

RETAIL FOR LEASE

S & S CENTER - 14125 PACIFIC AVE S, TACOMA, WA 98444
SUITE B-1,492 SF SUITE D-1,682 SF



- ♦ Easy access to I-5, SR-512 and SR-161
- ♦ Traffic count 32,000 (source esri)
- ♦ Excellent monument & building signage
- ♦ NNN \$9.00/SF
- ♦ Dense commercial and residential area
- ♦ Suite B & D are available immediately
- ♦ Local ownership and management
- ♦ Located in the Parkland, Spanaway area of Tacoma

- ♦ Four-tenant bldg with Subway anchor
- ♦ Storefront parking

RETAIL \$12.00 PSF + NNN | 2 SUITES AVAILABLE



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Designated Broker

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License Number 26699

14125 PACIFIC AVENUE S. SUITE B, TACOMA, WA 98444

S & S Center was constructed in 2003 and has the following tenants:

Subway

Pico De Gallo



The highly visual pylon sign is located on Pacific Ave. and there is ample space for signage on the building.

The traffic count at this location is 32,000 daily. Pacific Avenue South passes through retail, office, multi-family, and residential commercial properties.

S & S Center is under new ownership and management. Recently, the Landlord has made extensive maintenance upgrades at this location in order to bring this great property up to the owner's high standards.

Suite B is 1,492 SF and Suite D is 1,682 SF, are available immediately.

Please contact us for demographic and psychographic information.



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6116 211th St. SW #203, Lynnwood, WA 98036

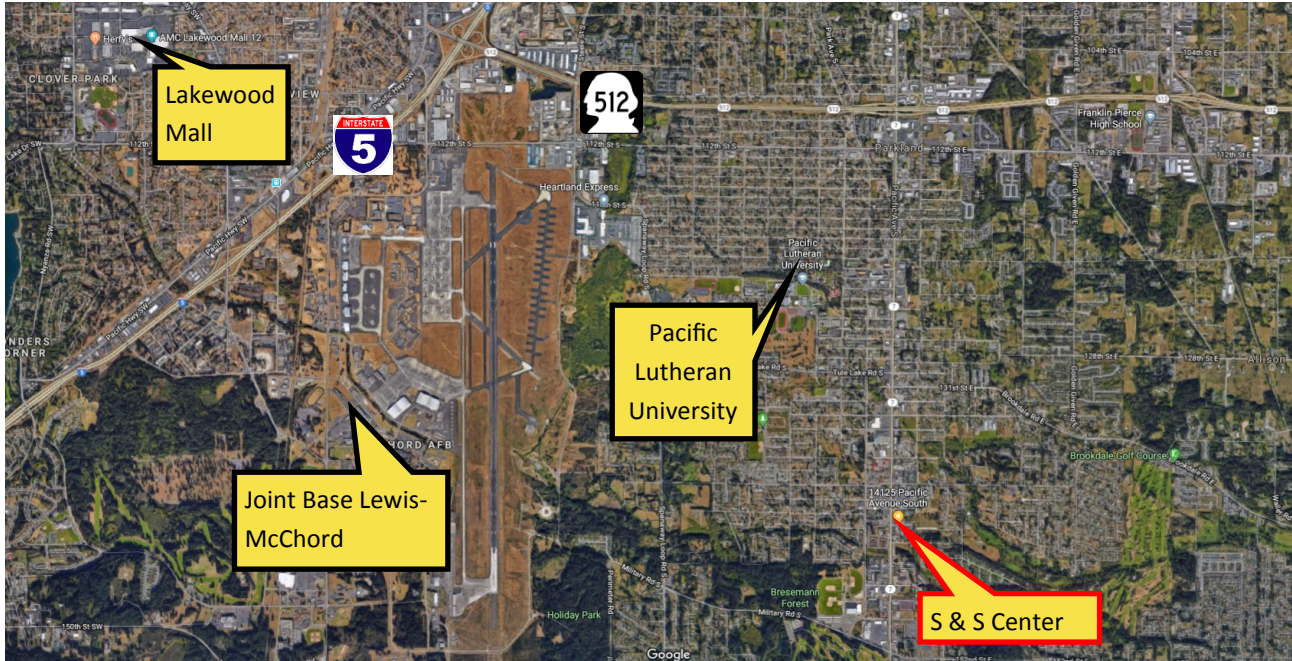
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This 6,570 SF building is located in the Spanaway neighborhood of Tacoma Washington.

