



AUBURN MARKETPLACE

1151 D Street NE, Auburn, WA 98002

FOR
LEASE



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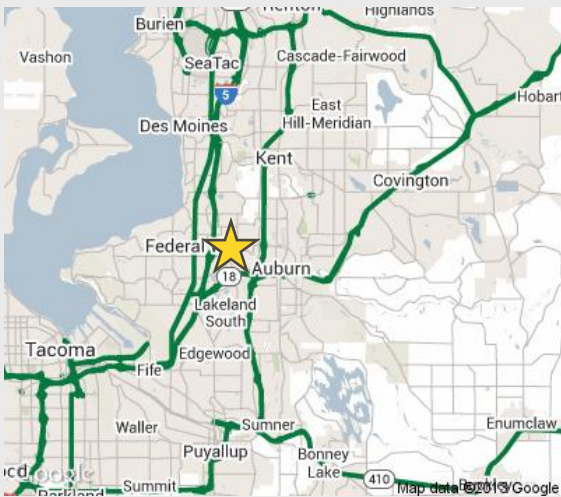
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LOCATION DETAILS

- Just one mile from Highway 167 and Auburn's Municipal Airport
- Multiple access points to site
- Bi-pass road connecting to Highway 18 is now open
- Traffic counts 9th Street at Auburn Way N: 23,000 CPD



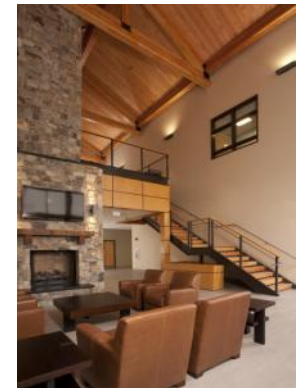
AVAILABLE

Medical/dental/professional/retail space available

- 1,415, 1,455 and 2,267 (can be demised) sf available on first floor
- \$24.00 per square foot, plus NNN

Property Highlights

- Please join Franciscan Health Systems, BECU, and Edward Jones at this great mixed use project
- Located across the street from high volume Fred Meyer
- Building ready for delivery now
- Site is adjacent to Lowes and Valley Bank
- Two level mixed use building with 2nd floor 100% leased to 20,000+ sf Franciscan Health System
- Ready for tenant improvements



DEMOGRAPHICS	Mile 1	Mile 3	Mile 5
Population	6,737	75,578	227,223
Average HH Income	\$55,508	\$67,754	\$68,235
Daytime Population	8,173	63,596	159,755



