

Rosedale St NW

46TH AVE

Neel Ct NW

Neel Ct NW



# FOR SALE

7817 Skansie Avenue  
Gig Harbor, 98335



## UNIQUE TWO BUILDING OPPORTUNITY

Lisa Tallman | Jamie Firth

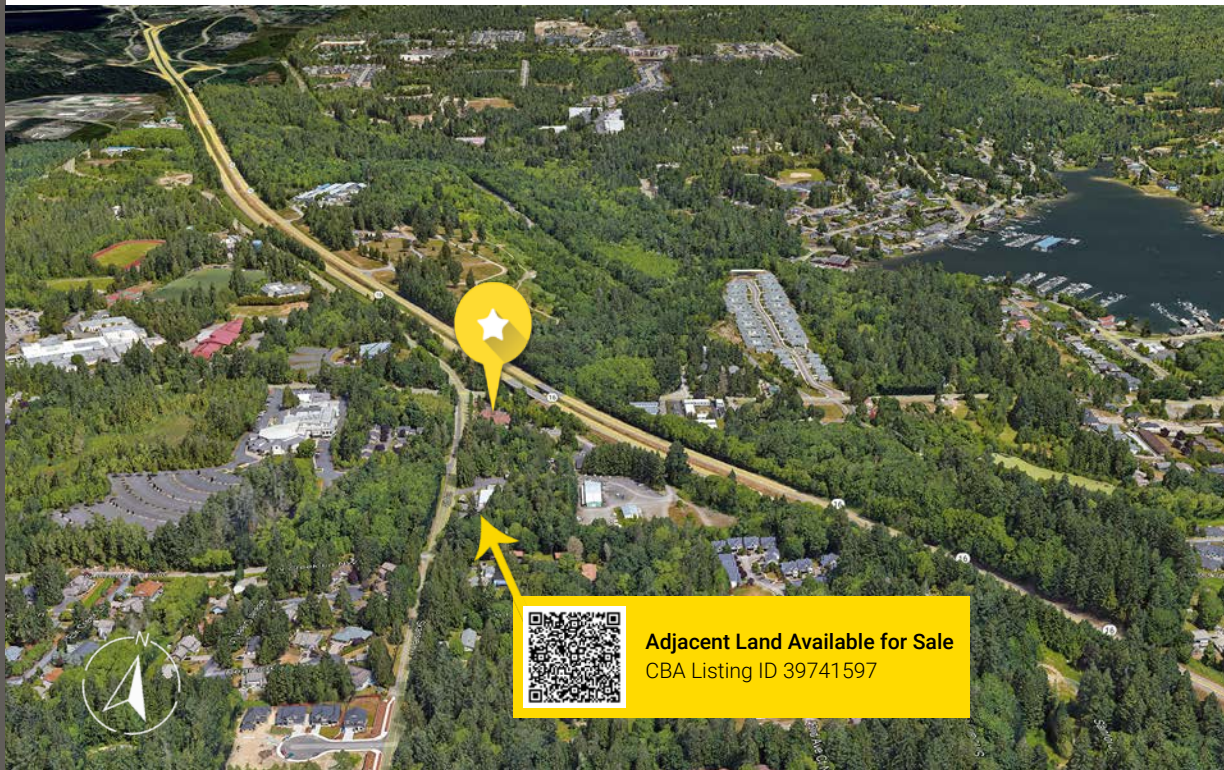
First Western Properties—Tacoma Inc. | 253.472.0404  
6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com

# 7817 SKANSIE AVENUE

- Purchase Price: \$900,000.00 | “Owner/User Opportunity”
- 0.440 acre (19,166 +/- SF)
- Parcel Number: 0221071017
- Zoning: City of Gig Harbor-RB-2
- Two Quality Re-constructed Buildings (2008)  
600 +/- SF studio & 1,440 +/- SF Office/Assembly
- Title/Escrow: Aegis Land Title and Escrow/Traci Fraley  
File No. 2024-54623-GH
- Power: Peninsula Light Company
- Water/Sewer: City of Gig Harbor



