



FOR LEASE

25250 Pacific Highway S
Kent, WA 98032



FRED MEYER SHOPPING CENTER

Tim Weber | Blake Weber | Don Whittles

First Western Properties—Tacoma Inc. | 253.472.0404
6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com

25250 PACIFIC HWY S:

PAD 4D 2,453 SF \$28 PSF + NNN

PAD 5 4,000 SF \$28 - \$32 PSF + NNN

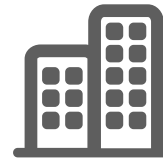
- Exceptional retail location on Pacific Highway S between I-5 exits 149 and 147
- 8 acre retail site anchored by 169,000 SF Fred Meyer
- Four access points into shopping center and signalized access on “going to work” side of Highway 99
- Full visibility to Highway 99 with constant traffic
- Close proximity to Highline Community College



Population



Average HH Income



Daytime Population

Regis - 2020

	Population	Average HH Income	Daytime Population
Mile 1	14,897	\$103,785	7,190
Mile 3	95,293	\$94,992	49,667
Mile 5	204,178	\$91,175	159,095

TENANTS

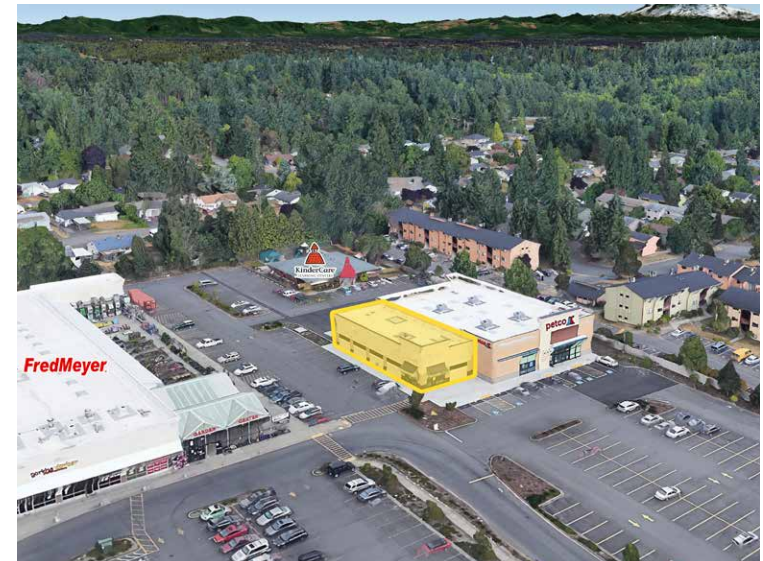
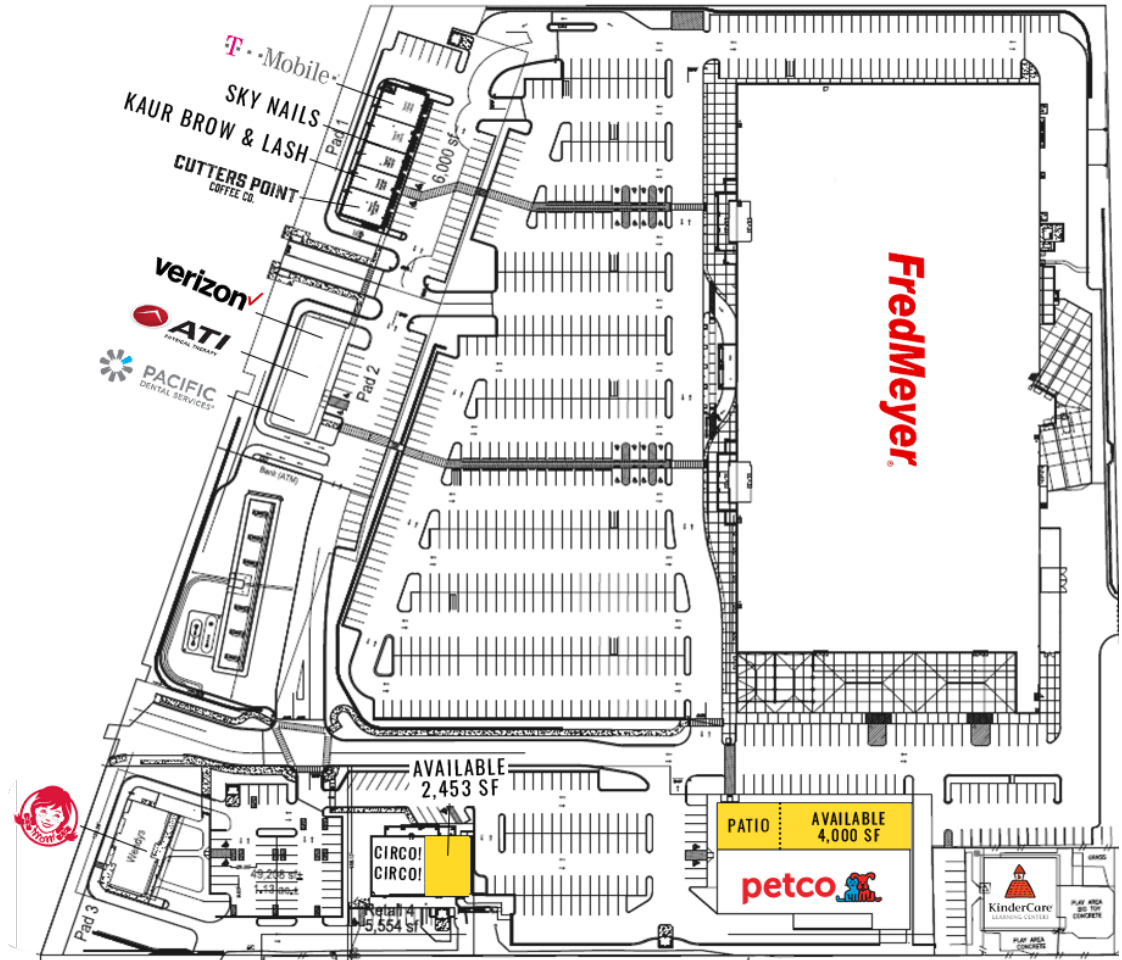


