

# Retail Space Available For Lease

# NAI Black



Google

## 821 N. Columbia Center Blvd. Kennewick, WA 99336

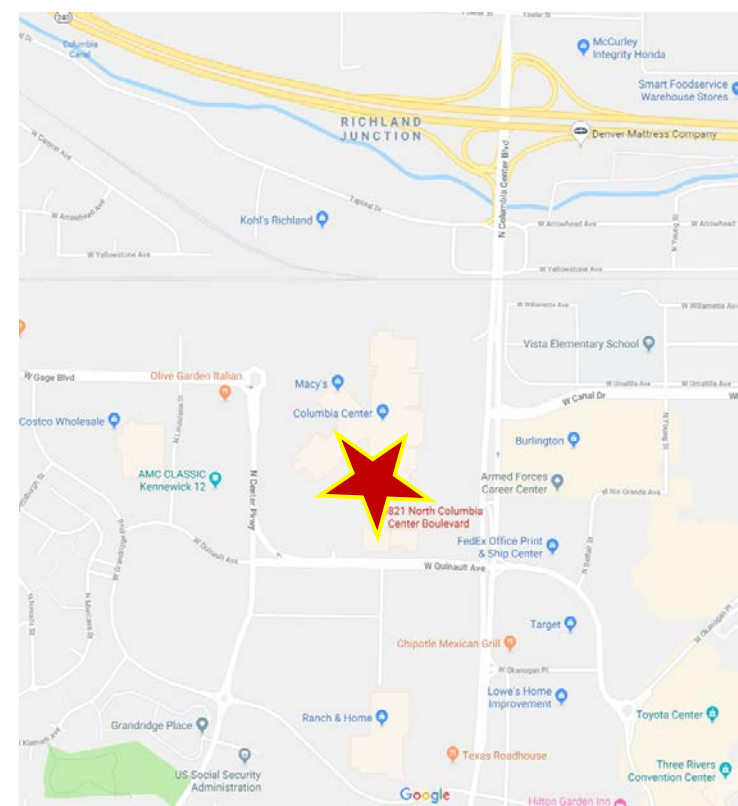
### Property Features

- Building Size: 37,899 SF
- Total Lot Size: 3.33 Acres ±
- 189 Parking Stalls
- Easy Access to/from Hwy 240
- Excellent Site Near Many Retailers including: Columbia Center Shopping Center, Costco, Target, Lowes, Ranch & Home, Red Lobster, Arbys, Chipotle, Texas Roadhouse, Etc.

For More Information, Contact:

**Chris Bell, SIOR**

+1 509 622 3538 • [cbell@naiblack.com](mailto:cbell@naiblack.com)



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2018 Demographics:	1 Mile	3 Miles	5 Miles
Population	8,897	58,539	141,395
Average Household Income	\$105,351	\$107,436	\$94,802
Households	3,482	22,324	51,601
Median Age	37.3	37.8	34.8
Traffic Counts:	Columbia Center Blvd- 27,566 ADT Quinault Avenue – 14,467 ADT		

