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RE/MAX ELITE

1800 Bickford Ave Suite 206  
Snohomish, WA 98290

FOR LEASE | RETAIL PROPERTY

# PRIME RETAIL LOCATION IN DOWNTOWN SNOHOMISH

1208 2ND STREET, SNOHOMISH, WA 98290



PRESENTED BY:

**ROBERT SERVISS**

VP Commercial Sales and Leasing

O: 425.971.4060

C: 425.971.4060

rservissiii@remax.net

WA #22007072

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Prospective buyers shall be responsible for their costs and expenses of investigating the subject property.

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# PROPERTY INFORMATION

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EXECUTIVE SUMMARY

ADDITIONAL PHOTOS

# EXECUTIVE SUMMARY



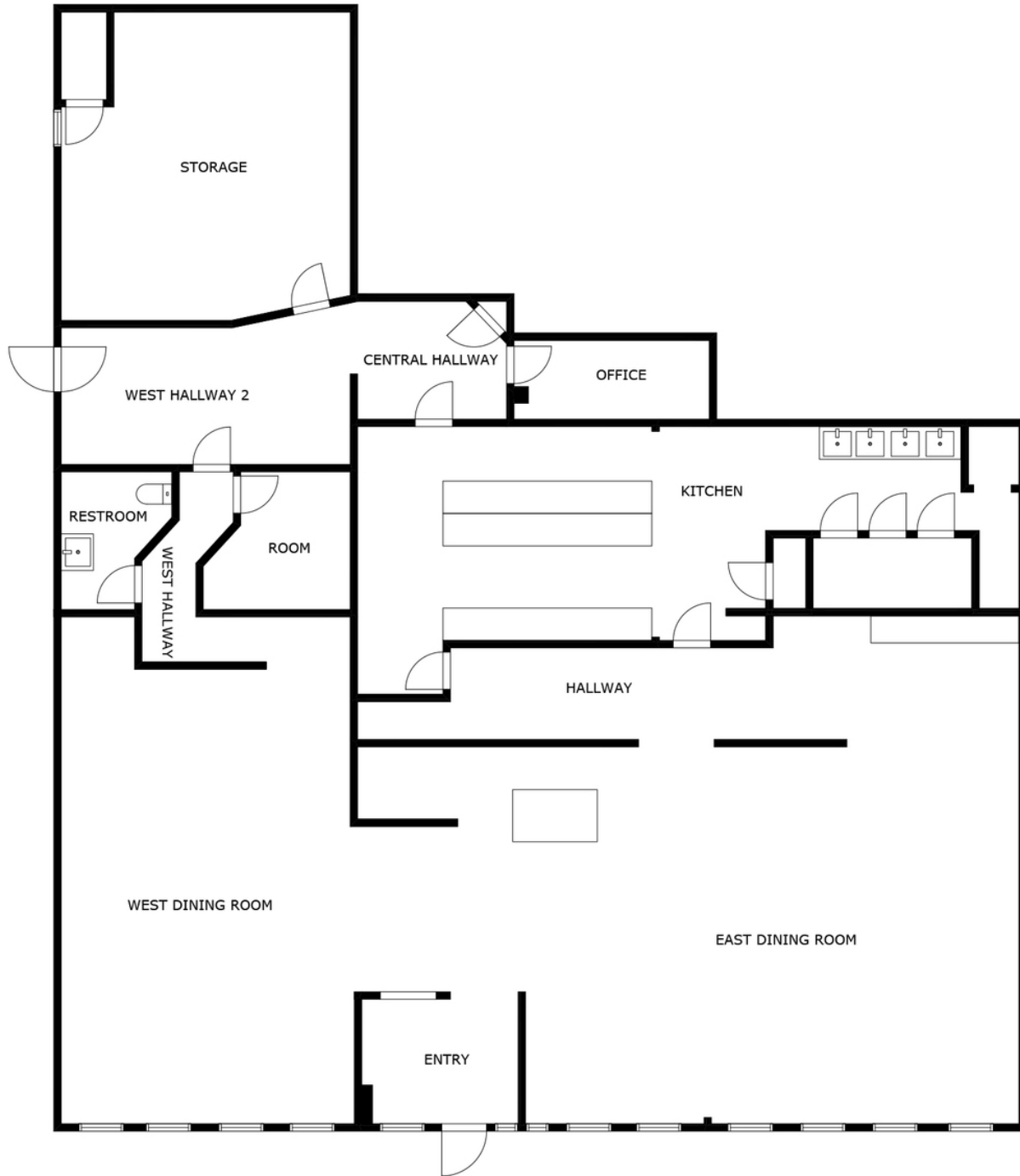
## OFFERING SUMMARY

Lease Rate:	\$20.00 - 24.00 SF/yr (NNN)
Building Size:	5,760 SF
Available SF:	3,250 SF

## PROPERTY OVERVIEW

Located on one of Snohomish's busiest intersections this historic location boasts approximately 3,250 square feet of available retail space. Currently in use as a restaurant/café, nearly any business could thrive here. Space could potentially be divided and leased to multiple tenants. Space will be available approximately 30 days after executed lease for new tenant to occupy and/or begin buildout.

