



**COLDWELL  
BANKER  
COMMERCIAL**  
DANFORTH

**FOR LEASE**

## MERIDIAN MEDICAL/DENTAL BUILDING

800 SF - 2,500 SF AVAILABLE FOR LEASE

\$19.00 - \$23.00 SF/YEAR MODIFIED GROSS

2802 South Meridian  
Puyallup, WA 98373

### AREA DESCRIPTION:

Prime location Medical/Dental building for lease near the South Hill Mall and close to SR 512.



### MEDICAL/DENTAL OFFICE FOR LEASE

Dominic Temmel  
253 273 6474  
dtemmel@cbcworldwide.com

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# MERIDIAN MEDICAL/DENTAL BUILDING

2802 South Meridian , Puyallup, WA 98373



## OFFERING SUMMARY

Available SF: 800 - 2,500 SF

Asking Lease Rate: \$19.00 - 23.00 SF (Modified Gross)

Building Size: 3,232 SF

Zoning: CL

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## PROPERTY OVERVIEW

Chiropractor clinic looking to lease additional space in the building with 800 SF up to 2,500 SF available. Building features front and back entrances with ramps to each entrances. Former dental office space available with kitchenette and possible shared reception and waiting area. Ideal space for most professional office and medical tenants including Doctors, Dentists, Physical Therapists, Massage Therapists, Insurance Agents, Attorneys, Architects, Accountants, etc.

## PROPERTY HIGHLIGHTS

- 800 SF up to 2,500 SF available for lease
- Former dental office buildout
- Potential shared waiting and reception area and kitchenette
- Great exposure along Meridian and signage space available
- Abundant parking onsite
- Easy access to SR 512 and near SR 167

## LISTING WEBSITE:

[Click Here](#)

## VIDEO TOUR LINK:

[2802 South Meridian Video Tour](#)



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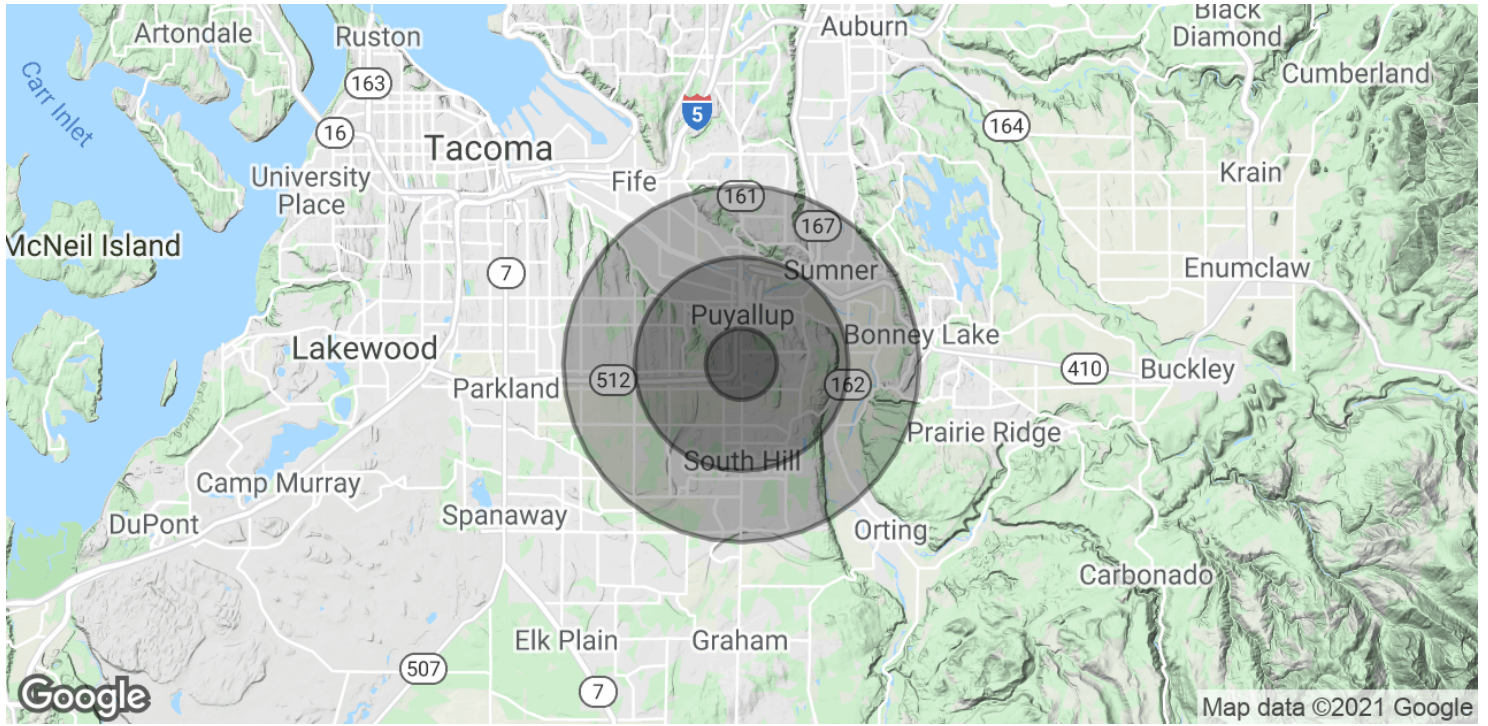
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,136	80,973	167,043
Average age	32.0	34.2	35.4
Average age (Male)	32.1	33.3	34.8
Average age (Female)	30.4	34.8	36.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,605	31,782	63,472
# of persons per HH	2.5	2.5	2.6
Average HH income	\$59,872	\$67,540	\$74,325
Average house value	\$348,592	\$306,736	\$315,714

\* Demographic data derived from 2010 US Census

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