

MIXED USE FOR LEASE

ANNA PLAZA

3415 AUBURN WAY SOUTH, AUBURN, WA 98092



FOR LEASE

KELLER WILLIAMS COMMERCIAL

1011 E Main, Suite 420
Puyallup, WA 98372



Each Office Independently Owned and Operated

PRESENTED BY:

SIMRANJIT KAUR

Commercial Broker
C: (425) 577-1347
simrankv@kwcommercial.com

RICK BROWN

Commercial Broker
O: (253) 840-5574
C: (253) 617-9460
rickbrown@kw.com
Lic: 27026, WA

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EXECUTIVE SUMMARY

3415 AUBURN WAY SOUTH



OFFERING SUMMARY

LEASE RATE:	\$17.00 - \$19.00
LEASE TERM:	3 - 5 Years
AVAILABLE SF:	846 - 1,817
FRONTAGE:	Auburn Way South
YEAR BUILT:	2010
PARKING:	Surface
PARKING RATIO:	3.05
ZONING:	C-1

Property Overview

Open 1,817 SF retail space with one bathroom also available and can be demised to 846 SF and 971 SF.



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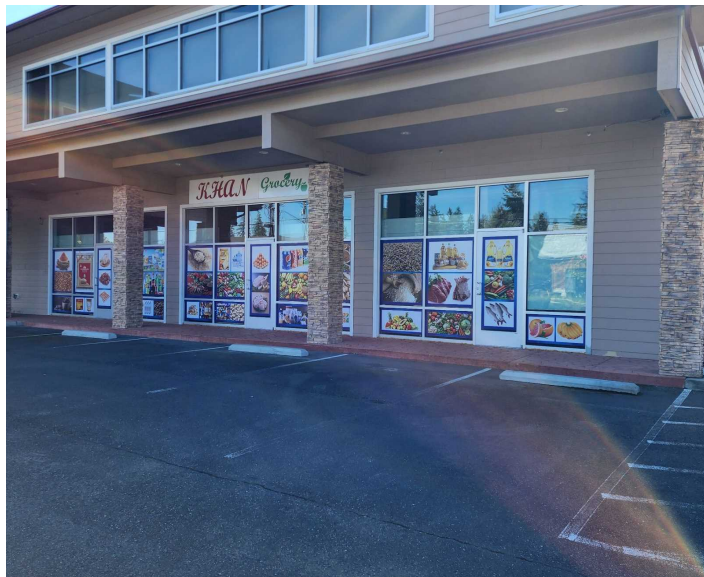
LOCATION & HIGHLIGHTS

3415 AUBURN WAY SOUTH



LOCATION INFORMATION

Building Name: Anna Plaza
Street Address: 3415 Auburn Way South
City, State, Zip: Auburn, WA 98092
County: WA - King
Market: King County
Sub-market: Auburn



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AVAILABLE SPACES

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Available Spaces

Space	Size	Term	Rate	Space Use	Condition	Available
101-103	1,817	3 - 5 Years	\$19.00 /sf/yr	Retail	Great	Now