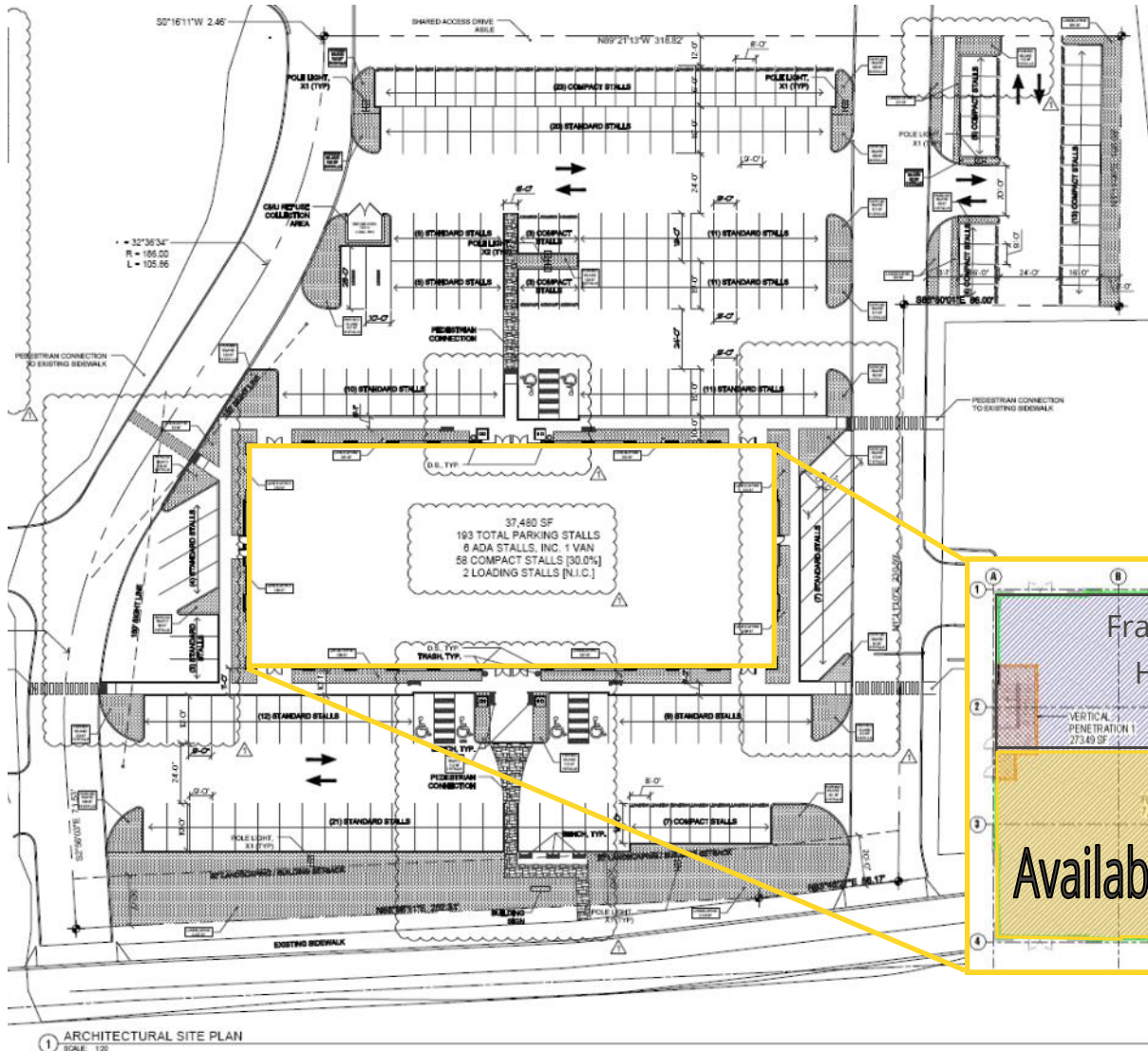
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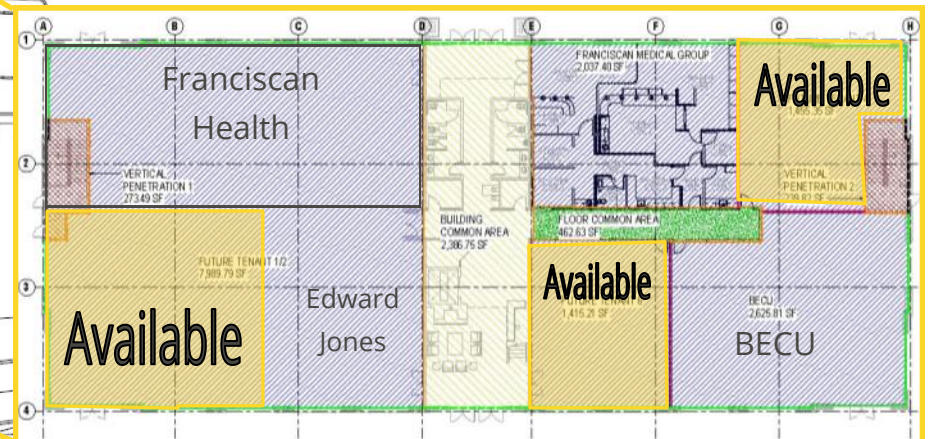
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TENANT	SQ. FT.	RATE
Available	2,267	\$24.00 psf, plus NNN
Franciscan Health	4,623	Leased
Edward Jones	1,100	Leased
Franciscan Pharmacy	2,037	Leased
BECU	2,626	Leased
Available	1,455	\$24.00 psf, plus NNN
Available	1,415	\$24.00 psf, plus NNN
Franciscan Health System (2nd floor)	17,290	Leased



