RETAIL AVAILABLE
2,040 SF
$25.00/SF, NNN
NNN $3.22/SF

Marysville Shopping Center

RETAIL AVAILABLE FOR LEASE

9611 State Avenue, Marysville, WA 98270

ALEX VLASKI
425.505.2700
alexv@jshproperties.com
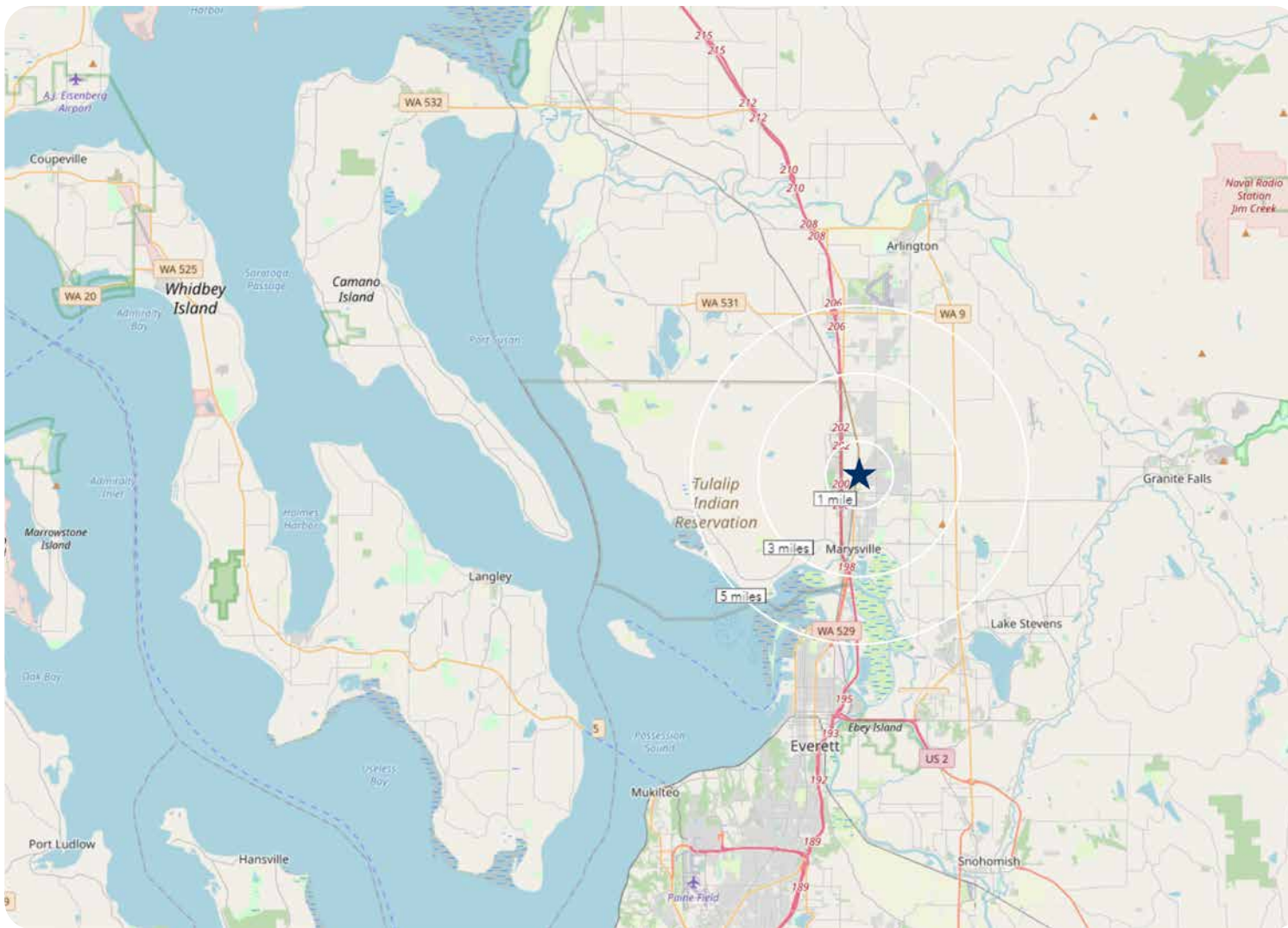
AARON BENNETT
206.859.4500
aaronb@jshproperties.com

JSH | PROPERTIES, INC.

