

FOR LEASE

164th & Meridian  
Puyallup, WA 98375

Walmart

POPEYES  
LOUISIANA KITCHEN

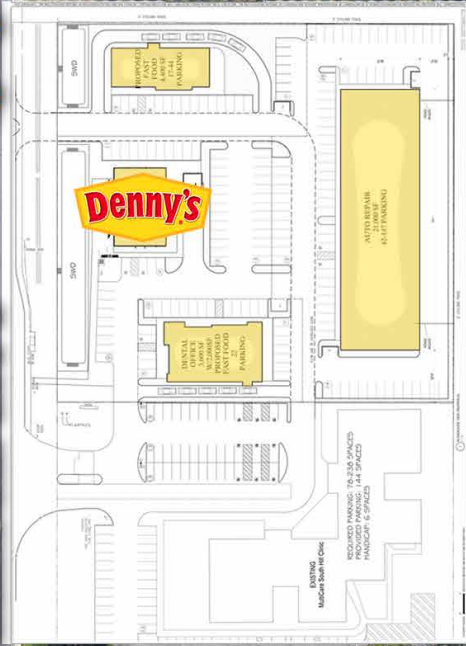
PANDA EXPRESS  
GOURMET CHINESE FOOD

red canoe  
CREDIT UNION

40,000



MERIDIAN AVE E



# EAST MERIDIAN RETAIL

Tim Weber | Blake Weber



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



**EAST MERIDIAN RETAIL** is a new development with new Denny's concept. Location offers high density income and demographics with over 2,000 new homes and apartments planned in the immediate area & 3,500 new employees just southwest of the center in the Frederickson area- less than 2 miles away.

Suite	SF	Tenant
PAD A	4,600	
	3,600	Pending
	<b>2,000</b>	<b>AVAILABLE (End-Cap/Drive-Thru)</b>
PAD B	4,751	
	3,751	Denny's
	<b>1,000</b>	<b>AVAILABLE (End-Cap)</b>
PAD C	4,400	
	3,200	Pending
	<b>1,200</b>	<b>AVAILABLE (End-Cap)</b>
PAD D	21,000	
	18,000	Pending
	<b>1,200</b>	<b>AVAILABLE (End-Cap)</b>

- 127 parking stalls
- Pad delivery 5-6 months | Completed shell 6-8 months



Population



Average HH Income

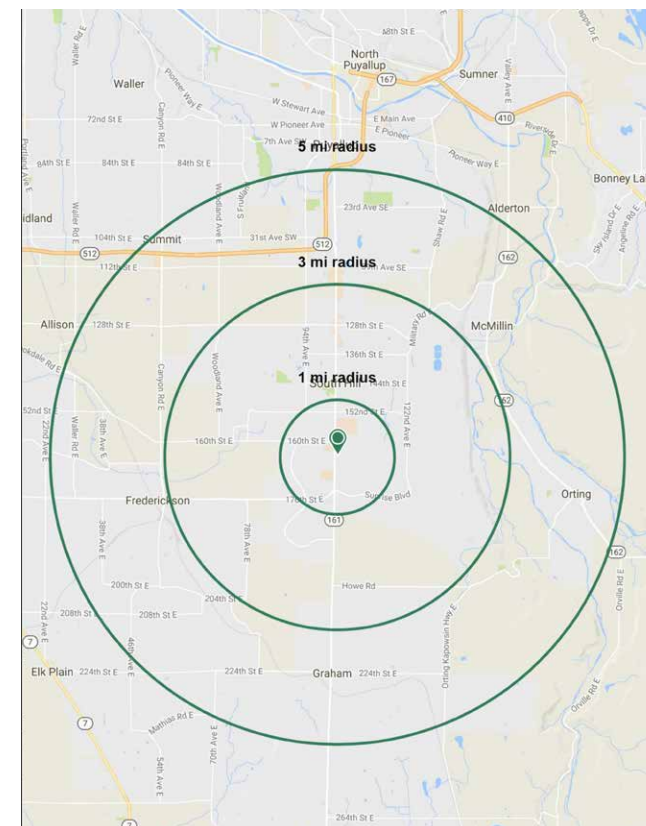


Daytime Population

Regis - 2018

Mile 1	6,774	\$93,019	6,383w
Mile 3	80,931	\$86,792	85,592
Mile 5	149,478	\$86,026	108,957

NEARBY TENANTS





LOCATION AERIAL

GEM HEIGHTS

168TH ST E

176TH ST E

MERIDIAN AVE E 40,000 CPD

TARGET

THE ORIGINAL PANCAKE HOUSE

O'Reilly AUTO PARTS

Walmart Save money. Live better.

