COMMERCIAL FOR LEASE

MILWAUKEE BLVD COMMERCIAL LOT

414 MILWAUKEE BLVD S, PACIFIC, WA 98047



KELLER WILLIAMS COMMERCIAL
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Puyallup, WA 98372

Each Office Independently Owned and Operated

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414 MILWAUKEE BOULEVARD SOUTH

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EXECUTIVE SUMMARY

414 MILWAUKEE BOULEVARD SOUTH



SUMMARY

Lease Rate:	Negotiable
Lease Term:	Negotiable
Lease type:	Gross
Lot Size:	0.52 Acres
Frontage:	100'
Zoning:	HC

PROPERTY OVERVIEW

Fencible lot available for lease in Pacific on Milwaukee Blvd. Roughly 100 ft x 144 ft, level, gravel lot with power and water. Perfect for vehicle parking, possible food truck, or other uses. Prospective tenants to verify viability of intended use.



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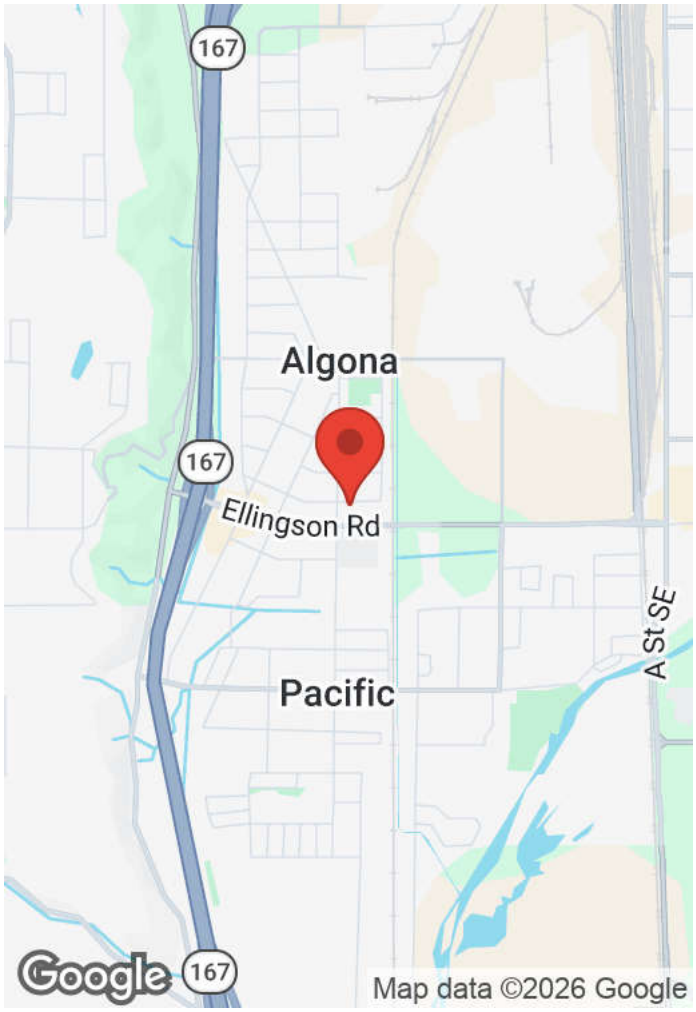
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Location Information

Street Address	414 Milwaukee Boulevard South
City, State, Zip	Pacific, WA 98047
County	WA - King
Market	Seattle-Tacoma-Bellevue, WA
Sub-market	Pacific
Cross Streets	5th Ave NE
Signal Intersection	No



Location Overview

Nice little Gravel lot just half a mile from the Ellingson Rd exit off Hwy 167 N. The commercially zoned lot is located in the Northern half of Pacific, just outside the industrial area of Stuck in Auburn. Easy freeway access from Hwy 167 to Hwy 18 and I-5, the lot is on Milwaukee Blvd, just north of Ellingson Rd.