NEARBY TENANTS



SITE PLAN

Space	SF	Tenant	Rate
Pad 1A	1,285	Cutters Point Coffee	Leased
Pad 1B	1,008	Kaur Brow & Lash	Leased
Pad 1C	1,052	Sky Nails	Leased
Pad 1D	1,230	Drop Shop	Leased
Pad 1D	1,384	T-Mobile	Leased
Pad 2A	2,328	4G Wireless	Leased
Pad 2B	2,170	ATI Physical Therapy	Leased
Pad 2C	2,700	Pacific Dental Services	Leased
Pad 3		Wendy's	Leased
Pad 4A/B	3,100	Circo! Circo!	Leased
Pad 4D	2,453	AVAILABLE	\$28, NNN
Pad 42	5,000	Open Door Baptist Church (basement)	Leased
Pad 5	11,700	Petco	Leased
Pad 5	4,000	AVAILABLE (CAN BE DEMISED)	\$28, NNN
Pad 6		KinderCare	Leased



LOCATION AERIAL



↑ SEATAC AIRPORT

S 212TH ST

INTERSTATE 5

L. DES MOINES

ANTHONY'S

Pizza Hut
SUBWAY
metro
boost mobile
Cash America



HIGHLINE COLLEGE

DOLLAR TREE

Starbucks
Lowe's
Dick's DRIVE-IN



MILITARY RD S

KENT DES MOINES RD

Fred Meyer CUTTERS POINT COFFEE CO
KeyBank petco
ATI
O'Reilly
verizon wireless
Chevron

GROCERY OUTLET
DOLLAR TREE
RITE AID
Shell

PACIFIC HWY S

INTERSTATE 5

SAFeway BARTLETT DRUGS Bank of America
CHASE
TACO BELL Jack in the Box GRAVITY Planet Fitness



ARCO
AutoZone

S 272ND ST

STAR LAKE

167

167

TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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