FIRST FLOOR



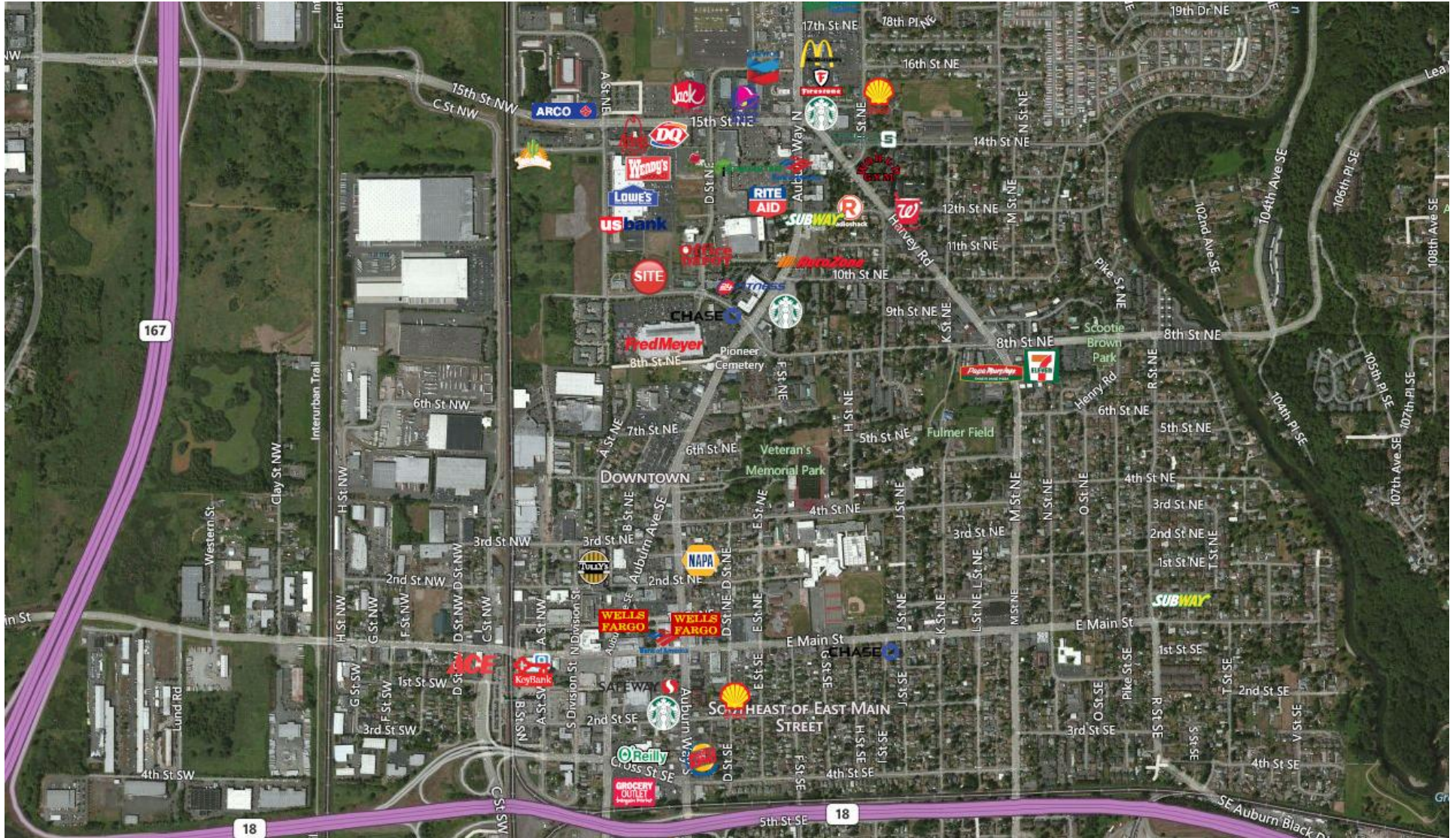
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