Located directly to the west of the Pierce County Sheriff's Department.

The building is *1.5 miles from Pacific Lutheran University (PLU)*

2.5 miles from WA-512

5 miles from I-5

6 miles from Joint Base Lewis-McChord

9 miles from downtown Tacoma

13 miles from DuPont

20 miles from Federal Way

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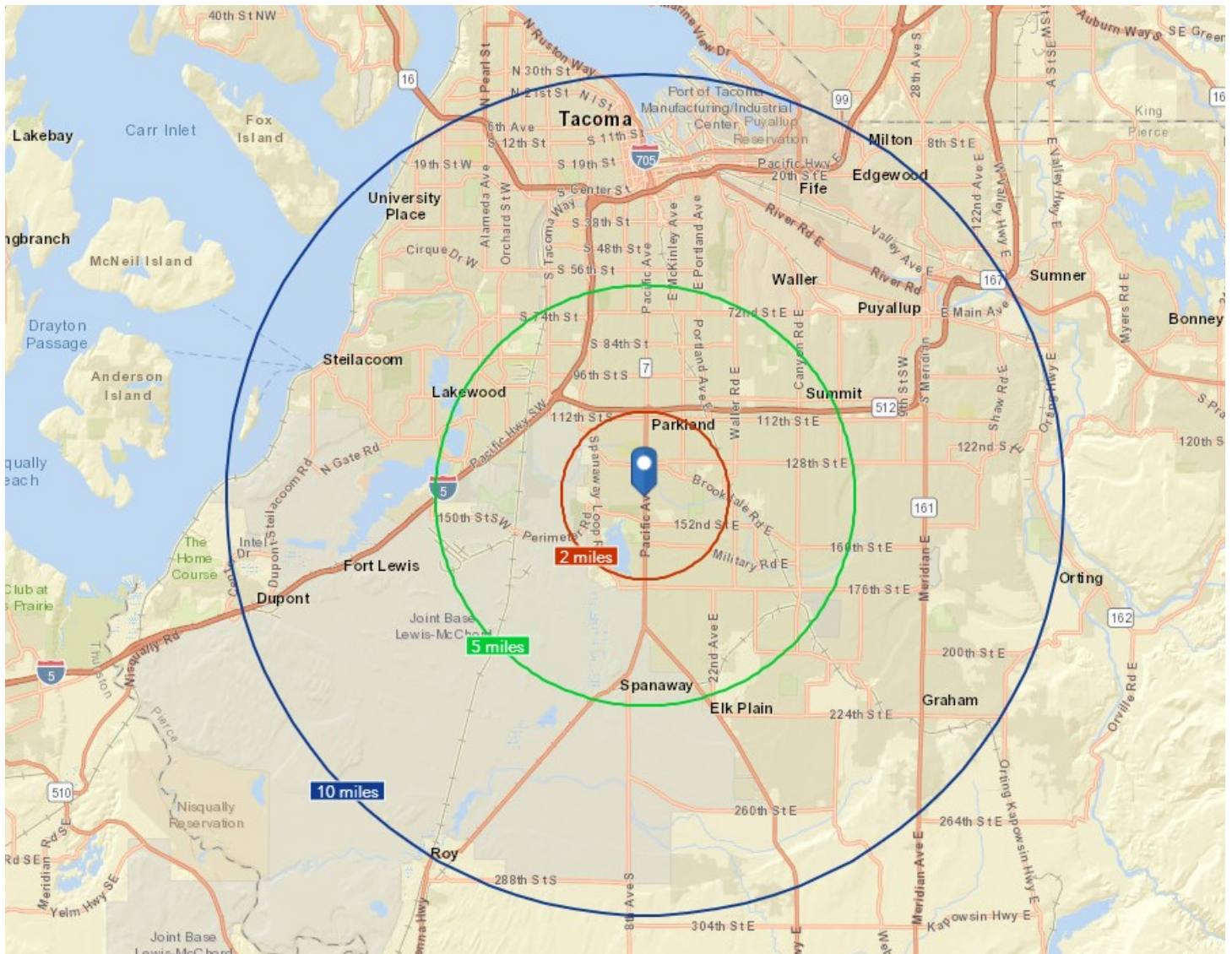
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