MultiCare

KOHL'S expect great things

ULTA BEAUTY

ROSS DRESS FOR LESS

STAHL JR. HIGH SCHOOL

Fred Meyer

McDonald's i'm lovin' it

Starbucks

Walgreens

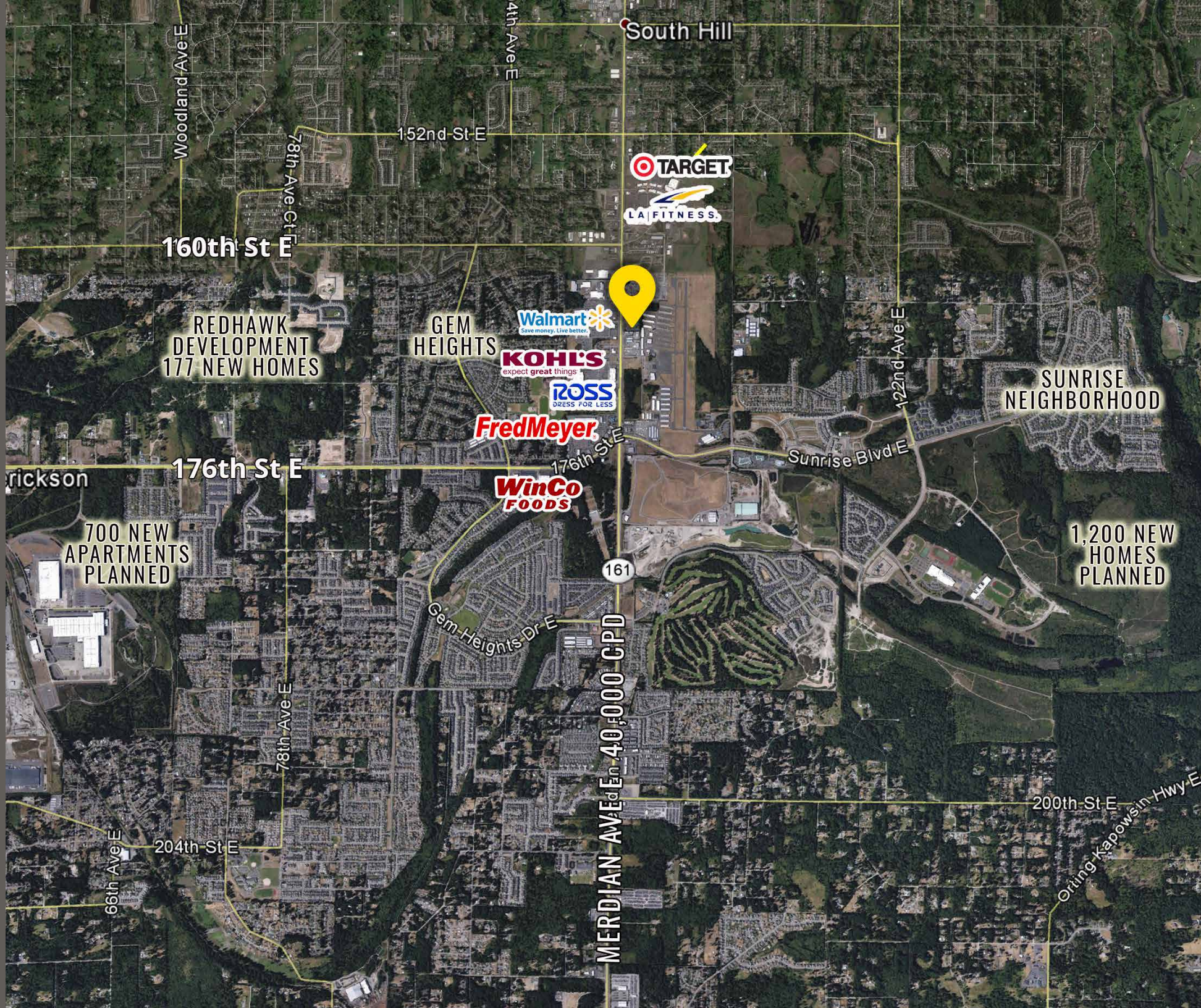
RITE AID

WinCo FOODS





LOCATION AERIAL



160th St E

REDHAWK DEVELOPMENT  
177 NEW HOMES

176th St E

700 NEW APARTMENTS  
PLANNED

204th St E

152nd St E

GEM HEIGHTS

Gem Heights Dr E

MERIDIAN AVE E - 40,000 CPD

South Hill

TARGET  
LA FITNESS

Walmart  
Save money. Live better.

