

FOR LEASE

1109 Harrison Ave
Centralia, WA 98531



CENTRALIA MARKET SQUARE

Don Whittles | Tim Weber | Blake Weber

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

1109 HARRISON AVE

1,620 SF \$32.00 PSF PLUS NNN
EST \$6.00 PSF

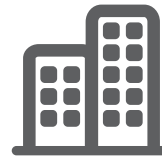
- Visibility & access from Interstate 5
- 73,000 cars per day on I-5
- Located on the major trade corridor between Portland and Seattle
- Near Centralia Outlet Stores
- Centralia College, with approximately 4,800 students
- Close to Providence Hospital & NW Sports Hub (35,000 annual visitors)



Population



Average HH Income



Daytime Population

Regis - 2020

	Population	Average HH Income	Daytime Population
Mile 1	6,302	\$60,384	6,150
Mile 3	22,327	\$67,057	17,894
Mile 5	28,826	\$68,701	25,871

TENANTS



SAFeway.



TAKE 'N BAKE PIZZA

hair)masters



H&R BLOCK®



CREATE • DUPLICATE • DELIVER



LOCATION DETAILS



Located directly next to Interstate 5



Moments from the Centralia Outlets



19,500 CPD Harrison Ave



73,000 CPD Interstate 5

LOCATION AERIAL



metro by T-Mobile | AutoZone | JIMMY JOHN'S

GAP | jiffy lube | Dunkin' Donuts | PIZZA HUT | um pm | ARCO

BURGER KING | DQ Grill & Chill | 9 | NIKE



DOWNTOWN CENTRALIA



73K CPD I-5

TWIN CITY TOWN CENTER



Centralia OUTLETS

FAMOUS Footwear | COACH

carter's | Eddie Bauer

AÉROPOSTALE

RALPH LAUREN | KAY



THE HOME DEPOT | Walmart | DOLLAR TREE

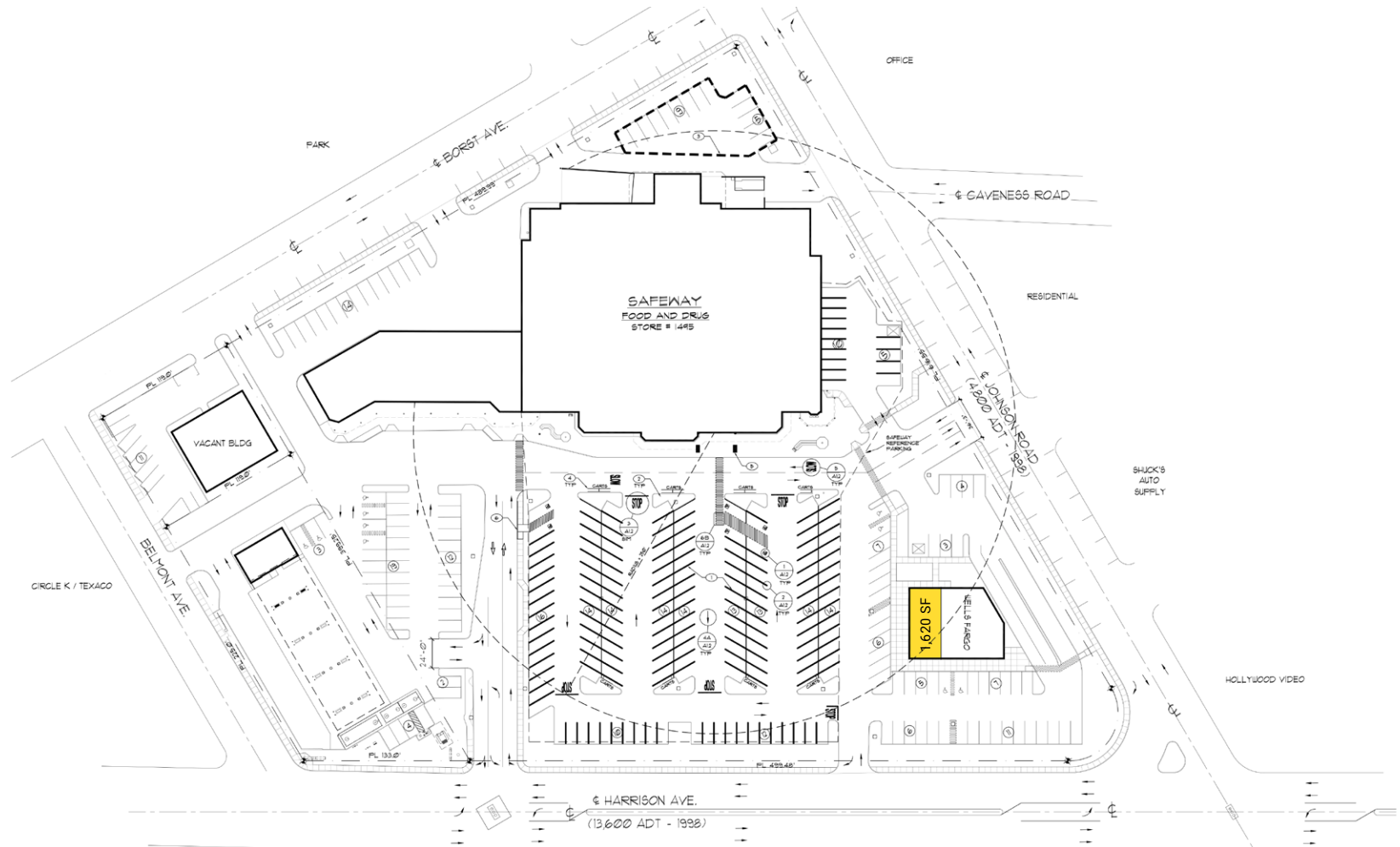
SHERWIN WILLIAMS | SUBWAY

Starbucks | Chevron | 7 | O'Reilly AUTO PARTS | TACO BELL

Michaels | GROCERY OUTLET bargain market

CHEHALIS CENTRALIA AIRPORT

SITE PLAN



Suite	SF	Tenant
1101	990	Centralia Dry Cleaner
1105	1,280	Papa Murphys
1109	1,405	Jersey Mikes
1111	1,175	Edward Jones
1115	1,200	H&R Block
1117	1,200	Hairmasters
1121	1,200	Postnet
1125	1,800	US Cellular
1129	46,547	Safeway
	1,620	AVAILABLE

TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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