



Oakes Village

Located at 4704 Oakes Street in Tacoma, Oakes Village is located in the popular Tacoma Mall District, across the street from the Tacoma Mall. Available for lease is 1,200sf of former Pizza Hut restaurant. Equipment in place as of January 2022. Also available is 2,450sf of former dental office with remodel potential for a nice retail space - open space plan with operatories separated by pony walls. Both spaces are combinable for a total of 3,650sf.

Property Overview

- Tacoma Mall District
- Minutes from Freeway
- Transit Station across street
- Neighborhood Center
- Both building signage and monument signage
- Easy Access and Ample Parking in Paved Lot
- 1,200sf end cap at \$15/sf/yr plus \$6/sf/yr NNN
- 2,450sf at \$12/sf/yr plus \$6/sf/yr NNN
- Total of 3,650sf combinable space at \$12/sf/yr plus \$6/sf/yr NNN

DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Properties are subject to change in price and/or availability without notice.





Space for Lease at Oakes Village

EXTERIOR PHOTOS



INTERIOR PHOTOS - DENTAL/RETAIL SPACE





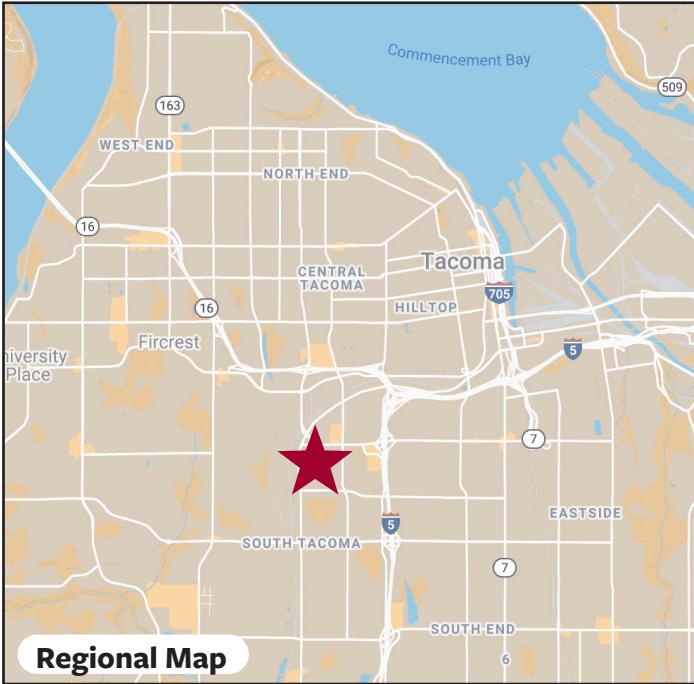
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INTERIOR PHOTOS - FORMER PIZZA HUT SPACE





MAPS AND DEMOGRAPHICS



Demographics

Population	1 Mile	3 Miles	5 Miles
	13,410	139,004	309,274
Median Household Income	1 Mile	3 Miles	5 Miles
	\$59,240	\$60,779	\$62,365

Traffic Counts

Oakes Street	15,000 vpd
47th Street	14,000 vpd





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FLOOR PLAN - DENTAL/RETAIL SPACE

