

FOR LEASE

Wheaton Way & NE McWilliams Road
Bremerton, WA 98310



6,000 CPD



FUTURE
DEVELOPMENT

FUTURE
DEVELOPMENT

SAFeway



SAFeway
FUEL



35,000 CPD

Bldg
E

Bldg
G

Bldg
C

Bldg
B

Bldg
A



OLYMPIC CROSSING

Blake Weber | Tim Weber | Don Whittles

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

WHEATON WAY & NE MCWILLIAMS ROAD

RETAIL PAD OPTIONS

UP TO FOUR (4) PAD OPPORTUNITIES WITH HIGHWAY FRONTAGE

3,300 - 7,950 SF

BUILD TO SUIT OR GROUND RENT

CAN BE ALTERED PER TENANT'S REQUIREMENTS

ZONING




URBAN HIGH INTENSITY COMMERCIAL ZONING (10 DWELLING UNITS/ACRE TO 30 DWELLING UNITS/ACRE)

RETAIL BUILDING

21,450 SF CAN BE DEMISED

- Construction begins Spring 2021
- Preliminary Plan - can be altered to accommodate Tenant needs and requirements.
- Full Access off of SR-303/Wheaton Way
- Cross Access Easement with adjacent Safeway
- Controlled lighted intersection at Safeway development
- Full access on SR-303 into the project



Regis - 2020	 Population	 Average HH Income	 Daytime Population
Mile 1	9,655	\$91,511	5,826
Mile 3	49,558	\$93,558	27,421
Mile 5	112,946	\$99,706	73,080

