NAI Puget Sound Properties

For Lease

Retail Opportunity

2,244 SF - Will Split

Kent Valley Retail

6610 S 211th St, Kent, Washington 98032

Property Features

- New "Class A" construction
- Strong multi-unit franchise operator (80+ national brand restaurants)
- Very sizable daytime demographics (10,796 employees within 1 mile radius and 78,249 within 3 miles)
- Adjacent to Amazon Fulfillment Center w/ 700+ employees daily
- 3rd largest distribution/warehouse area in the United States
- Traffic counts of 24,000 on 212th and 32,000 on West Valley Highway
- Underserved market for retail services
- $28.00 - $30.00 PSF, NNN

For more information:

Rick A. Graff
+1 206 332 1493 • rgraff@nai-psp.com

Andrew Graff
+1 206 332 1486 • agraff@nai-psp.com

Kyle Graff
+1 206 332 1494 • kgraff@nai-psp.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

NAI Puget Sound Properties
1700 Seventh Avenue
+1 206 332 1466
nai-psp.com

Retail for Sale

Kent Valley Retail

Distance	3 Miles	5 Miles	7 Miles
Total Population	86,551	262,244	469,316
Median Age	35.5	36.1	37.1
Average Household Income	$74,416	$82,945	$87,819

Distance	15 Minute Drive Time
Total Population	260,296
Median Age	36.0
Average Household Income	$82,010

NAI Puget Sound Properties

BELLEVUE | SEATTLE | TACOMA

1700 Seventh Avenue, Suite 2050
Seattle, WA 98101
+1 206 332 1466
nai-psp.com

THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY THE OWNER OF THE PROPERTY OR OTHER SOURCES WE DEEM RELIABLE, WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE.