

FOR LEASE

1225 Center Drive
Dupont, WA 98327



KENDALLS RETAIL CENTER

Justin Holmes | Josh Parnell

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

1225 CENTER DRIVE:

1,117 SF \$30.00 PSF PLUS NNN

1,161 SF \$30.00 PSF PLUS NNN

- Join Starbucks, Quiznos, Pizza Hut, Verizon Wireless, Subway and Fairway Mortgage
- Large employment base in the immediate area with Joint Base Lewis-McChord, State Farm, and new Amazon Fulfillment Center
- 1/2 mile from JBLM, which has a daytime population of 50,225 and supports over 178,000 (and growing) military families and retirees living both on and off post



Population



Average HH Income

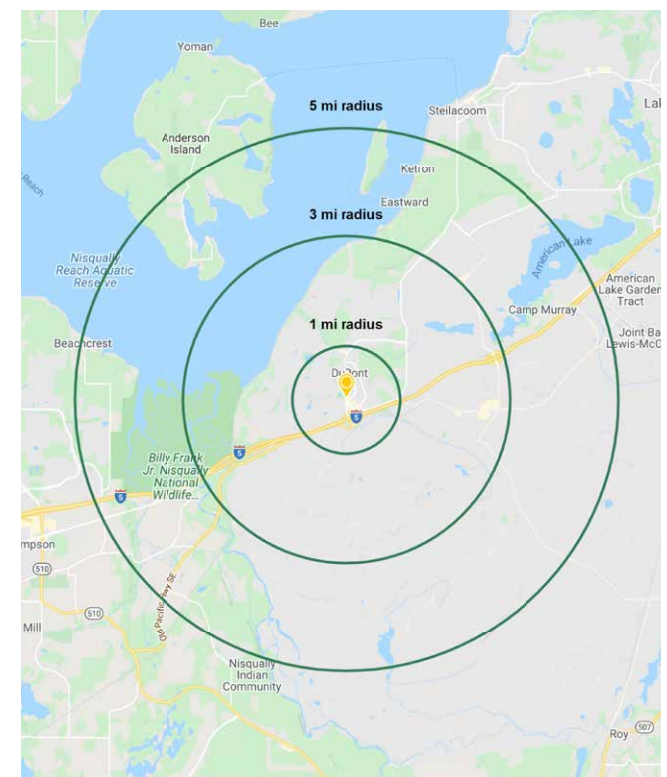


Daytime Population

Regis - 2020

	Population	Average HH Income	Daytime Population
Mile 1	6,650	\$130,206	2,510
Mile 3	16,569	\$108,039	6,054
Mile 5	35,717	\$97,078	13,028

TENANTS



LOCATION DETAILS



Located near JBLM with a daytime population of 50,225



Easy access to I-5 off of Center Drive



111,000 CPD on I-5



16,000 CPD on Center Drive

LOCATION DETAILS

15 MINUTES
TO LACEY

LACEY

College St-SE

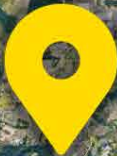
Martin Way E

Pacific Ave SE

Old Pacific Hwy SE

510

Yelm Hwy



DUPONT



Joint Base Lewis-McChord has an active population of 200,000+ inhabitants, making it the 4th largest military installment worldwide.

20 MINUTES
TO LAKEWOOD

LAKEWOOD

512

507

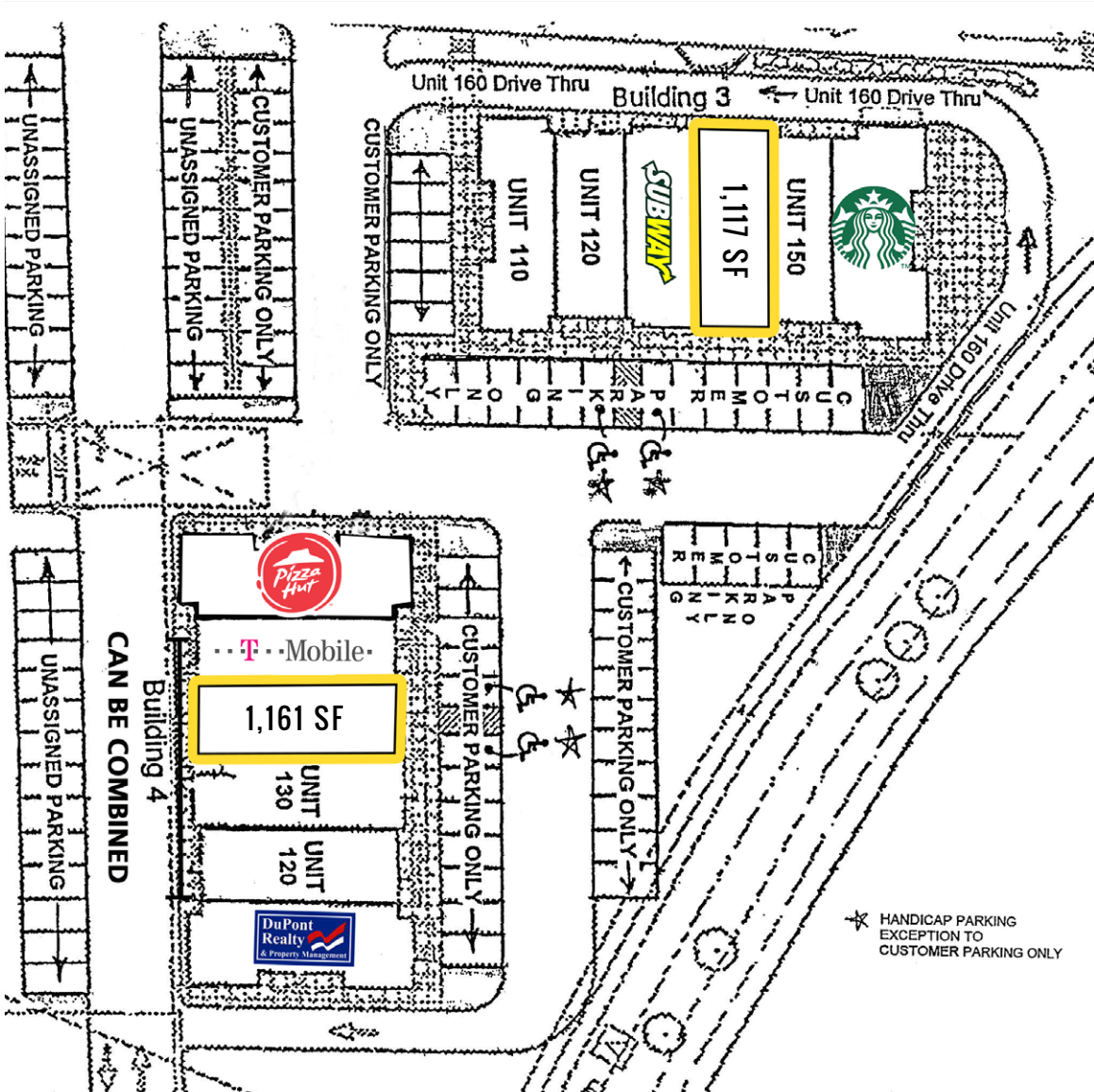
Spanaway McKenna Hwy

Pacific Ave

Pacific Ave S



SUMMARY



TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

JUSTIN HOLMES

253.447.2282
justin@firstwesternproperties.com

JOSH PARNELL

253.284.3630
josh@firstwesternproperties.com



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

© First Western Properties, Inc. 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.