



FOR LEASE

8402 South Hosmer Street
Tacoma, WA 98444



FORMER COMEDY CLUB

Jacob Fors | Jameson Sullivan

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

8402 SOUTH HOSMER STREET offers excellent visibility and access in a busy area near I-5 and major thoroughfares. Surrounded by retail, dining, and services, with ample parking, it's an ideal spot for businesses seeking a strong presence in Tacoma's growing market.

AVAILABLE

7,893 SF \$15.00 PSF

- Fully built out event space with bar and stage.
- Attached to 124 room Holiday Inn Hotel.
- **Prime Accessibility:** Near major thoroughfares and I-5 off ramp directly to property.
- **High Visibility:** Clear visibility from I-5 North and South.
- **Ample Parking:** Convenient for customers and employees alike.



Population



Average HH Income

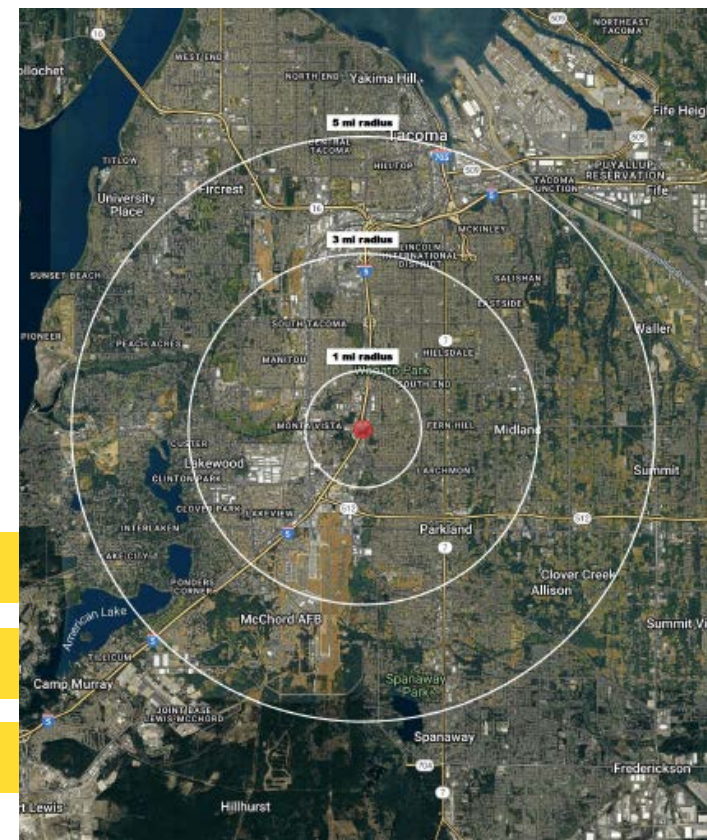


Daytime Population

Regis - 2024

	Population	Average HH Income	Daytime Population
Mile 1	20,481	\$82,543	65,954
Mile 3	131,086	\$96,531	85,592
Mile 5	276,995	\$105,062	108,957

NEARBY TENANTS



PHOTOS



LOCATION DETAILS



Located 10 mins
from Downtown
Tacoma



Located less than
10 mins from the
Tacoma Mall

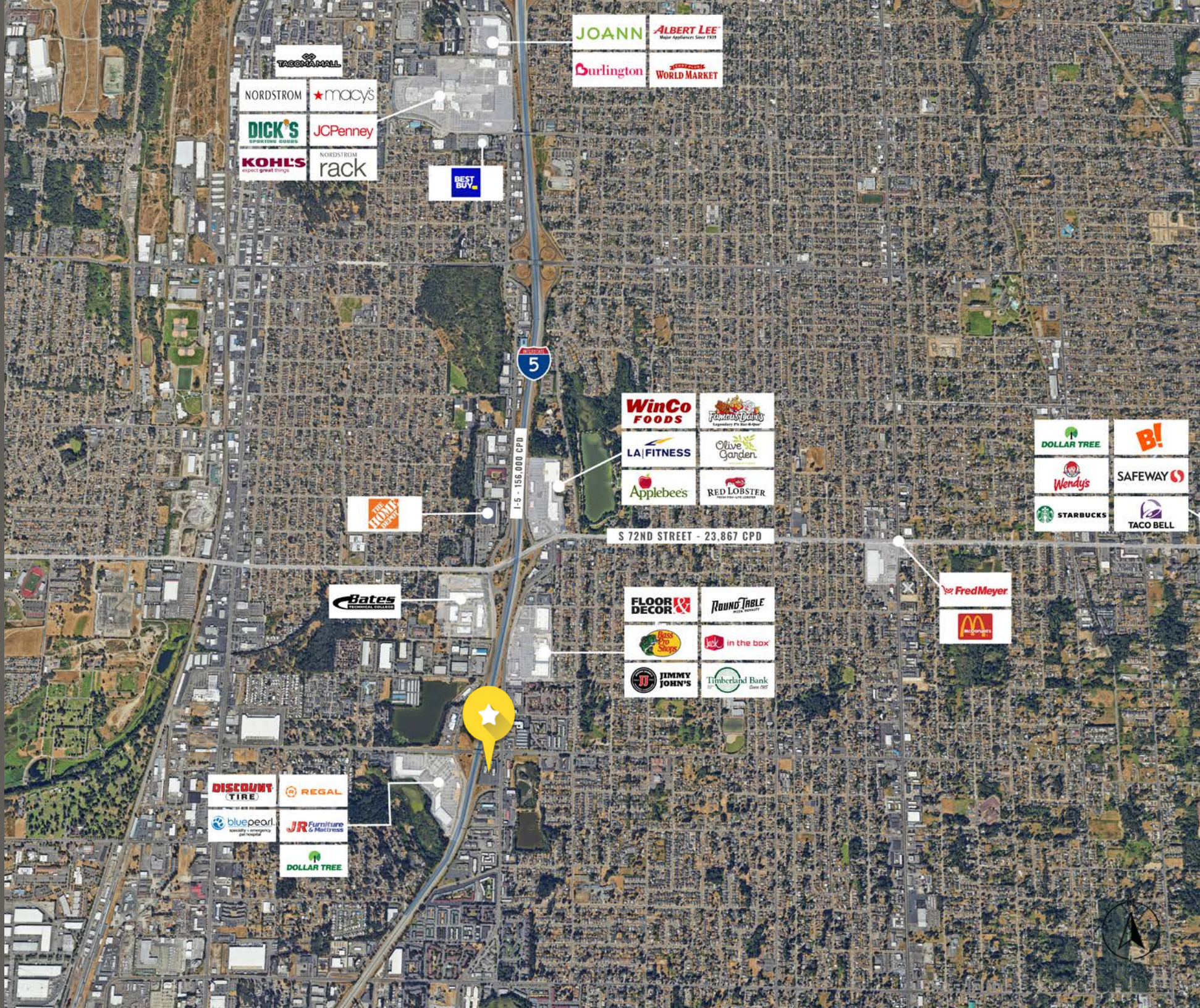


8,583 CPD
S Hosmer Street



88,261 CPD
Interstate 5

LOCATION AERIAL



TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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