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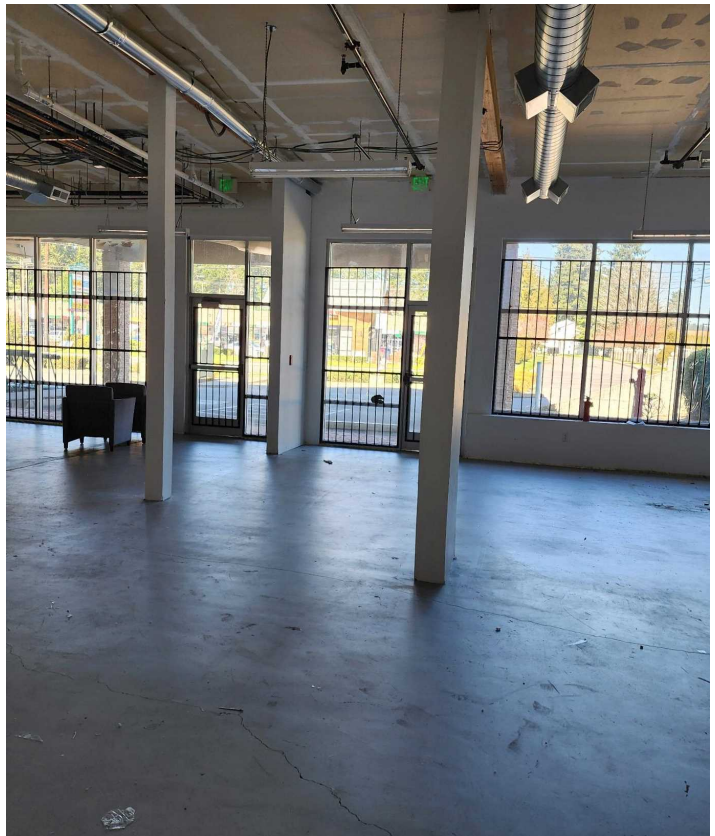
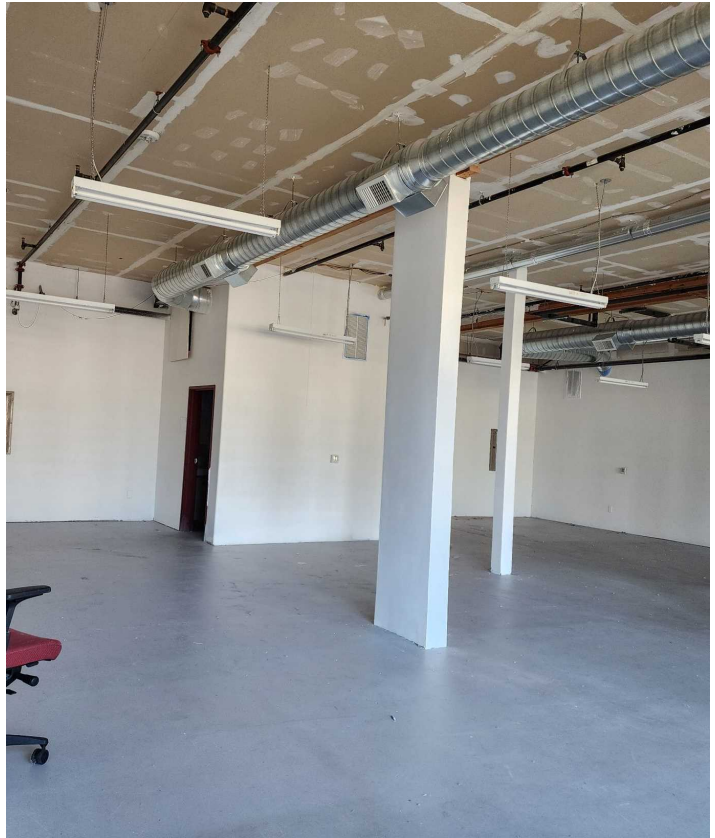
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OPEN RETAIL

