

# FOR LEASE

23805 Highway 99  
Edmonds, Washington



## 23805 HIGHWAY 99 RETAIL

Steve Erickson

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11621 97th Lane NE, Kirkland, Washington 98034

# 23805 HIGHWAY 99:

**3,627 SF      \$28.00 PSF      PLUS NNN**

- Shadow Anchored by Safeway and TJ Maxx
- Large Pylon Sign on Highway 99 Available
- Easy Access on 4 Way Signalized Intersection



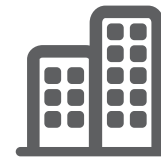
## SIGNAGE



Population



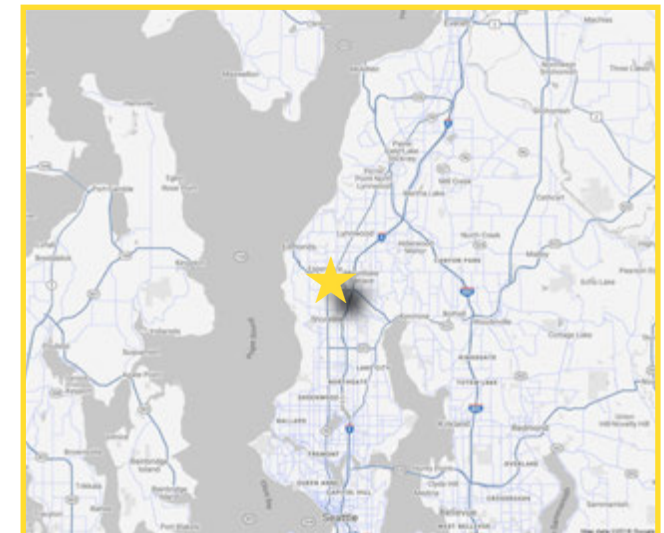
Average HH Income



Daytime Population

Regis - 2020

	Population	Average HH Income	Daytime Population
Mile 1	18,990	\$101,692	3,979
Mile 3	127,270	\$120,208	44,989
Mile 5	262,500	\$118,654	89,094





Located on Hwy 99 and  
Minutes from I-5



109,583 Households  
5 Mile Radius



32,104 ADT  
Pacific Highway



2,816 ADT  
238th Street SW



**EDMONDS, WA** is a vibrant city located just 15 miles north of Seattle and 18 miles south of Everett. A charming waterfront town, celebrated as an arts community, Edmonds offers a vibrant waterfront, sandy beaches, stunning views, and a full calendar of exciting events. The third largest city in Snohomish County, Edmonds has many characteristics: a growing economic base, diverse marketplace, excellent school system, and outstanding quality of life that make it an excellent location to locate, start or grow a business.

~ Information Provided by the City of Edmonds

KIRKLAND | TACOMA | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

**STEVE ERICKSON**

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