

# FOR LEASE | Westpark Retail Space



Offered at:  
Available:

\$18.00 - 20.00/SF, NNN  
916-1,675SF

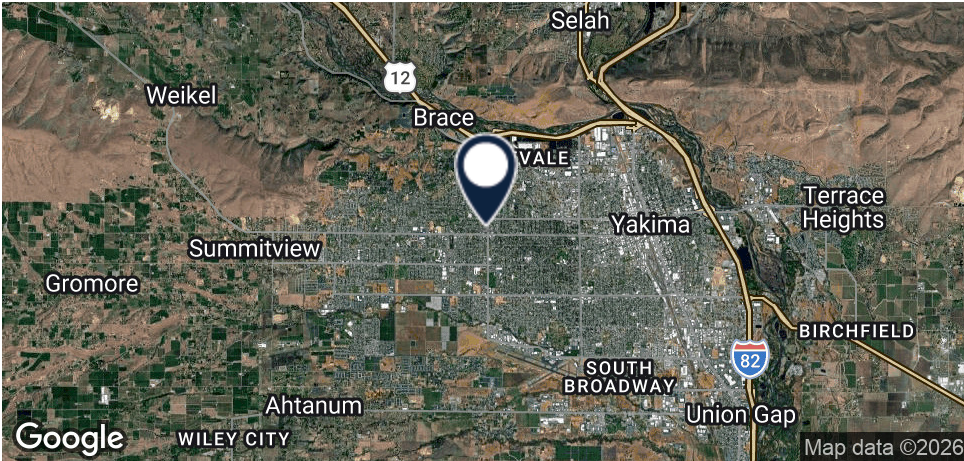
4001 Summitview Ave  
Yakima, WA 98908

509.966.3800: O  
509.969.8747: C

218 Ssgt Pendleton Way  
Yakima, WA 98901

Chris Sentz  
csentz@almoncommercial.com

# Property Summary



## OFFERING SUMMARY

Lease Rate:	\$18.00 - 20.00 SF/yr (NNN)
Building Size:	52,578 SF
Available SF:	916 - 1,675 SF
Lot Size:	4.17 Acres
Number Of Units:	25
Zoning:	SCC
Traffic Count:	48,350

## LOCATION OVERVIEW

These retail suites at 4001 Summitview are positioned within Westpark, a neighborhood shopping center with a boutique feel, dominant visibility, and strong signage opportunities. Approximately 48,350 vehicles per day pass this high-profile location, creating consistent exposure along one of Yakima’s most established commercial corridors. Anchored by Walgreens and supported by a healthy mix of national and local retailers, the center benefits from excellent access, ample parking, and immediate proximity to dense surrounding rooftops.

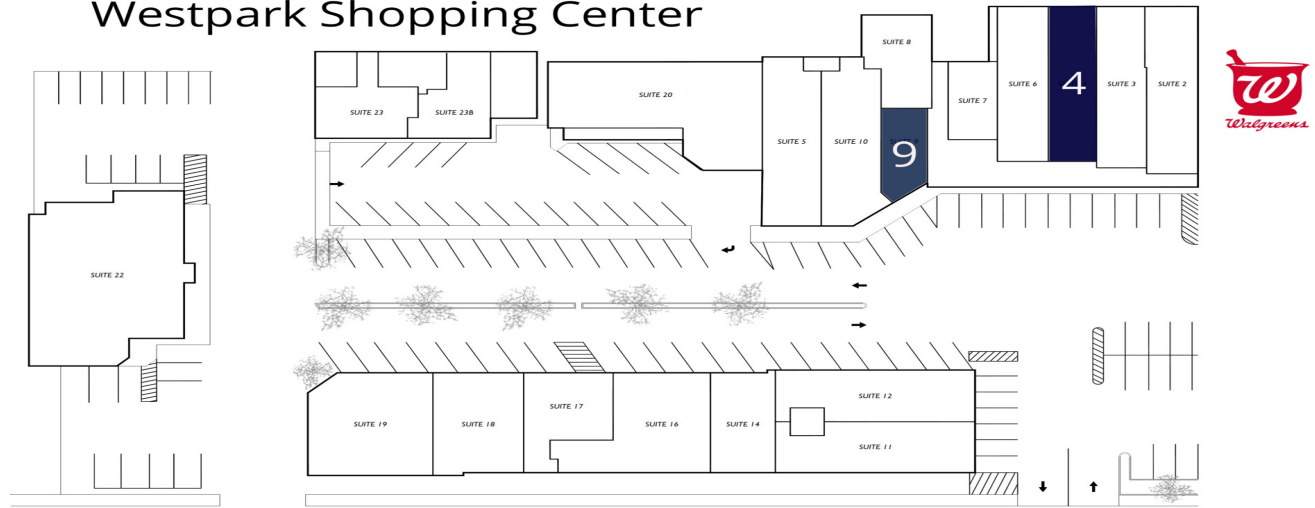
Situated on the NW hard corner of the controlled intersection at S. 40th Ave and W. Summitview, Westpark captures substantial traffic in both morning and evening commute patterns, reinforcing its position as the premier west side destination for retail services. The available suite offers an efficient, adaptable layout suitable for a wide range of retail or service users. This is a prime opportunity to secure space in a center known for stability, visibility, and sustained consumer demand.

# Available Spaces



LEASE TYPE	NNN
TOTAL SPACE	916 - 1,675 SF
LEASE TERM	Negotiable
LEASE RATE	\$18.00 - \$20.00 SF/yr

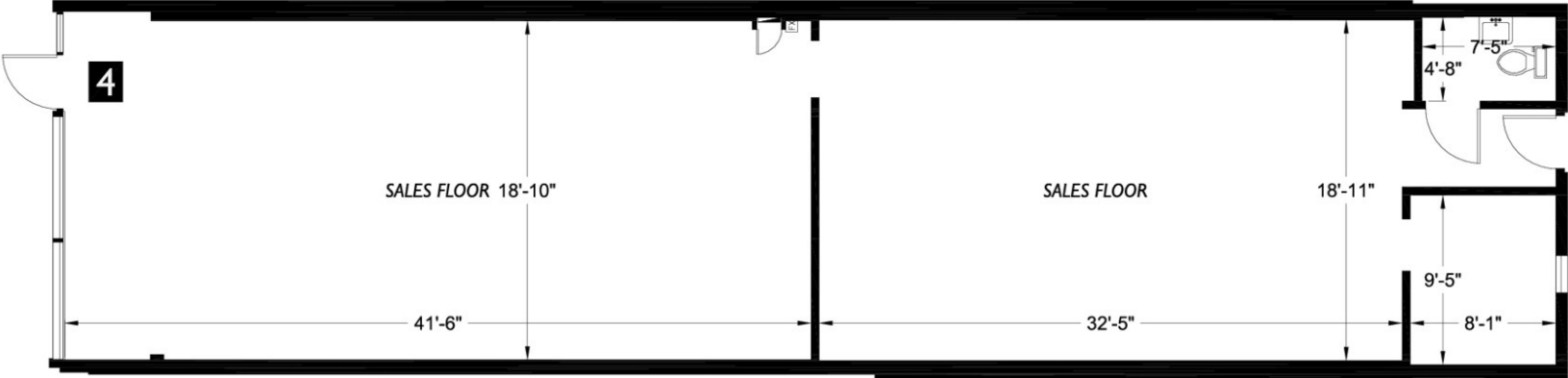
## Westpark Shopping Center



SUITE	TENANT	SIZE	TYPE	RATE
Suite 4	Available	1,675 SF	NNN	\$18.00 SF/yr
Suite 9	Available	916 SF	NNN	\$20.00 SF/yr

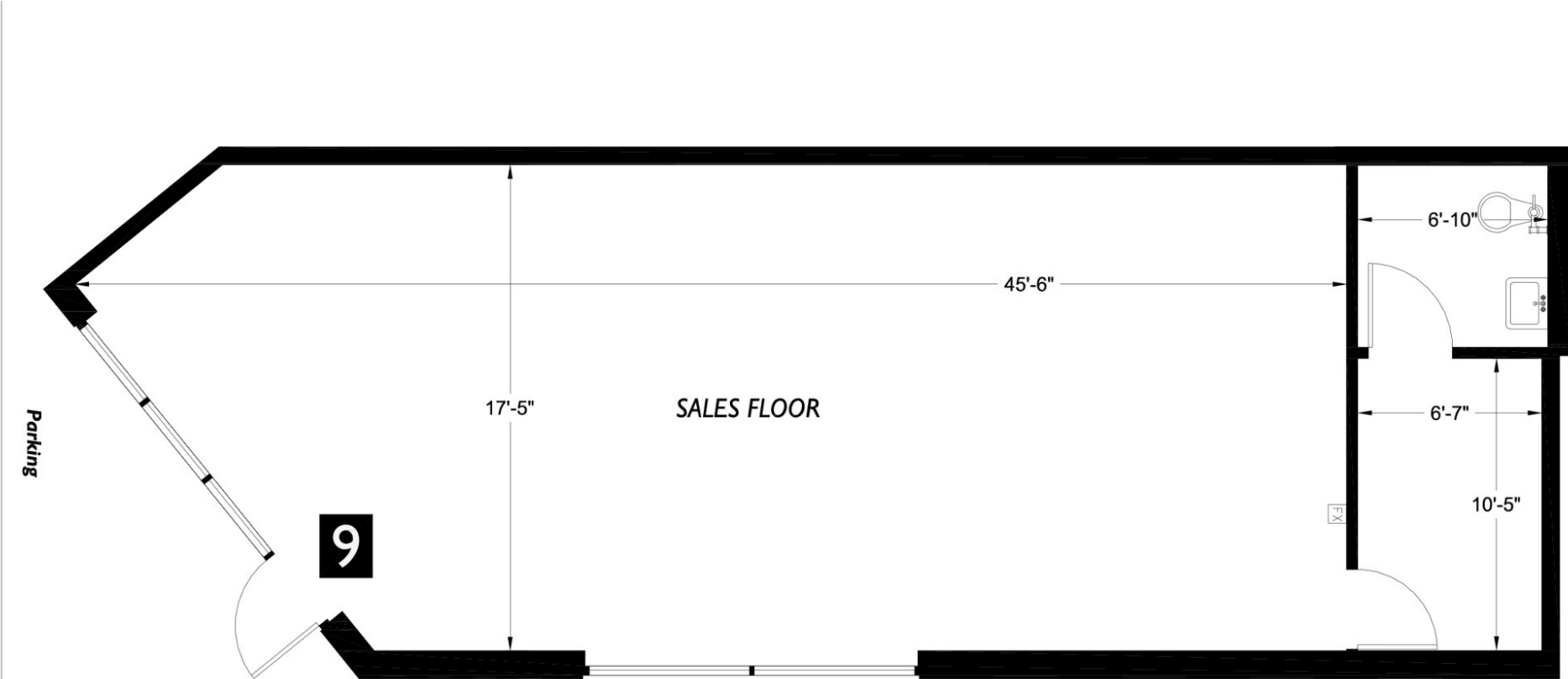
# Floor Plan Suite 4

Summitview Avenue



Adjacent Suite

# Floor Plan Suite 9



Adjacent Suite



# Retailer Map



---

## Additional Photos

---



---

## Meet The Team

---



**CHRIS SENTZ**

Broker

509.969.8747

[csentz@almoncommercial.com](mailto:csentz@almoncommercial.com)