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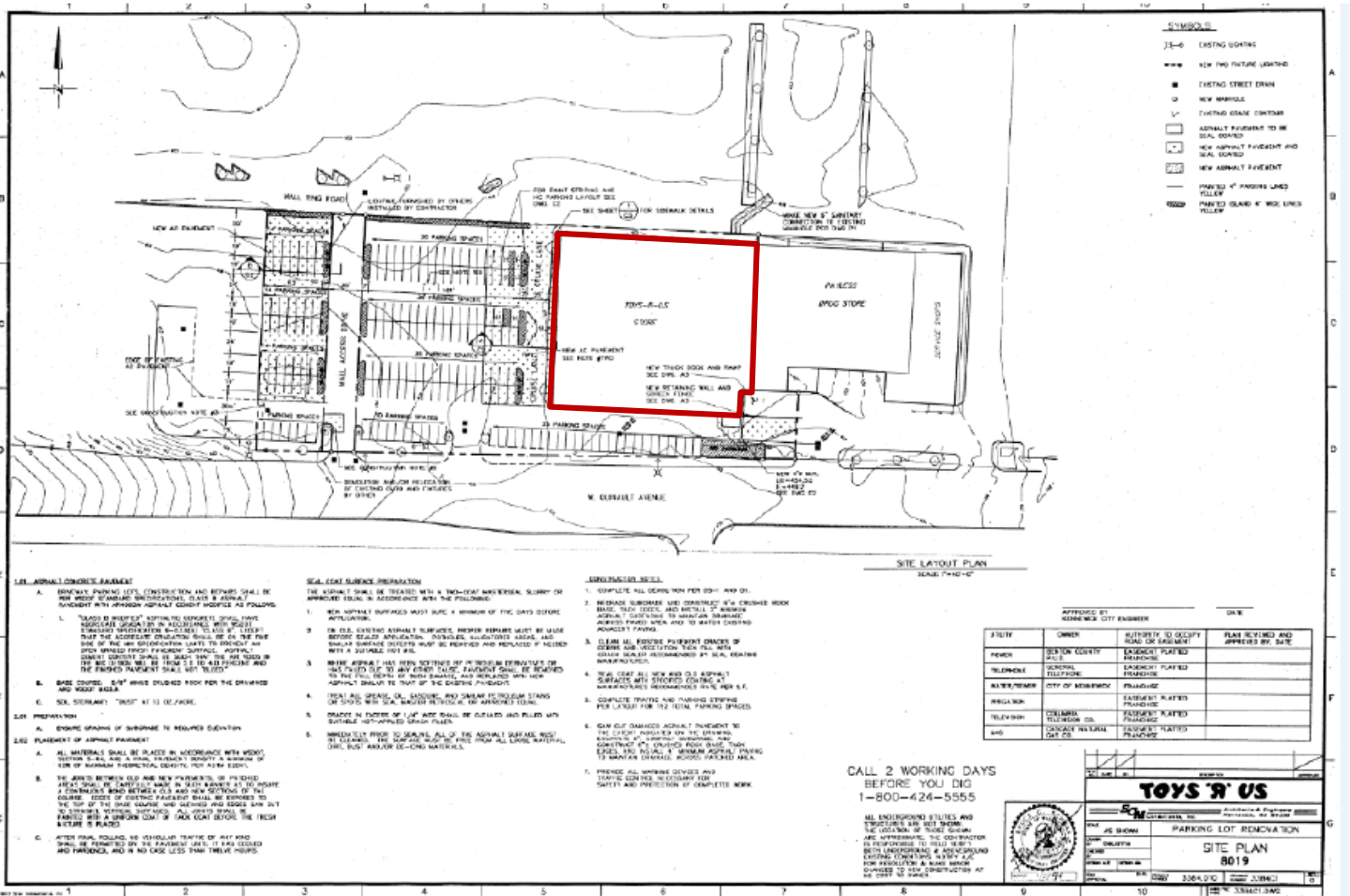
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## Site Plan



APPROVED BY:		DATE:	
KENNEDY CITY ENGINEER			
FILITY	OWNER	SUBJECT TO OCCUPY	PLAN REVIEWED AND
		ROAD OR EASEMENT	APPROVED BY DATE
POWER	SEBON COUNTY	EASEMENT PLATED	
	ST-1	PROPOSED	
TELEPHONE	SEBON COUNTY	EASEMENT PLATED	
	TELEPHONE	PROPOSED	
ALTERNATIVE	CITY OF SEBON	PROPOSED	
	TELEPHONE	PROPOSED	
TELEVISION	SEBON COUNTY	EASEMENT PLATED	
	TELEVISION	PROPOSED	
WATER	SEBON COUNTY	EASEMENT PLATED	
	WATER	PROPOSED	

CALL 2 WORKING DAYS BEFORE YOU DIG  
1-800-424-5555



**TOYS 'R US**

**PARKING LOT RENOVATION**

**SITE PLAN**

**8019**

DATE: 3/28/19

SCALE: 1/4" = 1'-0"

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