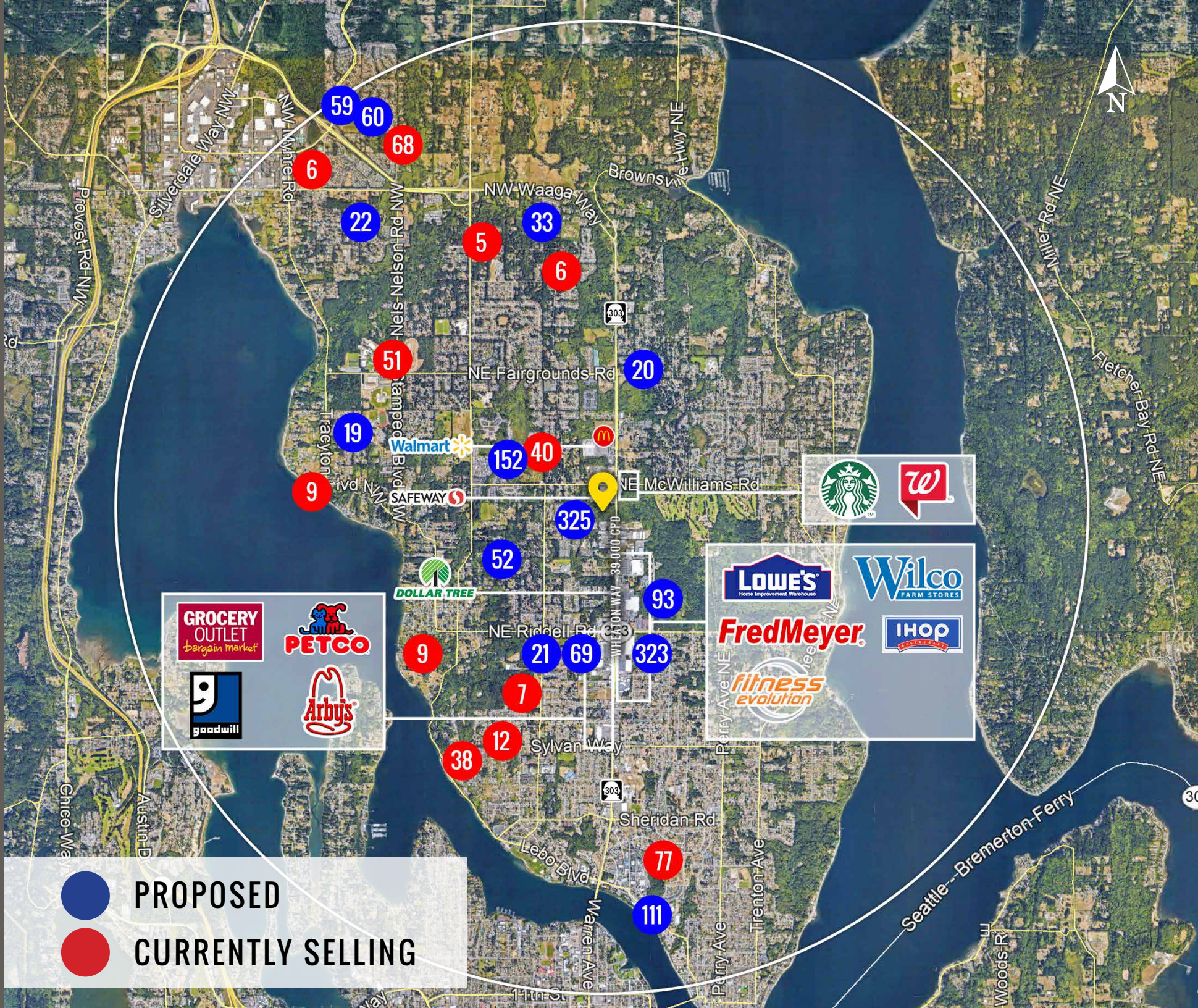
UPCOMING DATES

Start Site Work:	4/15/2021
Road/Civil Improvements Completed:	5/1/2021
Grading Completed:	6/1/2021
Phase 1 Building Construction Begins:	7/1/2021
Site Work to Pads Completed:	8/1/2021

NEARBY TENANTS



RESIDENTIAL DEVELOPMENTS SELLING AND PROPOSED



-  PROPOSED
-  CURRENTLY SELLING

OLYMPIC COLLEGE



Established in 1946, Olympic College has a main campus of 33 acres and offers Associate and Bachelor degree options. Between the main campus in Bremerton, and its two satellite campuses in Poulsbo and Shelton, there are 12,825 students.