# FLOOR PLAN



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## LOCATION INFORMATION

### IN THIS SECTION

REGIONAL MAP

LOCATION MAP

# REGIONAL MAP

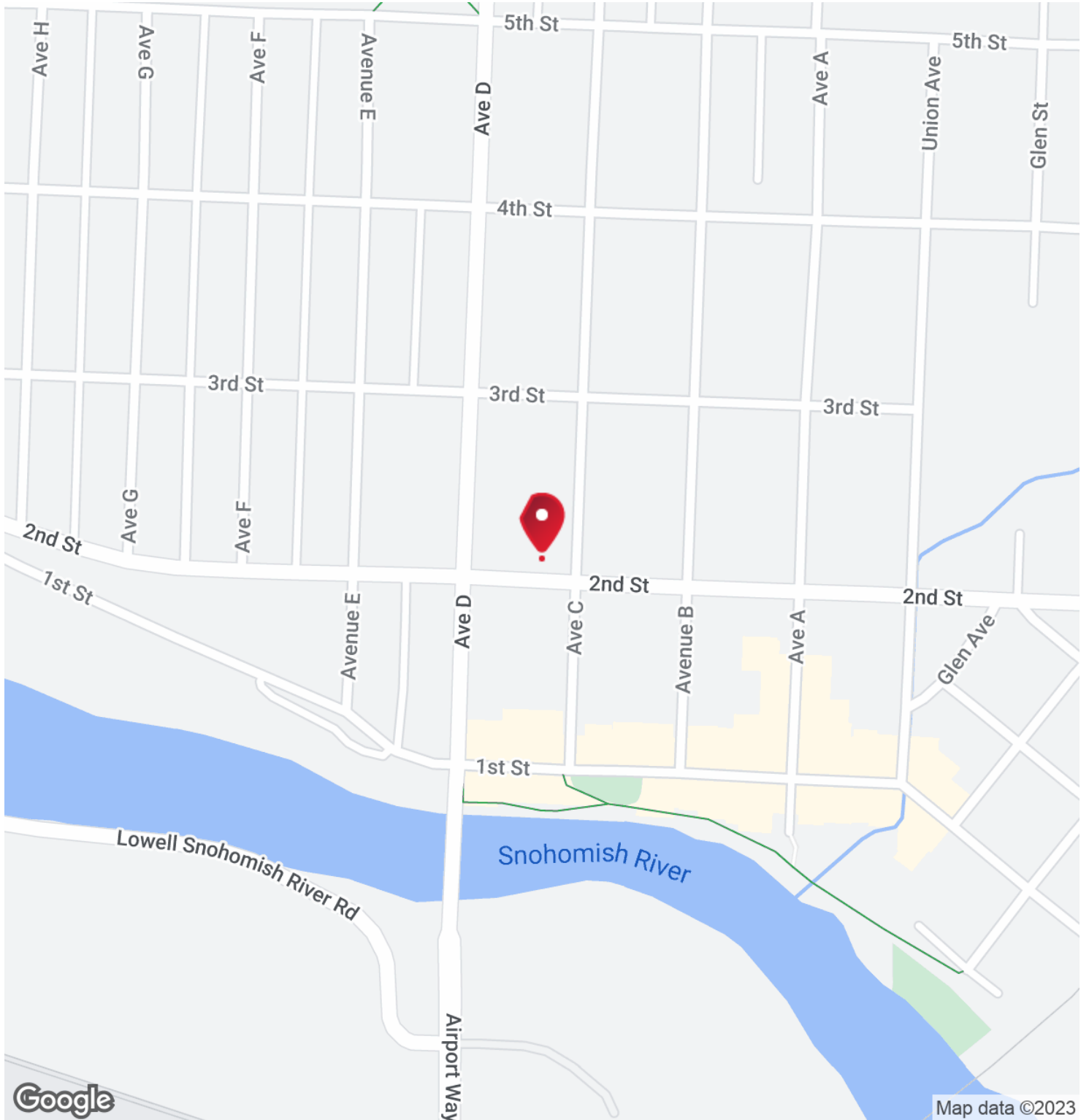


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# LOCATION MAP



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## DEMOGRAPHICS

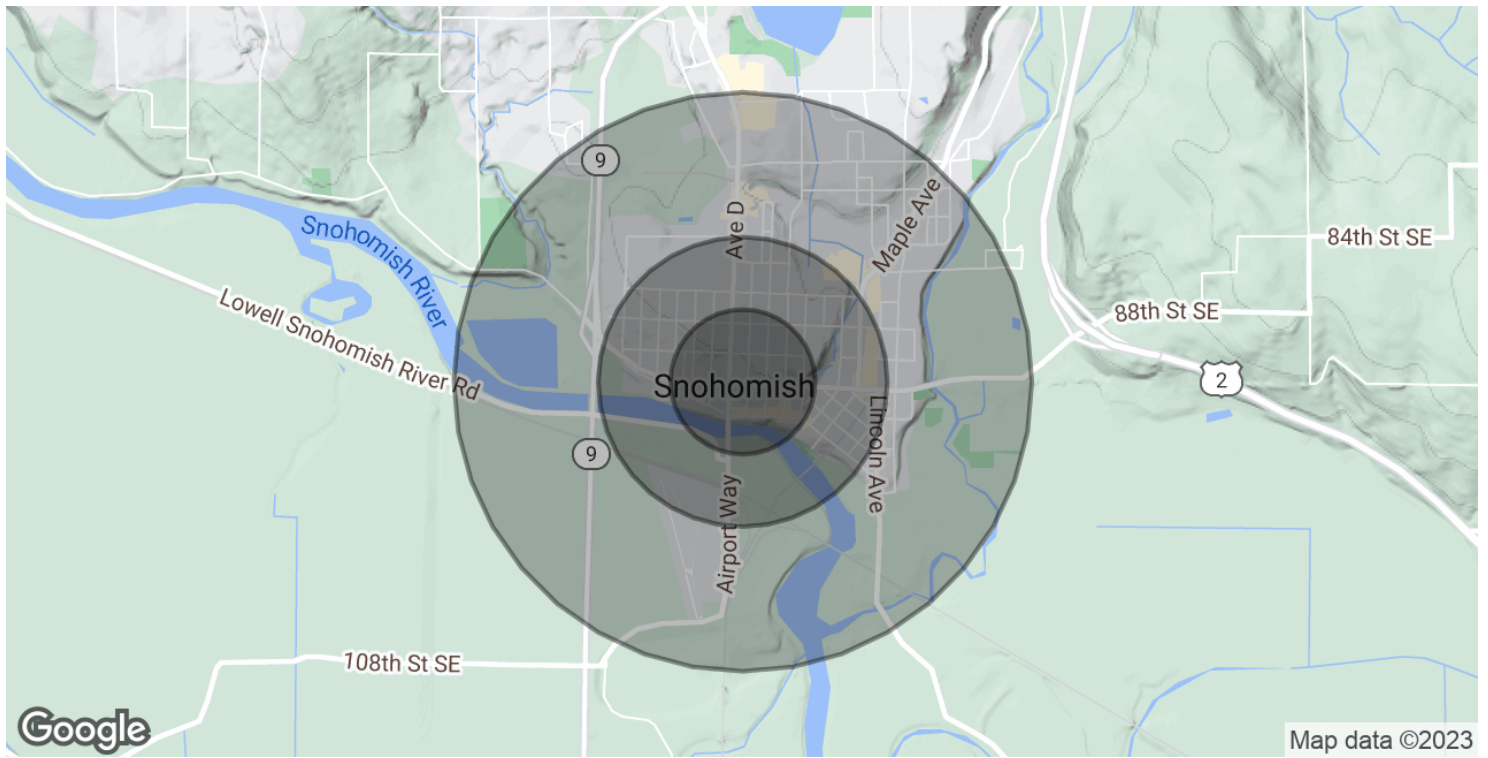
**IN THIS SECTION**

DEMOGRAPHICS MAP & REPORT

GRIDS

ADVISOR BIO 1

# DEMOGRAPHICS MAP & REPORT



<b>POPULATION</b>	<b>0.25 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Population	579	2,076	6,338
Average Age	36.4	37.0	38.7
Average Age (Male)	35.5	35.4	37.4
Average Age (Female)	38.1	40.0	40.7

<b>HOUSEHOLDS &amp; INCOME</b>	<b>0.25 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Households	262	1,012	2,960
# of Persons per HH	2.2	2.1	2.1
Average HH Income	\$72,427	\$69,045	\$77,071
Average House Value	\$385,832	\$387,405	\$398,777

\* Demographic data derived from 2020 ACS - US Census

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# // TRAFFIC DATA

Collection Street	Cross Street	Traffic Volume	Count Year	Distance from Property
Ave D	2nd St S	11,295	2022	0.02 mi
2nd St	Ave C E	13,607	2022	0.02 mi

Made with TrafficMetrix® Products

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# //BROKER CONTACT



**ROBERT SERVISS**

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[rservissiii@remax.net](mailto:rservissiii@remax.net)

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