Location Highlights

- Level Lot
- Graveled Lot
- Power & Water
- Easy Freeway Access
- Industrial Area

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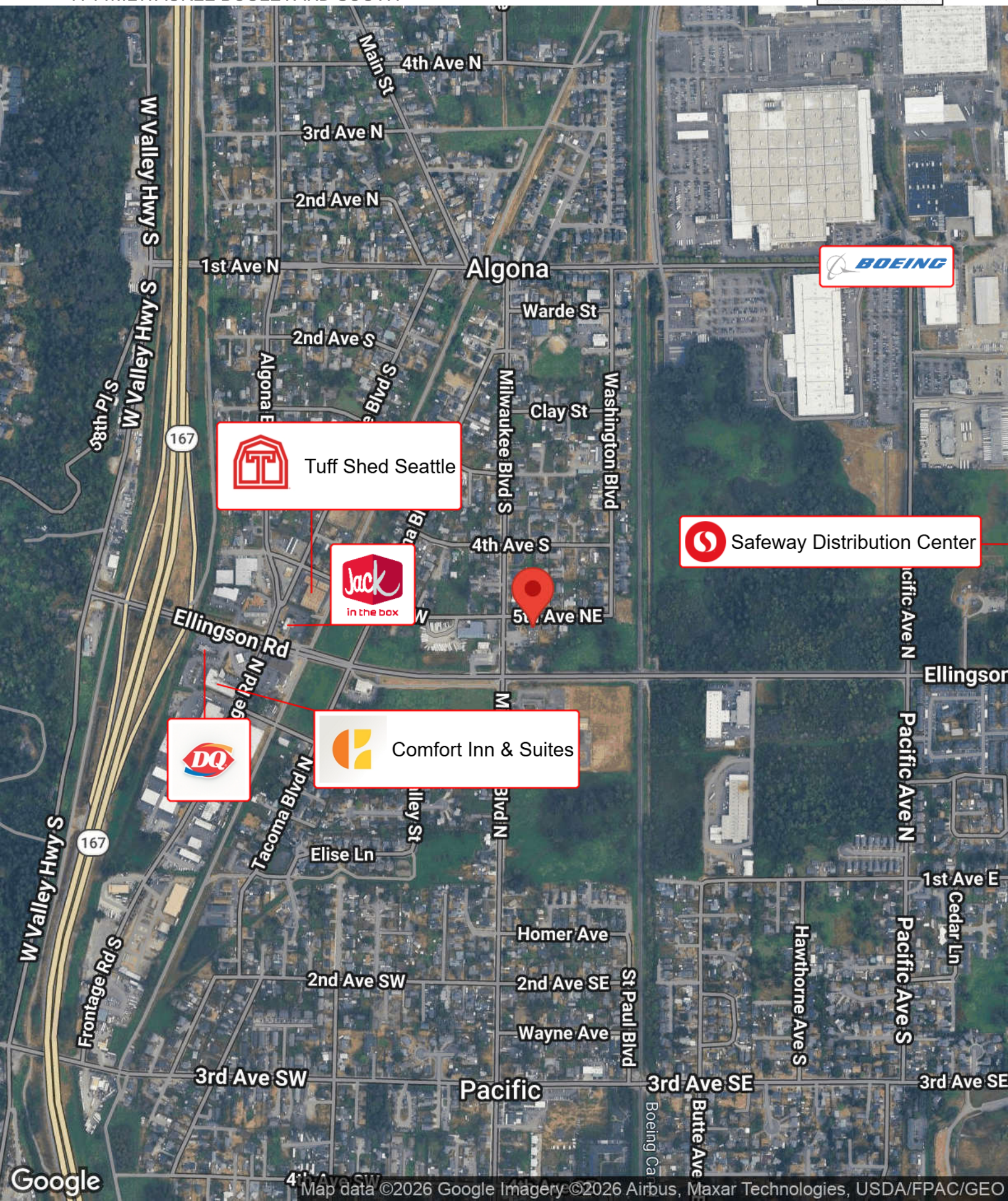
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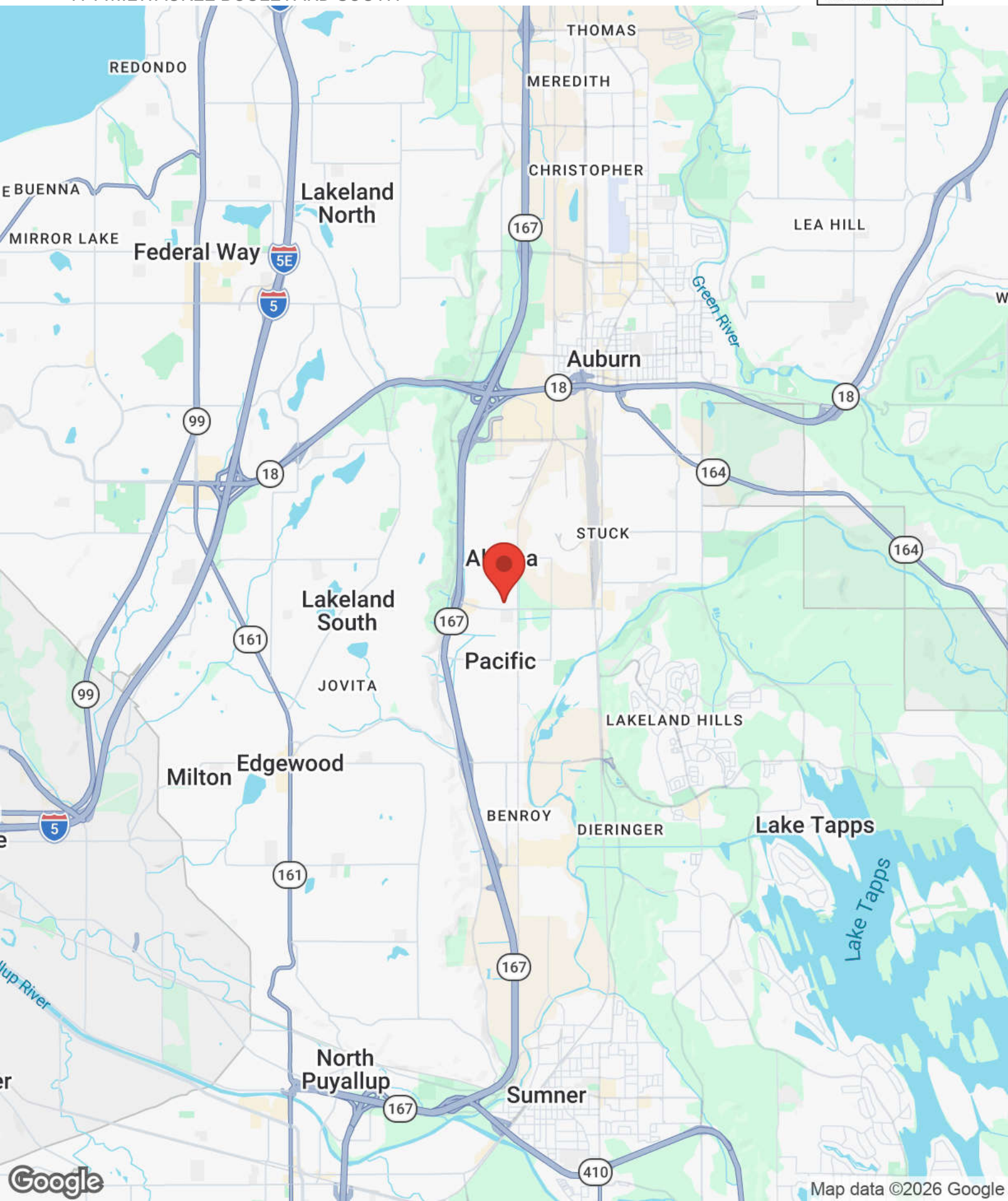
BUSINESS MAP