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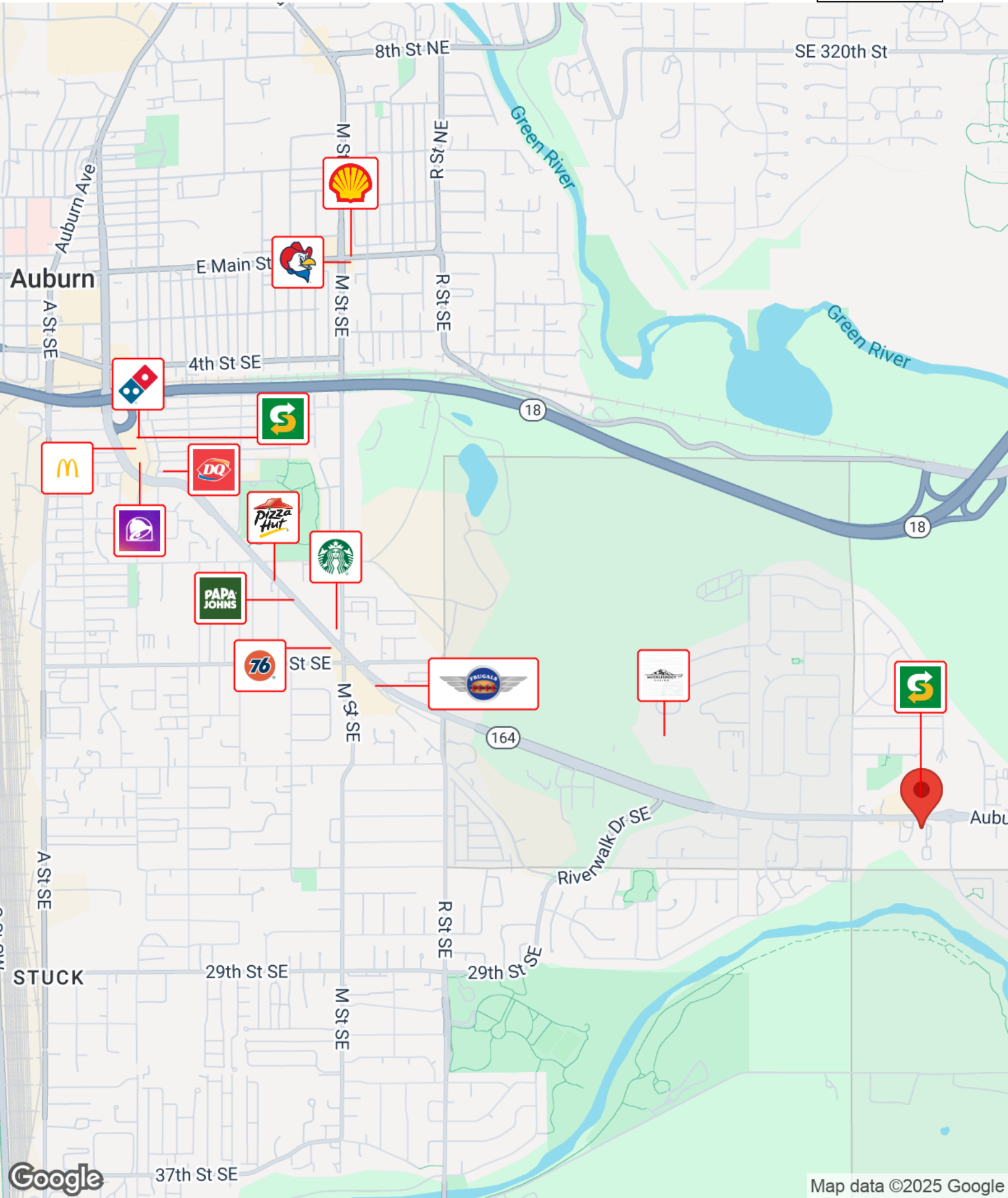
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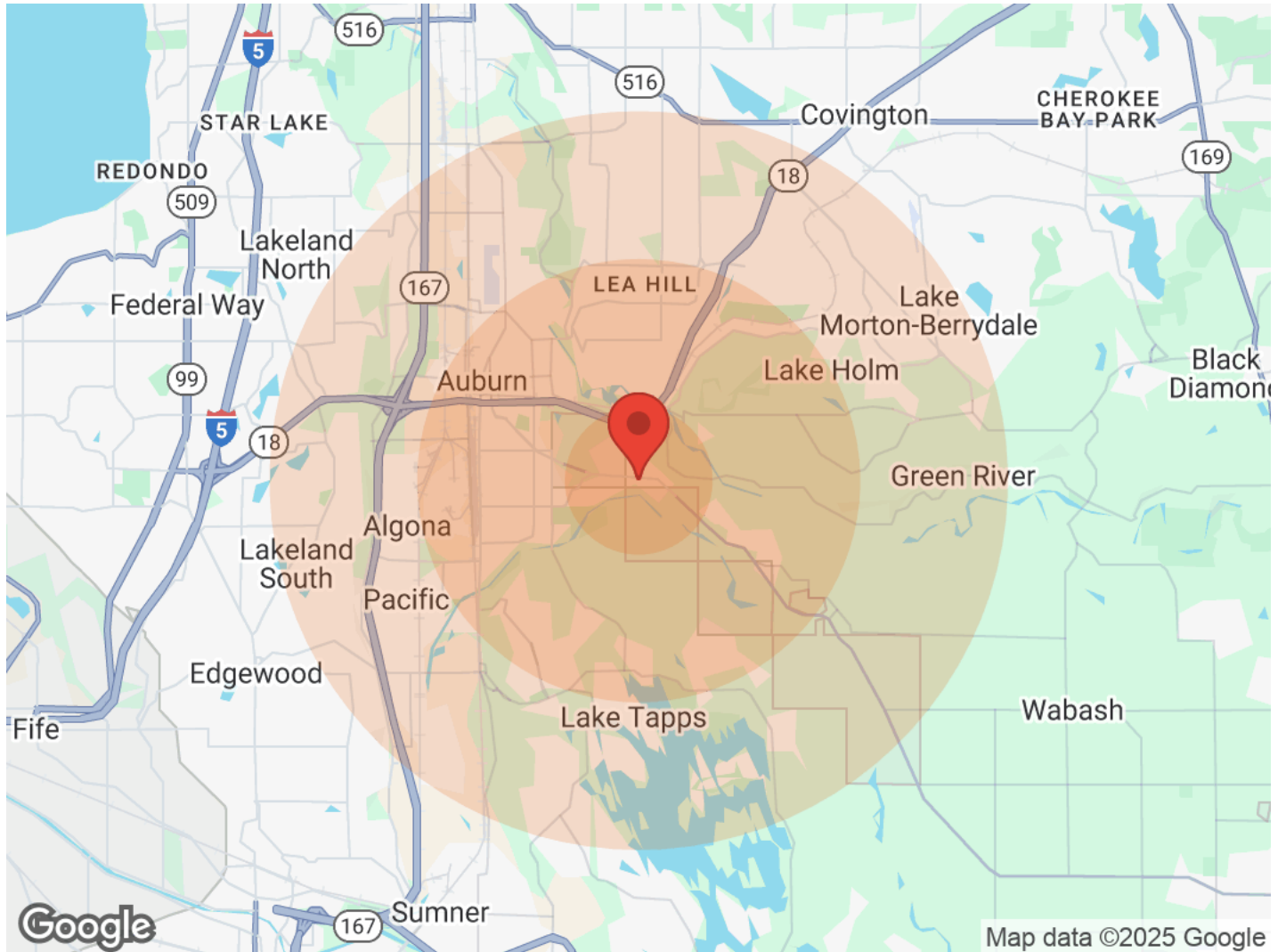
BUSINESS MAP