TULALIP RESORT CASINO

SEATTLE PREMIUM OUTLETS
A SIMON CENTER

INTERSTATE 5

Cabela's

INTERSTATE 5

MARYSVILLE
SHOPPING CENTER

FredMeyer

goodwill

STATE AVE

REGAL CINEMAS

2,040 SF
RETAIL AVAILABLE

ALEXV@JSHPROPERTIES.COM | AARONB@JSHPROPERTIES.COM

MARYSVILLE SHOPPING CENTER RETAIL FOR LEASE | 2 |

THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY 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. JSHPROPERTIES.COM

2,040 SF
RETAIL
AVAILABLE

DOLLAR + STORE

Coastal

Playa Bonita
Mexican Restaurant

CLC Auto Licensing   Wagner Jewelers

maxi's CHINESE RESTAURANT
COCKTAIL LOUNGE
BANQUET FACILITIES

TINDAHAN SA NAYON
Asian - Filipino Store

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Located just north of Everett, families within 3-miles of the site spend a lot of time on the go and tend to eat out regularly. Typically this population spends 4–7 hours per week commuting, and, therefore, spend significant amounts on car maintenance. When at home, weekends are consumed with home improvement and remodeling projects.*

*Esri Tapestry Data by MRI Simmons.

$3,531.31
AVG 2025 CONSUMER SPENDING
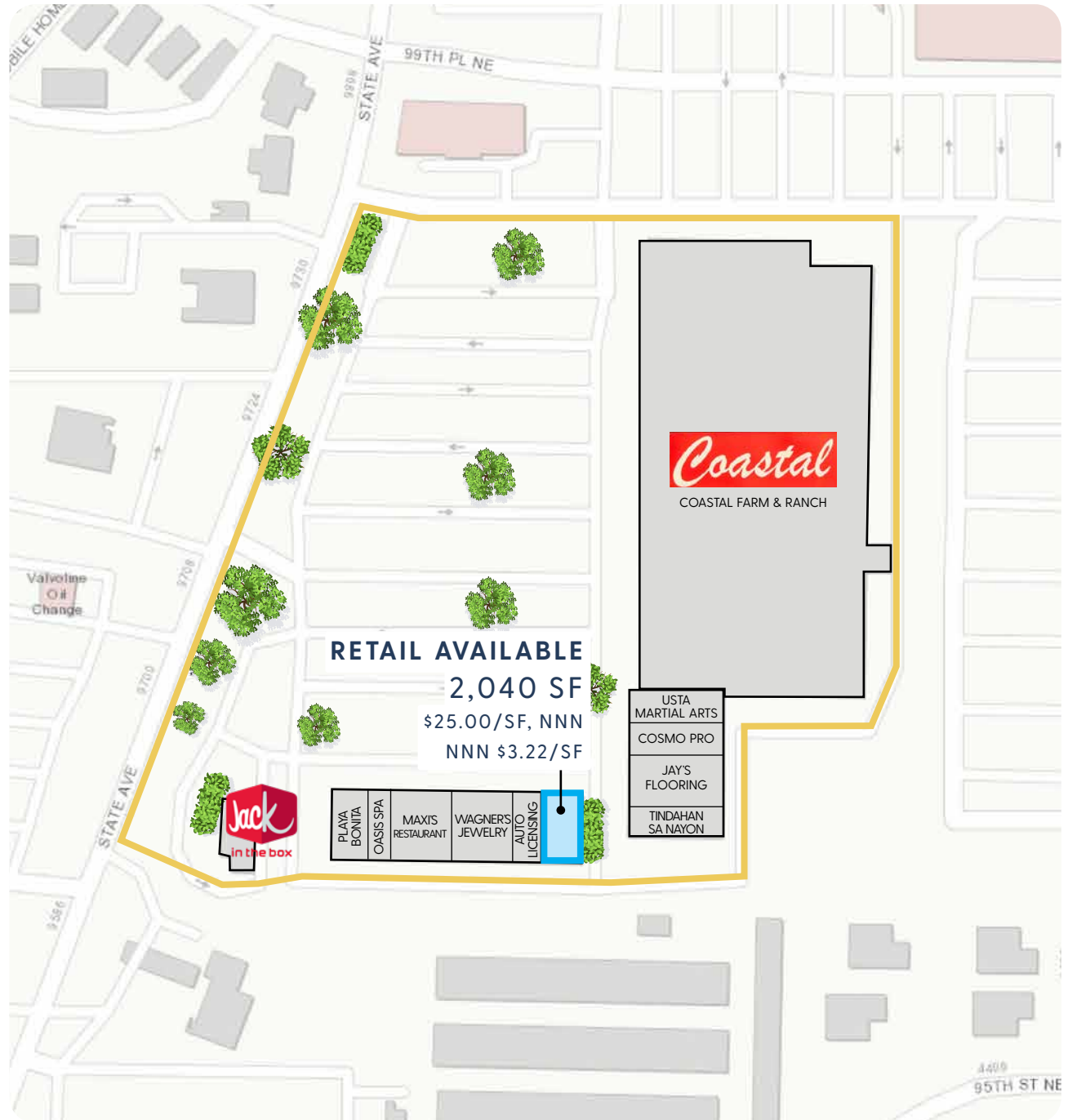HH FURNISHINGS & EQUIPMENT
(5 MILE RADIUS)