414 MILWAUKEE BOULEVARD SOUTH



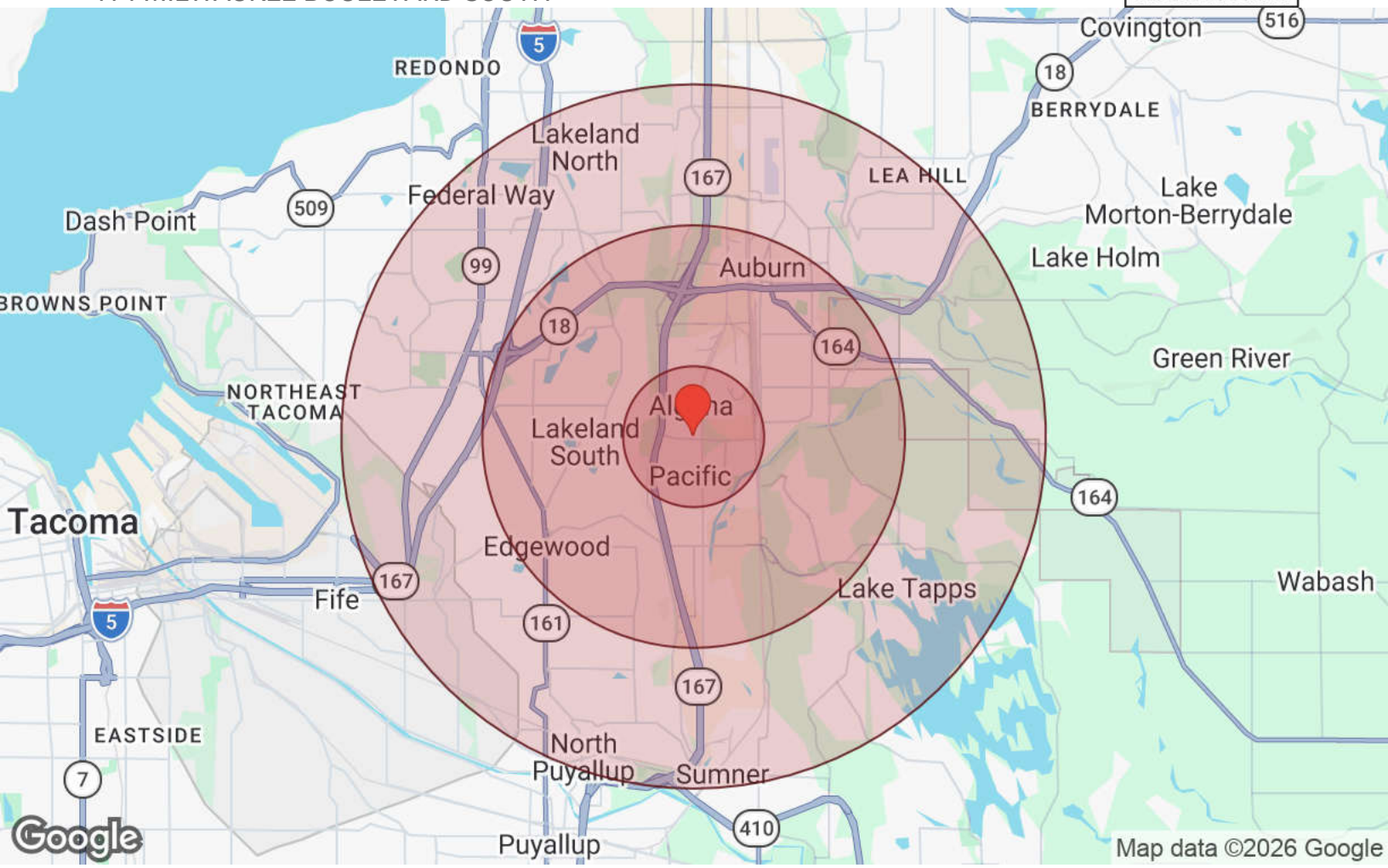
REGIONAL MAP

414 MILWAUKEE BOULEVARD SOUTH



DEMOGRAPHICS

414 MILWAUKEE BOULEVARD SOUTH



Distance: 1 Mile 3 Miles 5 Miles

Population	1 Mile	3 Miles	5 Miles
Male	4,781	37,394	91,918
Female	4,558	37,649	94,141
Total Population	9,339	75,043	186,059

Race / Ethnicity	1 Mile	3 Miles	5 Miles
White	4,690	39,247	97,551
Black	610	5,358	15,592
Am In/AK Nat	49	488	1,209
Hawaiian	191	1,171	3,107
Hispanic	1,689	12,352	29,007
Asian	1,598	11,939	28,653
Multiracial	491	4,285	10,419
Other	21	195	540

Housing	1 Mile	3 Miles	5 Miles
Total Units	3,274	29,248	74,139
Occupied	3,080	27,387	69,485
Owner Occupied	1,963	16,863	40,537
Renter Occupied	1,117	10,524	28,948
Vacant	193	1,860	4,654

Age	1 Mile	3 Miles	5 Miles
Ages 0 - 14	1,803	14,033	33,852
Ages 15 - 24	1,233	9,209	22,805
Ages 25 - 54	4,125	32,283	78,914
Ages 55 - 64	1,126	9,039	22,653
Ages 65+	1,052	10,478	27,834

Income	1 Mile	3 Miles	5 Miles
Median	$108,577	$103,973	$101,652
Under $15k	258	1,504	4,280
$15k - $25k	110	882	2,699
$25k - $35k	96	1,381	3,402
$35k - $50k	128	1,919	4,606
$50k - $75k	405	3,457	8,860
$75k - $100k	394	3,986	10,296
$100k - $150k	743	6,129	15,474
$150k - $200k	444	3,407	7,778
Over $200k	503	4,722	12,090

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