

Baker Boulevard

406 Baker Boulevard W, Suite #150, Tukwila, WA 98188

Retail for Lease
on Baker Boulevard



Position your business in the heart of Tukwila's dominant retail corridor, just minutes from Westfield Southcenter—one of the Pacific Northwest's top-performing regional malls. This highly visible space offers immediate access to a dense daytime population driven by surrounding office, industrial, and hospitality uses, as well as strong regional draw from nearby retailers and entertainment destinations.

Located with convenient access to I-5, I-405, and SR-518, the property benefits from exceptional connectivity and consistent consumer traffic. The area is anchored by national retailers, restaurants, and service-oriented tenants, creating a vibrant retail environment ideal for a wide range of uses.

With strong co-tenancy, ample parking, and proximity to major employers and Sea-Tac Airport, this location offers an outstanding opportunity to capture both local and regional demand.



FLOOR PLAN

Suite 150 - 1,350 SF





Westfield
SOUTHCENTER

LOWE'S

BluePearl
Pet Hospital

iFLY

LA FITNESS

AAA FIREPLACE

405

Baker Boulevard
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Tukwila WA, 98188

飛 泰 皇

JOEY

Olive
Garden

The
Cheesecake
Factory

ACURA
Acura of Seattle

TARGET

BARNES
& NOBLE

REI
COOP

Total Wine
& MORE

HI
HOTEL INTERURBAN

5

COURTYARD
BY MARRIOTT

MEN'S WEARHOUSE

KOHL'S

BevMo!

NORDSTROM
rack

SKY ZONE

Chick-fil-e

BEST
BUY

COSTCO
WHOLESALE

ROSS
DRESS FOR LESS

WORLD MARKET
WORLDMARKET.COM

THE
HOME
DEPOT

N

Demographics



Average Household Income:

2-Mile: \$103,988
5-Mile: \$116,475
10-Mile: \$136,946



Population:

2-Mile: 34,446
5-Mile: 300,193
10-Mile: 864,005



Households:

2-Mile: 12,467
5-Mile: 109,102
10-Mile: 313,790



Daytime Employees:

2-Mile: 45,261
5-Mile: 136,188
10-Mile: 326,911

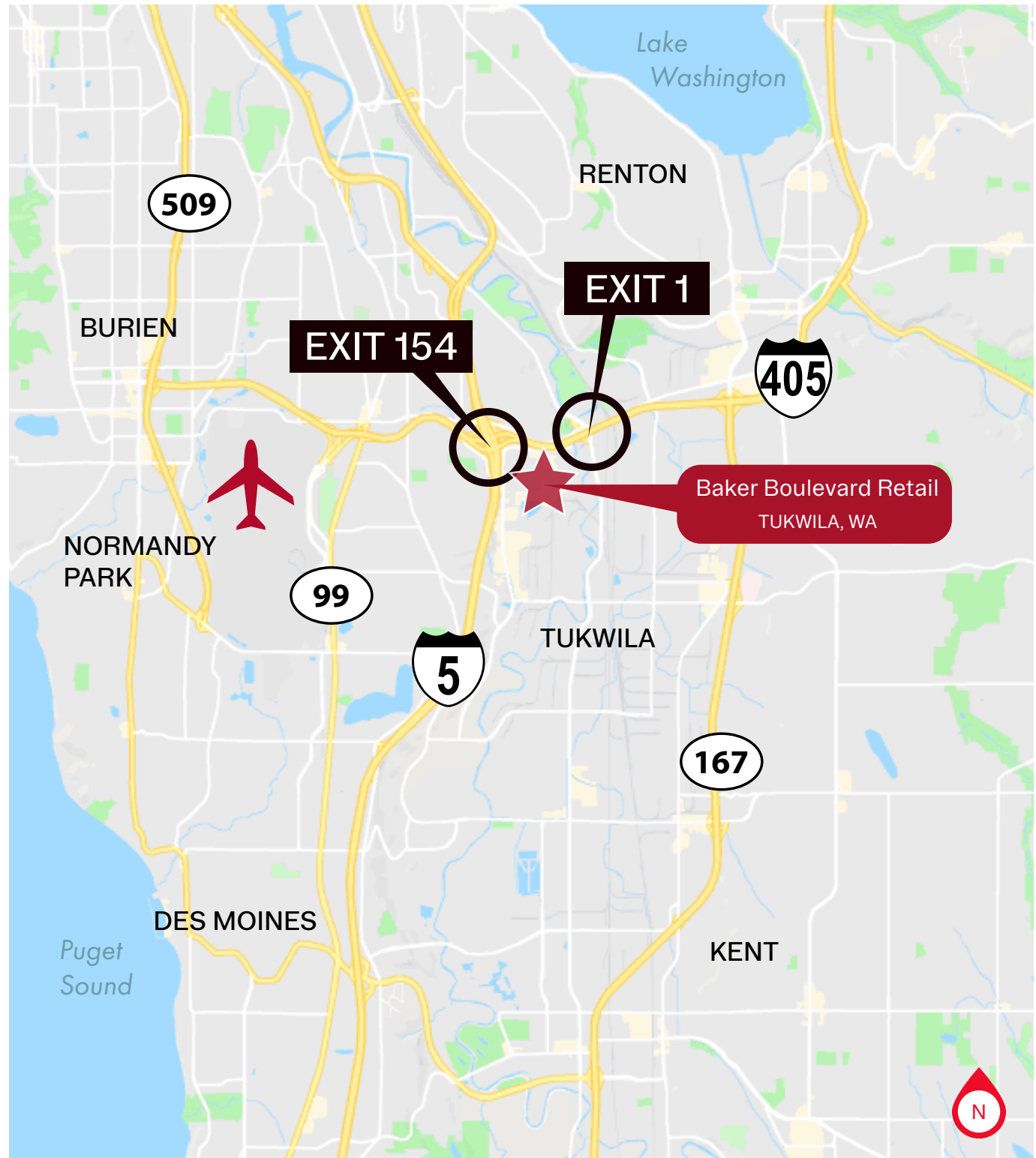


Traffic Counts:

178,017 Vehicles per day
@ I- 405 & State 68th Ave S

166,771 Vehicles per day
@ I- 405 & State Hwy167 E

173,526 Vehicles per day
@ I- 405 & 61st AveS NW



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