



For Lease



BTS/Ground Lease Opportunity

Up to 8,000 SF

Available for retail, office, restaurant or medical

Highly coveted retail pad opportunity

\$250,000,000 new hospital planned for 2018

Over 12,000 vehicles per day on Ridgetop Blvd NW and over 31,000 vehicles per day on Highway 303

Ground lease: \$90,000/year

Vanilla shell rates start at \$24.00/SF, plus NNN

kiddermathews.com

Contact

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Silverdale Build-to-Suit or Ground Lease

9577 Ridgetop Blvd NW, Silverdale, WA 98383

2016 Demographics

| RADIUS | 1-MILE | 3-MILES | 5-MILES |
|-------------------------------|----------|----------|----------|
| Total Population | 7,293 | 40,141 | 78,568 |
| Average Household Income | \$48,050 | \$62,966 | \$62,492 |
| Population Growth (2016-2021) | 1.01% | 0.95% | 0.96% |

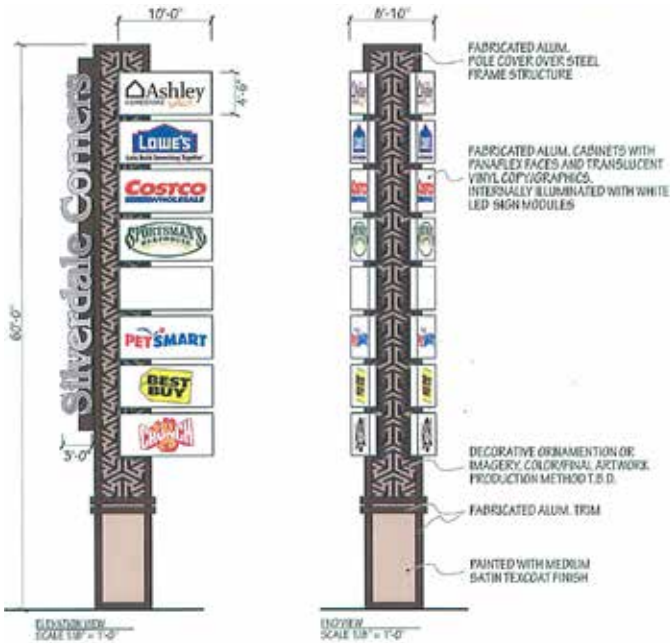
SOURCE: SITES USA

Customer Counts

| RETAILER | ANNUAL CUSTOMER VISITS |
|--|------------------------|
| COSTCO | 1,150,000 |
| LOWE'S | 450,000 |
| Sportsman's Warehouse & Ashley Furniture | 370,000 |

SOURCE: KITSAP HERALD

Pylon Sign Concept



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