$4,383.21
AVG 2025 CONSUMER SPENDING
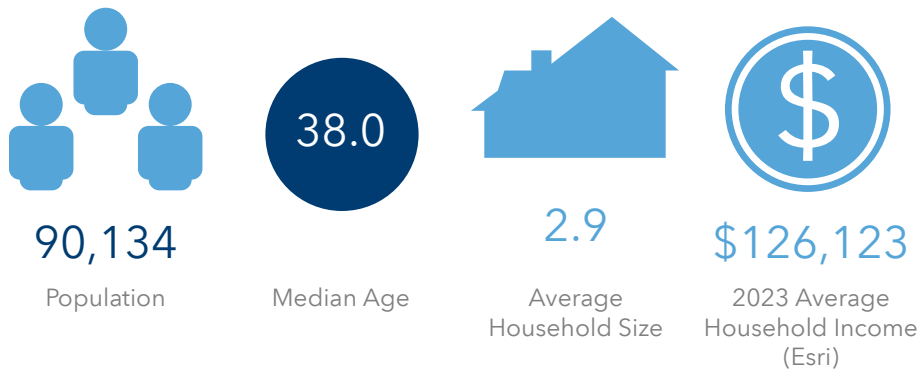FOOD AWAY FROM HOME
(5 MILE RADIUS)

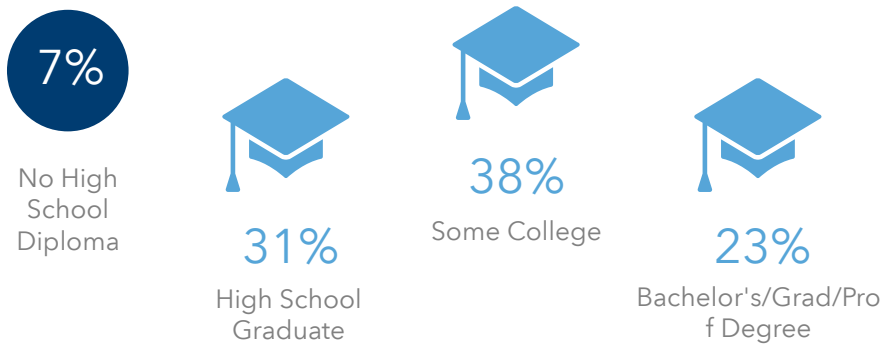| 2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	10,533	55,929	90,134
Daytime Population	13,503	52,037	80,306
Households	3,900	19,773	31,329
Avg. HH Income	$115,374	$118,834	$126,123