3415 AUBURN WAY SOUTH



DEMOGRAPHICS

3415 AUBURN WAY SOUTH



Population	1 Mile	3 Miles	5 Miles
Male	2,631	26,787	59,091
Female	2,697	27,174	59,148
Total Population	5,328	53,961	118,239

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	1,164	11,656	24,428
Ages 15-24	745	7,746	17,273
Ages 25-54	2,028	21,095	45,060
Ages 55-64	619	6,094	14,913
Ages 65+	772	7,370	16,565

Race	1 Mile	3 Miles	5 Miles
White	3,543	38,774	88,555
Black	244	2,164	4,313
Am In/AK Nat	518	1,187	1,398
Hawaiian	51	675	960
Hispanic	783	9,511	15,163
Multi-Racial	1,512	16,190	27,194

Income	1 Mile	3 Miles	5 Miles
Median	\$46,107	\$44,736	\$64,770
< \$15,000	391	2,674	3,699
\$15,000-\$24,999	238	2,117	3,286
\$25,000-\$34,999	188	2,244	3,947
\$35,000-\$49,999	298	2,764	5,278
\$50,000-\$74,999	386	3,876	8,778
\$75,000-\$99,999	267	2,835	6,602
\$100,000-\$149,999	205	2,323	7,059
\$150,000-\$199,999	18	664	2,455
> \$200,000	N/A	403	1,466

Housing	1 Mile	3 Miles	5 Miles
Total Units	1,987	20,996	45,001
Occupied	1,826	19,612	42,226
Owner Occupied	874	11,194	27,834
Renter Occupied	952	8,418	14,392
Vacant	161	1,384	2,775

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