KOHL'S  
expect great things

ROSS  
DRESS FOR LESS

Fred Meyer

WinCo  
FOODS

SUNRISE NEIGHBORHOOD

1,200 NEW HOMES  
PLANNED

200th St E

Orting Kapowsin Hwy E

66th Ave E

78th Ave E

4th Ave E

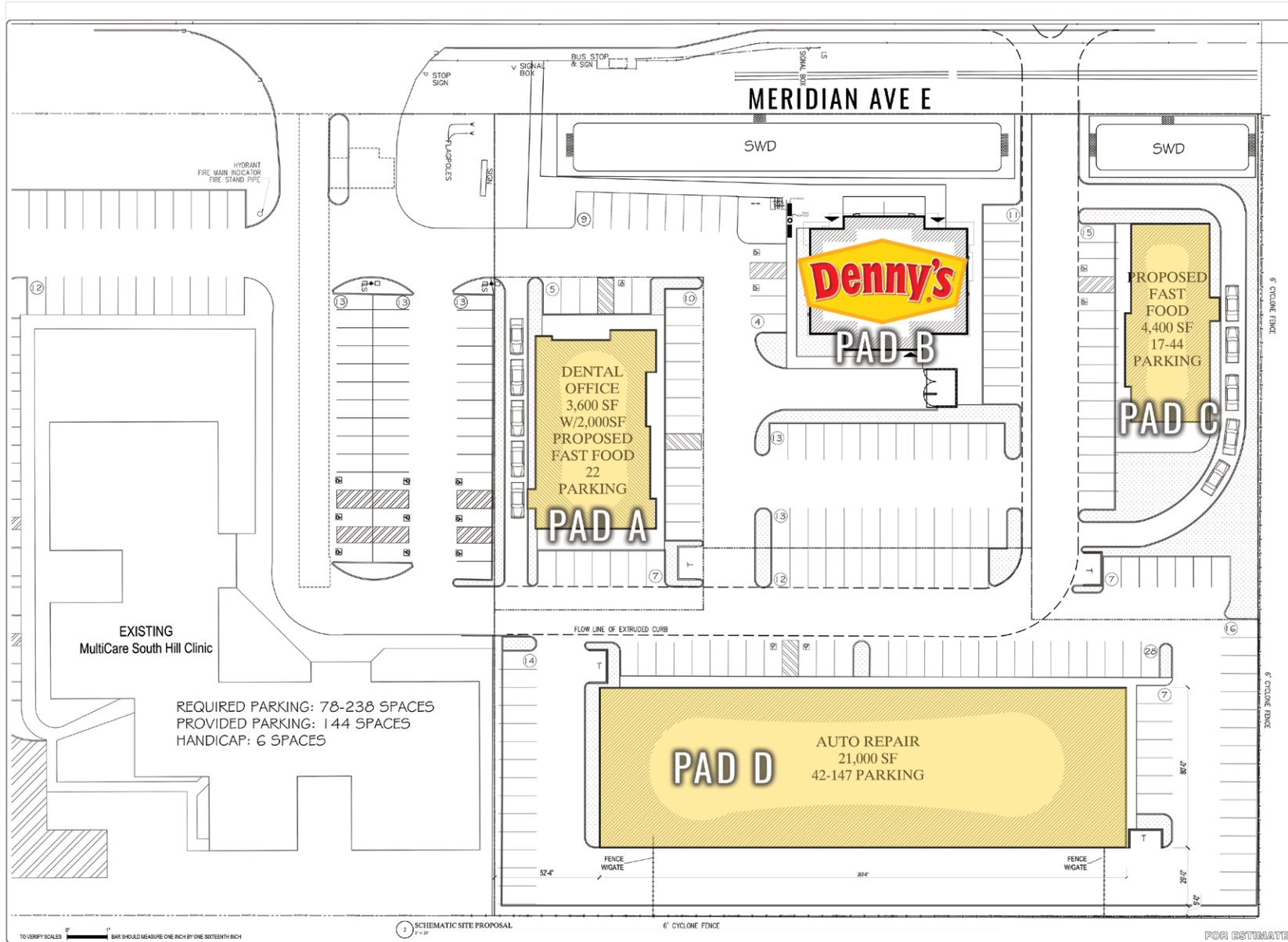
176th St E

Sunrise Blvd E

122nd Ave E



# SITE PLAN



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ARCHITECTURE

132 W. Main Street, Suite 101  
Medford, Oregon 97501  
PH: 541-772-4972 | OREGONARCHITECTURE.OZ

PUYALLUP MIXED USE

Project Designer:

Approved for Use Check By: \_\_\_\_\_ Date: \_\_\_\_\_

REVISIONS: \_\_\_\_\_ BY: \_\_\_\_\_

PLOT DATE: 3/22/18  
DRAWN BY: TKF  
JOB NO.: \_\_\_\_\_  
SHEET: \_\_\_\_\_



TACOMA | KIRKLAND | PORTLAND



**RETAIL FOCUSED. RESULTS DRIVEN.**

**TIM WEBER**

253.471.5502  
tweber@firstwesternproperties.com

**BLAKE WEBER**

253.284.3646  
bweber@firstwesternproperties.com



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

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