**\*ZONING MATRIX**  
City of Gig Harbor - RB-2



Adjacent Land Available for Sale  
CBA Listing ID 39741597



# DEMOGRAPHICS

## POPULATION

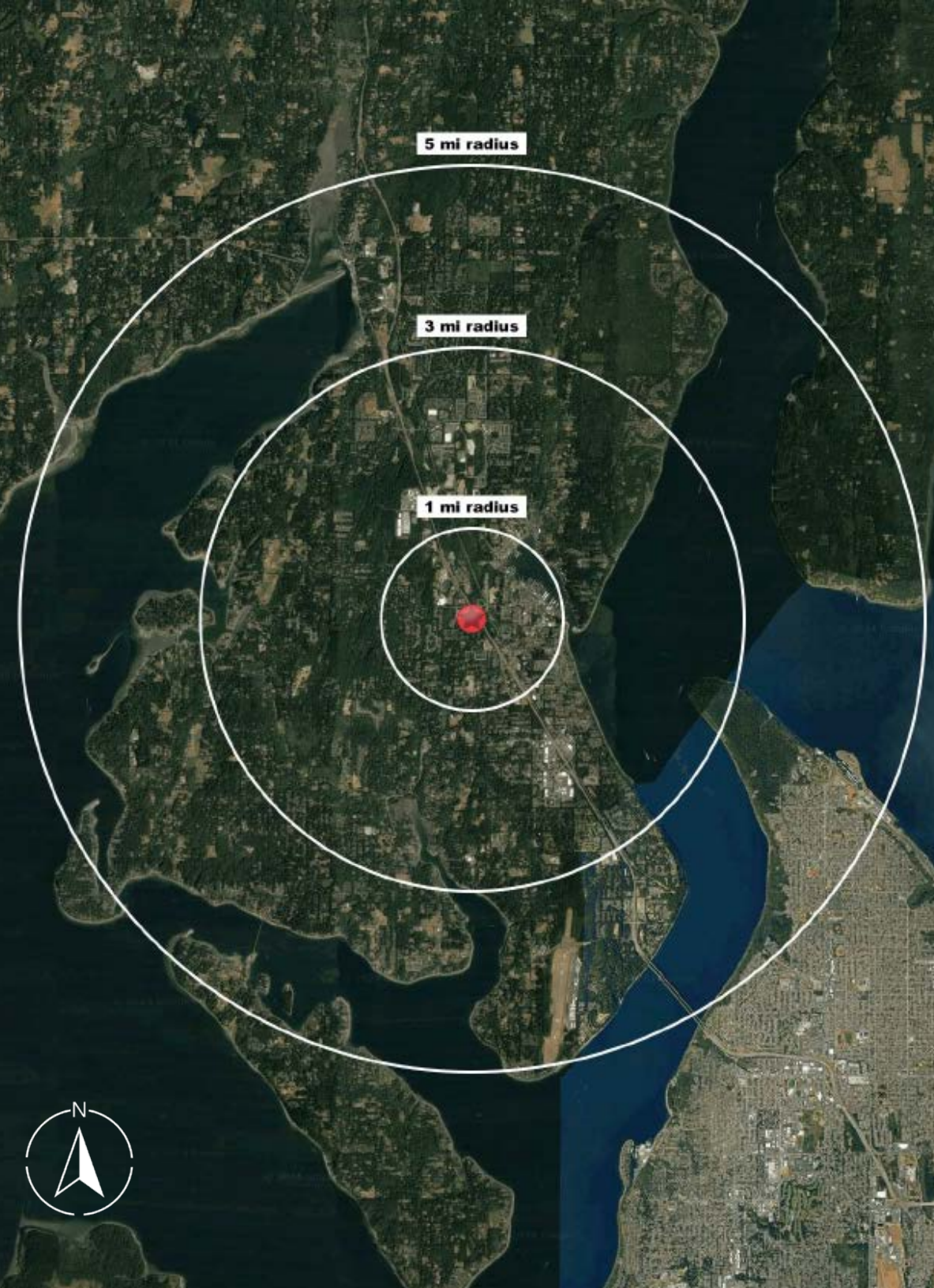
Mile 1	Mile 2	Mile 3
4,697	30,944	60,178

## AVERAGE HH INCOME

Mile 1	Mile 2	Mile 3
\$175,688	\$177,269	\$180,501

## DAYTIME POPULATION

Mile 1	Mile 2	Mile 3
5,172	24,290	40,530



5 mi radius

3 mi radius

1 mi radius



SUMMARY




**NORTH ARROW** in Gig Harbor offers direct access to the stunning waters of Gig Harbor Bay, with opportunities for boating, kayaking, paddleboarding, and soaking in the scenery. Its proximity to Kopachuck State Park adds further green space and hiking trails. Major highways make commuting to Tacoma and Seattle manageable, while the Seattle ferry provides another transportation option.

TACOMA | KIRKLAND | SEATTLE | PORTLAND


RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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