ALEXV@JSHPROPERTIES.COM | AARONB@JSHPROPERTIES.COM

MARYSVILLE SHOPPING CENTER RETAIL FOR LEASE | 4 |

MARYSVILLE CENTER SITE MAP

UNIT	TENANT	RSF
A	COASTAL FARM & RANCH	
B	USTA MARTIAL ARTS	2,880
C	COSMO PROFESSIONAL SALON	2,400
D/E	JAY'S FLOORING LLC	3,200
F	TINDAHAN SA NAYON - FILLIPINO STORE	2,328
G	AVAILABLE	2,040
H	CLC AUTO LICENSING	1,230
I	WAGNER'S JEWELRY	2,400
J	MAXI'S CHINESE RESTAURANT	3,442
K	OASIS SPA	1,200
L	PLAYA BONITA MEXICAN RESTAURANT	3,870
M	JACK IN THE BOX	2,890

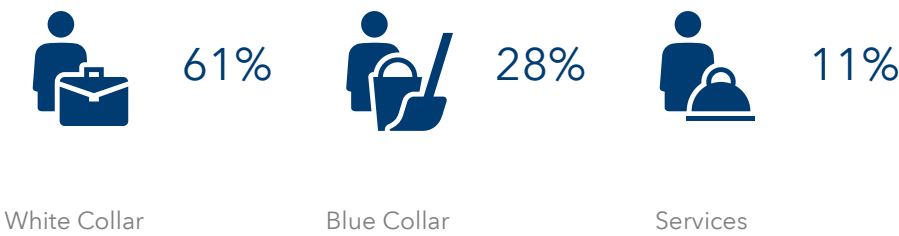**MONUMENT SIGN AVAILABLE**
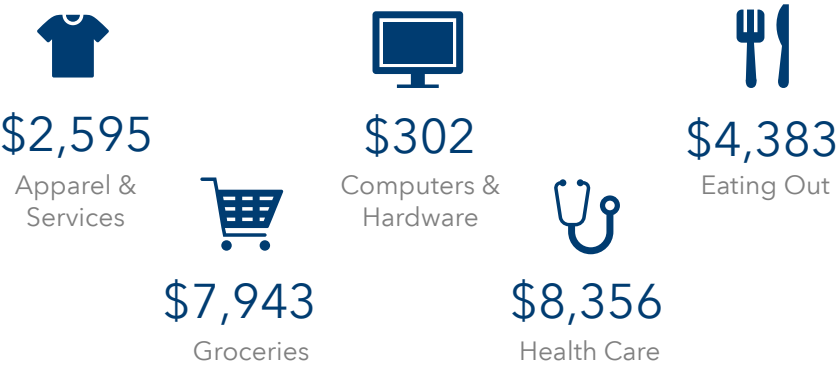
RETAIL AVAILABLE 2,040 SF
$25.00/SF, NNN
NNN $3.22/SF

COASTAL FARM & RANCH

USTA MARTIAL ARTS
COSMO PRO
JAY'S FLOORING
TINDAHAN SA NAYON

PLAYA BONITA | OASIS SPA | MAXI'S RESTAURANT | WAGNER'S JEWELRY | AUTO LICENSING

KEY FACTS

90,134
Population

38.0
Median Age

2.9
Average Household Size

$126,123
2023 Average Household Income (Esri)

EDUCATION

7%
No High School Diploma

31%
High School Graduate

38%
Some College

23%
Bachelor's/Grad/Prof Degree

EMPLOYMENT

61%
White Collar

28%
Blue Collar

11%
Services

BUSINESS

2,460
Total Businesses

31,075
Total Employees

ANNUAL HOUSEHOLD SPENDING

$2,595
Apparel & Services

$302
Computers & Hardware

$4,383
Eating Out

$7,943
Groceries

$8,356
Health Care

ANNUAL LIFESTYLE SPENDING

$3,437
Travel

$88
Theatre/Operas/Concerts

$74
Movies/Museums/Parks

$84
Sports Events

$10
Online Games