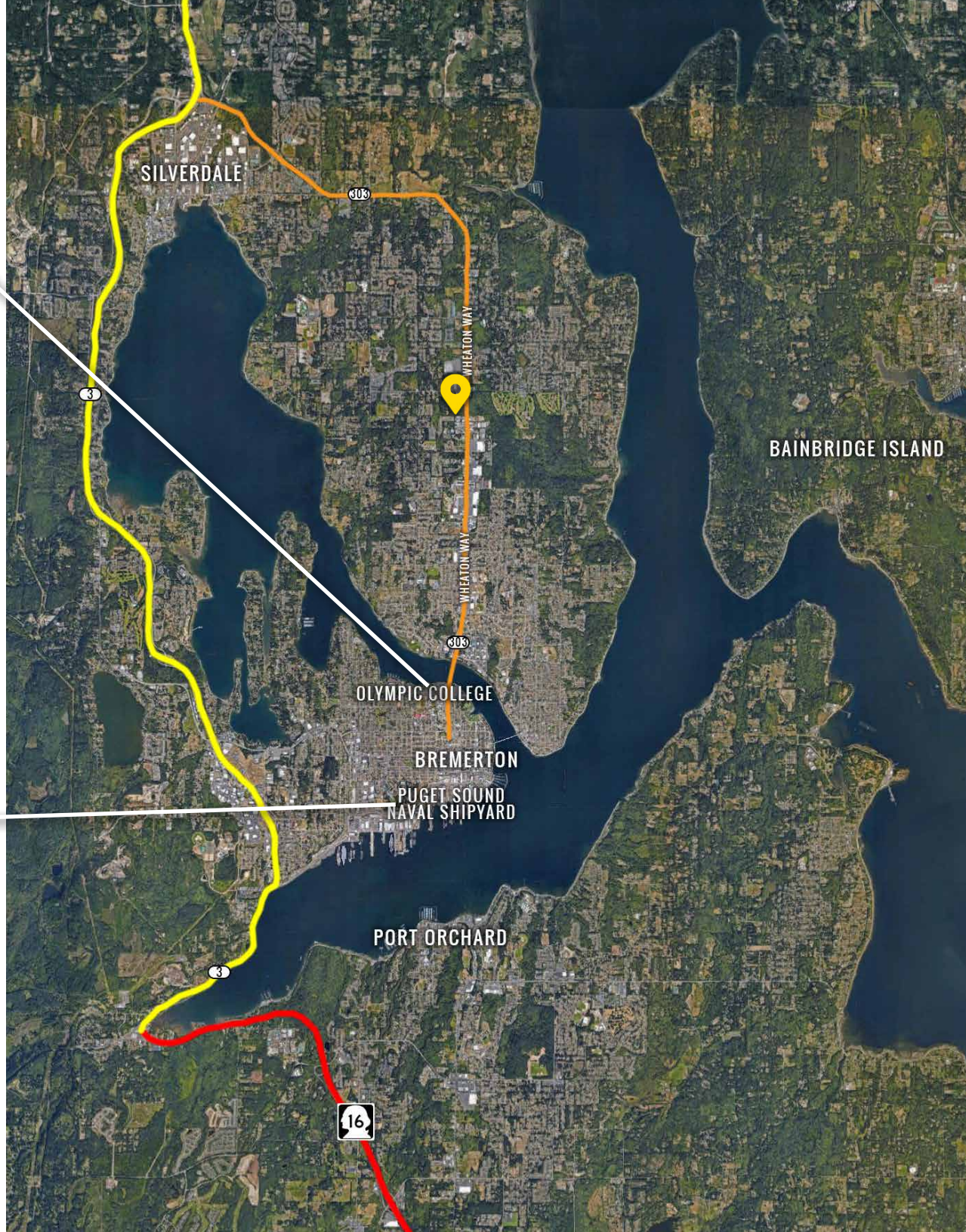
Wikipedia

PUGET SOUND

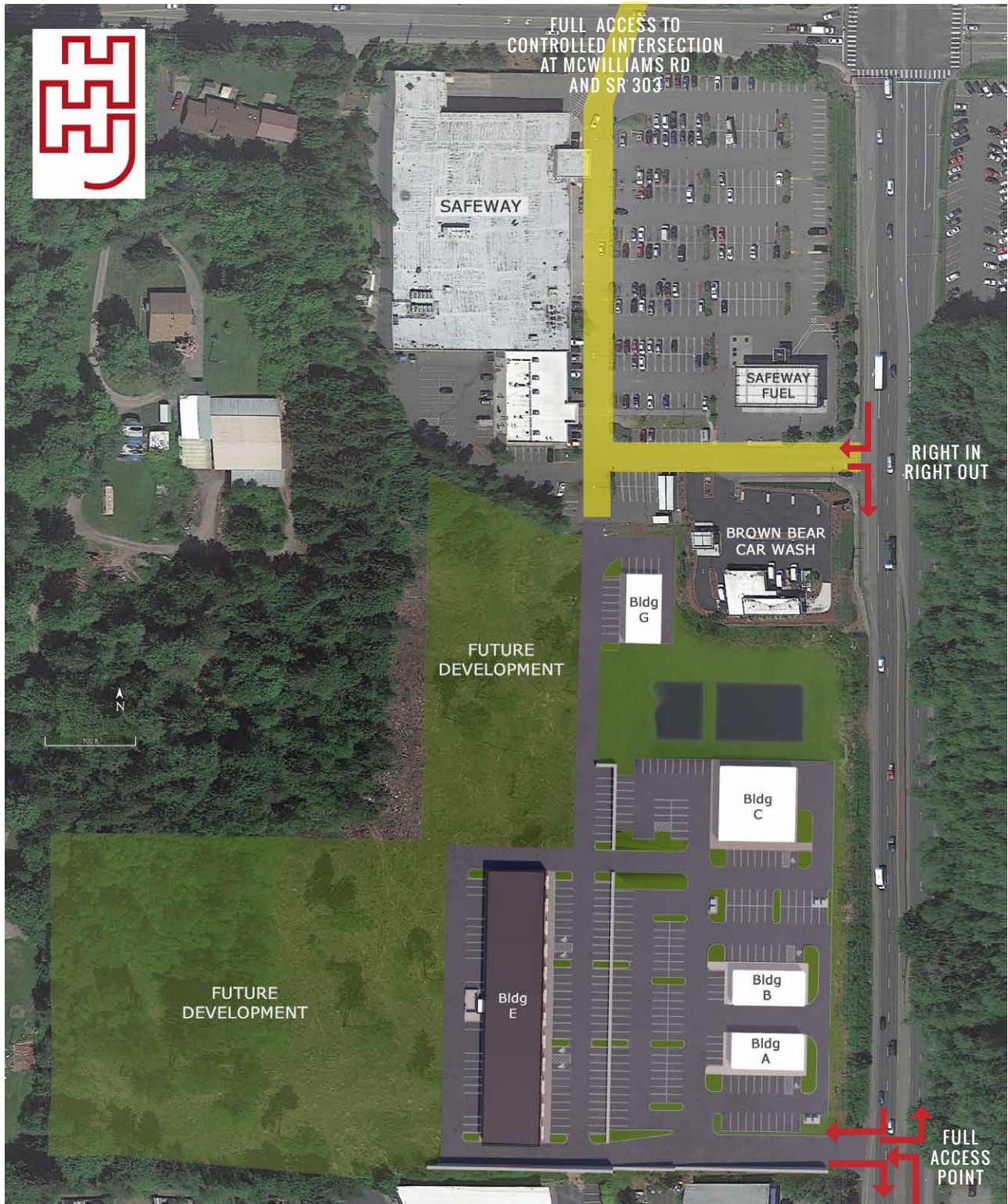


This 179 acre US Navy Shipyard was established in 1891. It is one of Washington State's largest industrial installations and provides the Navy with maintenance, modernization, and technical & logistics support. As one of the largest employers in Kitsap County, the Puget Sound Naval Shipyard staffs more than 14,000 people.

