *rustic meets refined in tehaleh*



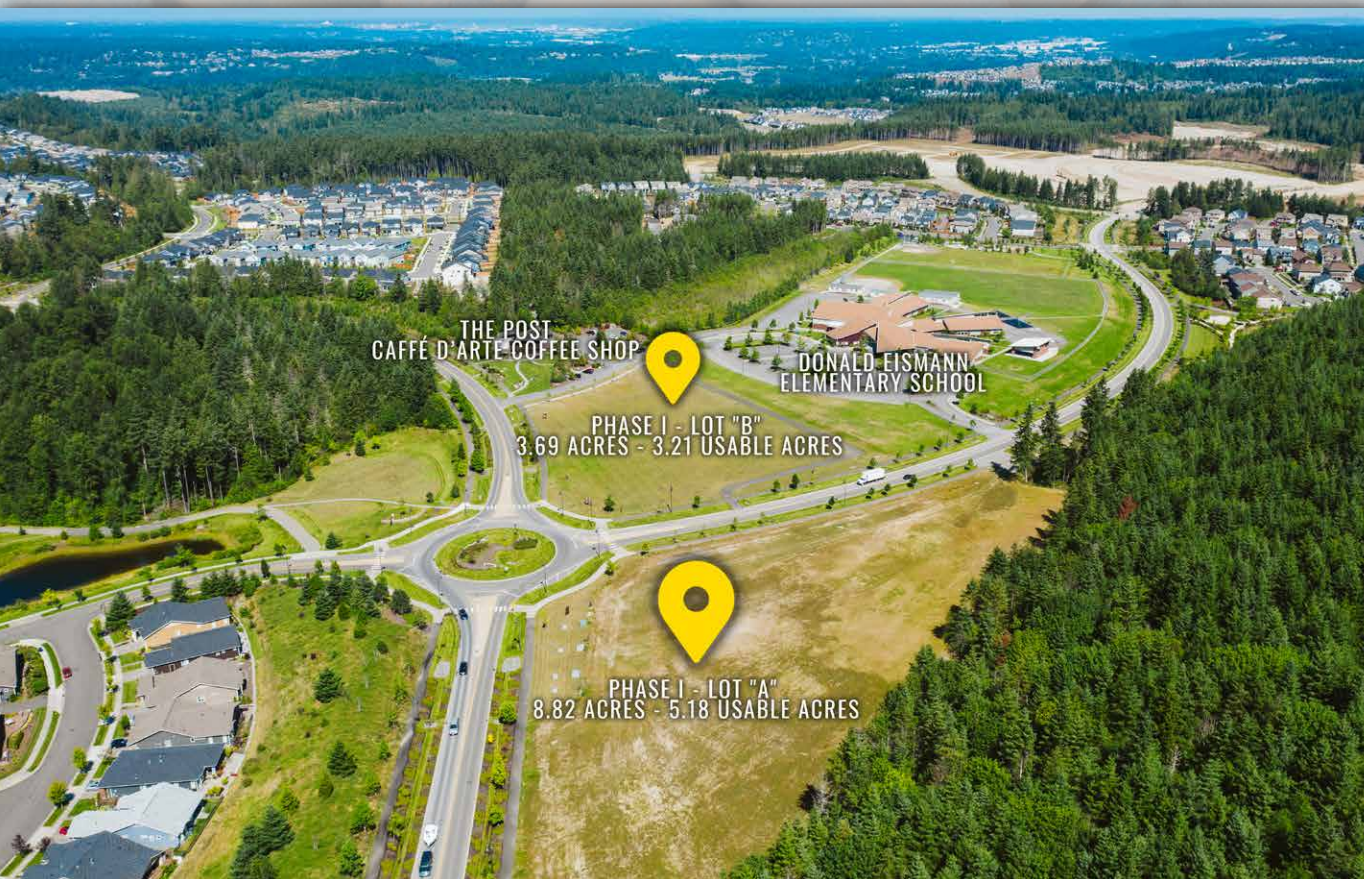
Tehaleh has established itself as a place to live, work and play with nearly 2,100 homes sold since 2012. Nearly 6,000 people currently call Tehaleh home.

The Canyon View Village Center is located centrally to the growing Master Planned Community of Pierce County including single family and senior living.

Next to The Post, the community Visitor Headquarters and Caffé D'arte.

Just South of Bonney Lake and 45 minutes to Seattle.

Community planned to feature up to **9,700** homes and **475** acres zoned for commercial use.



demographics



at home in nature

There is already a lot in Tehaleh and so much more on the horizon. The “live in the forest” ethos has created a community where neighbors hike together, dine together, and meet for coffee dates. As Tehaleh grows, the community will become even more like a city in the forest, where residents can find everything they want and need—from doctor appointments to makeovers to groceries—without leaving the neighborhood.