Wikipedia



LOCATION AERIAL



DEVELOPMENT AERIAL



THE PRESERVE AT ILLAHEE
152 SINGLE FAMILY HOMES
UNDER CONSTRUCTION



MCWILLIAMS APARTMENTS
325 UNITS
DEVELOPMENT APPROVED



OLYMPIC CROSSING

Walmart

W

SAFeway



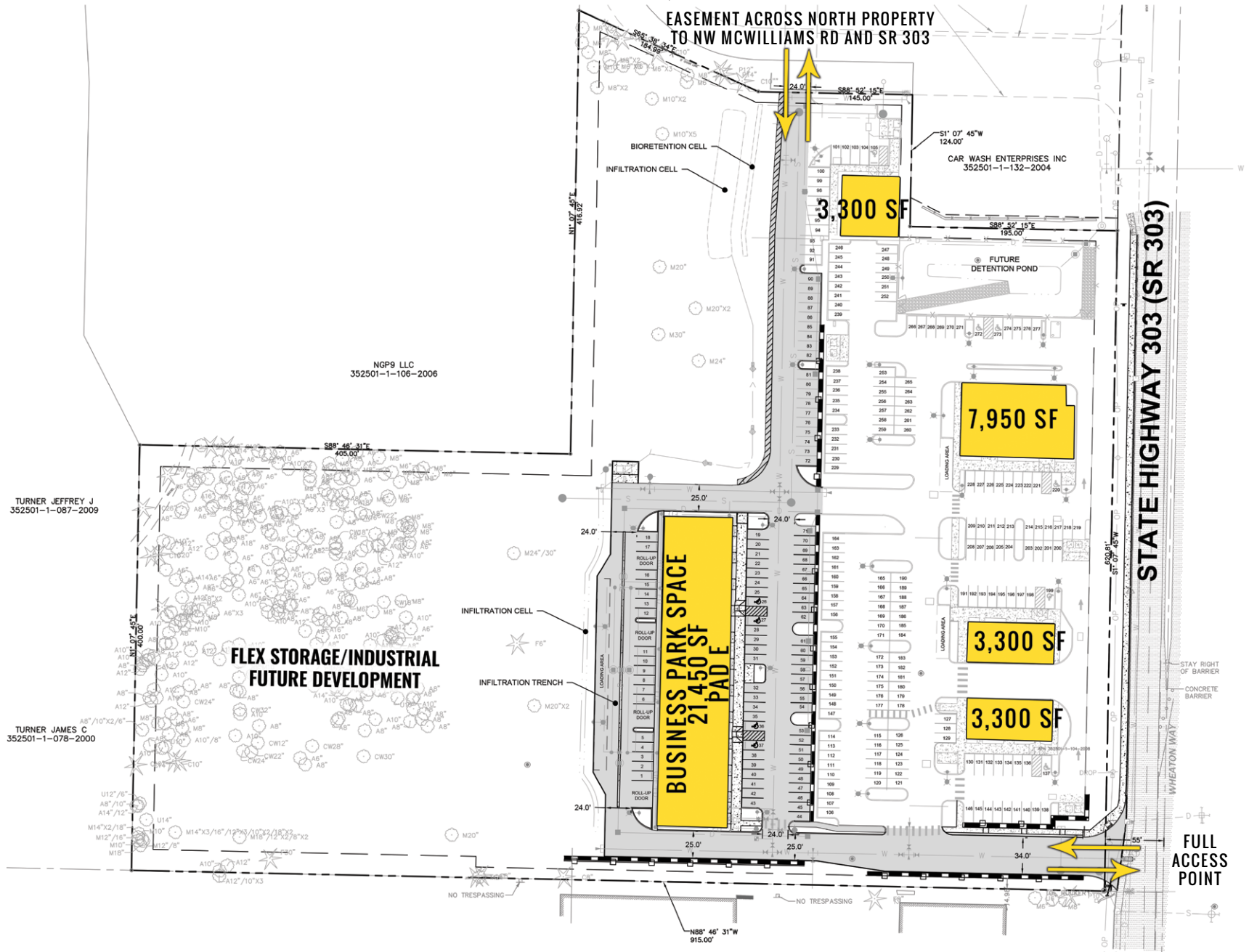
WHEATON WAY

NE MCWILLIAMS RD

NE MCWILLIAMS RD

WHEATON WAY

SITE PLAN OPTION



***SITE PLAN CAN BE ALTERED TO TENANTS SPECIFICATIONS**



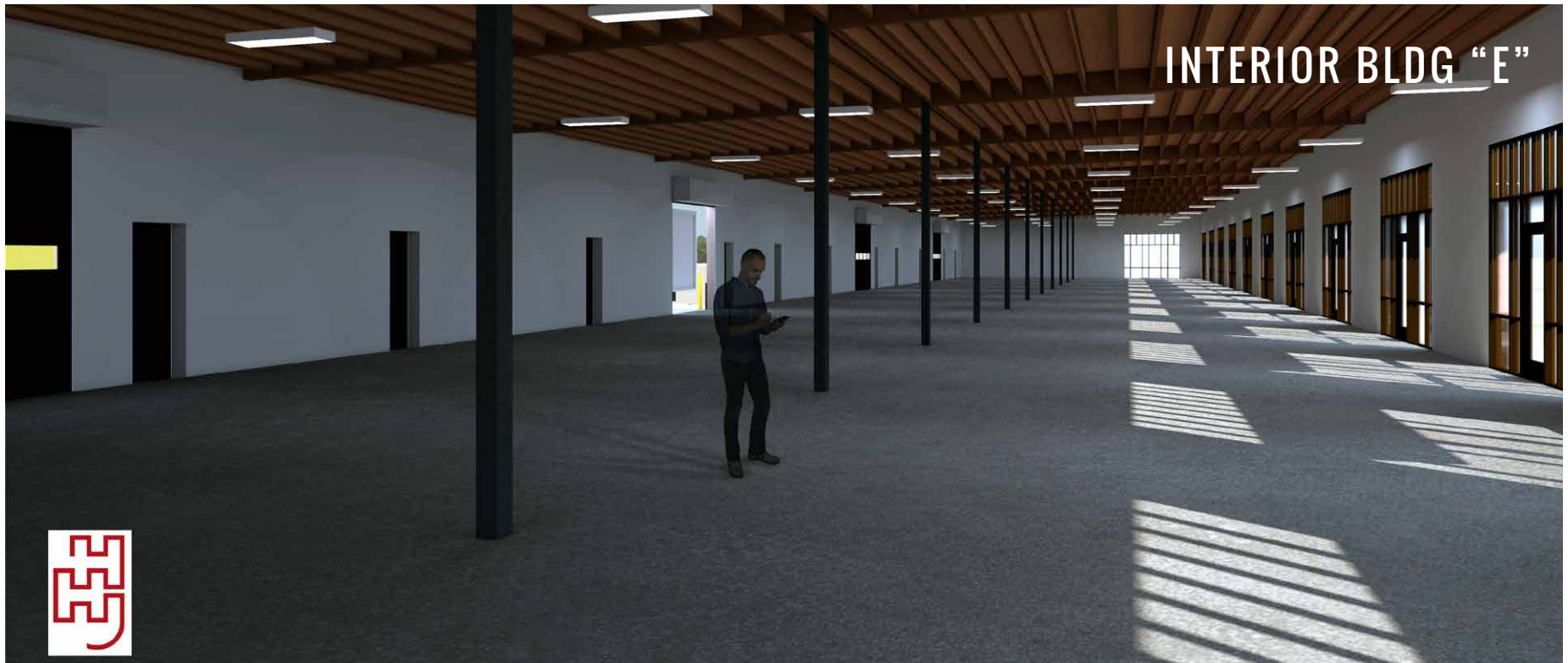
EXTERIOR FRONT OF BLDG "E"



EXTERIOR REAR OF BLDG "E"



INTERIOR BLDG "E"



TACOMA | KIRKLAND | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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