4,000+

households by 2024



\$113k

median household income



88%

2+ people in household



37k +/-

population trade area
estimate by 2024

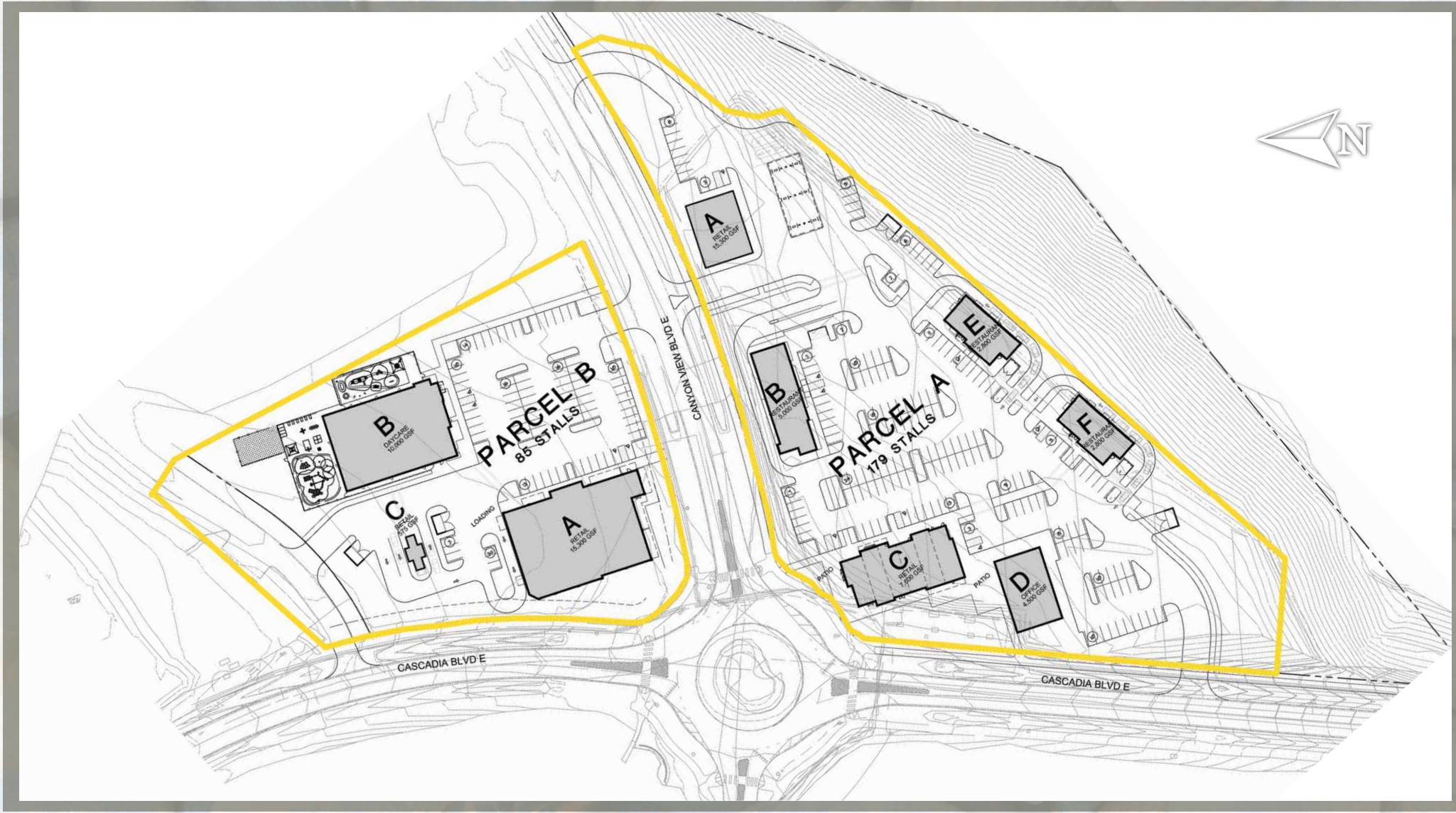
active adult living & total
population expected to double
by 2024



site plan



future plans for tehaleh



resident profile



meet your neighbor



39
average
age

62% have
children
6 years old
or younger
95% have a
significant other

89%
employed
full time

more than
1/3 occasionally
work from home
62% drive their
cars to work

3
avg size of
household

54% of
households
have 4+ family
members
over 1/2 are
young families

traffic report tucked away yet connected





average daily
traffic count

8,204
cars per day


37%
increase since
fall '16



New Rhodes Lake Road East (RLR)

-  Hill Climb CRP5731
-  Bridge CRP 5843
-  Falling Water CRP 5841
- 198th Avenue East**
-  Widening last section 2020

CRP 5731 (RLR Hill Climb)

-  In design/permitting
- Construction 2020-2024

SR 162 Improvements

- \$31 million mitigation commitment
- Regional lobbying for projects



business *in good company*

why you should bring your business to canyon view village center retail at tehaleh:



Imagine having a huge customer base right next door. Tehaleh will be home to 9,700 households at build out!



We're open to a rich range of services, including dining, shopping, medical, and professional offices.



Approved for 3 million SF of commercial space with 65,000 SF designated for Canyon View Village Center. Overall, Tehaleh has 475 acres designated for employment uses.



Tehaleh is the best-selling new-home community in Washington! Your employees will love our healthy, fresh-air lifestyle - with ample parks and trails!



contact



looking forward to working with you

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