

FOR LEASE

NEW DOWNTOWN RETAIL SPACE

308 4TH AVENUE E | OLYMPIA, WA 98501



LEASE PRICE:

\$35.00/SF plus utilities

2,624 SQ. FT.



Debbie Draper-Aikins

360 791 3869

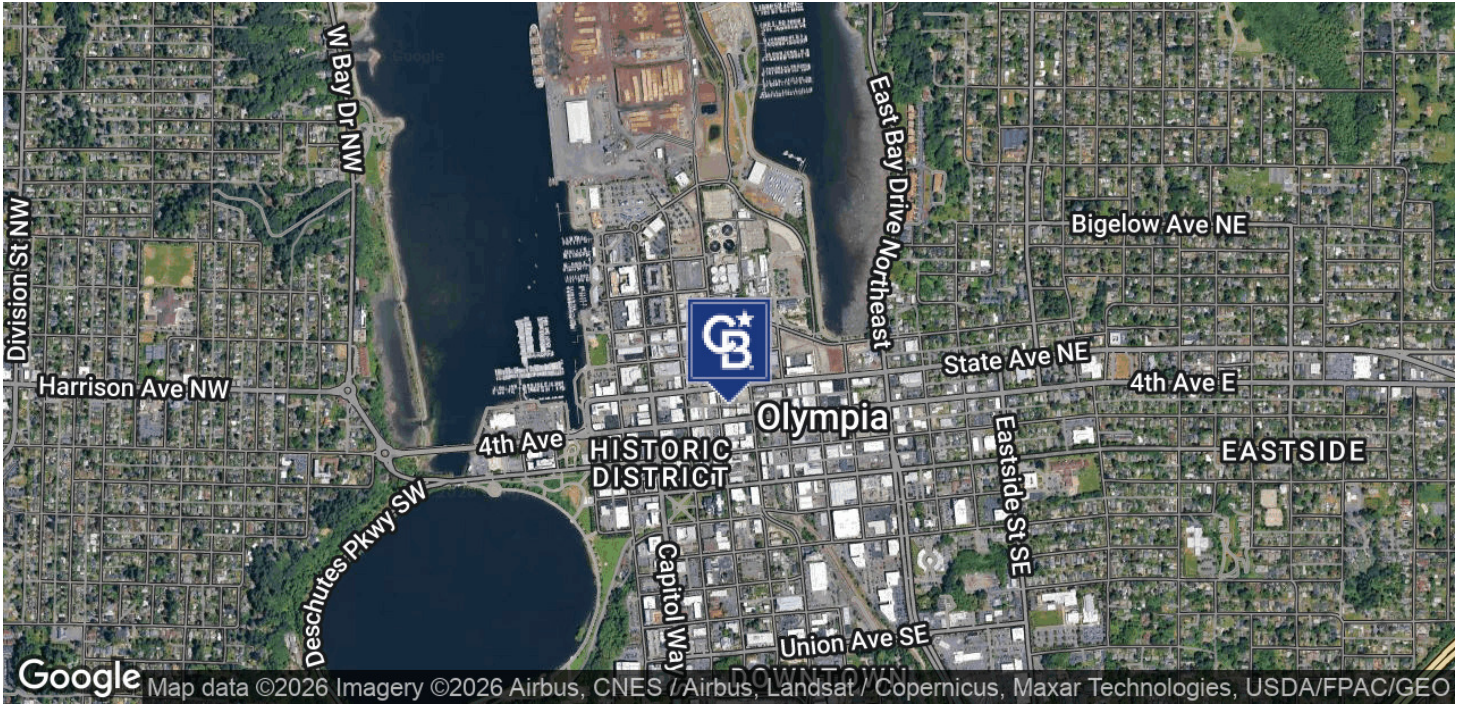
debbie.draper@cbolympia.com



**COLDWELL BANKER
COMMERCIAL**
EVERGREEN OLYMPIC
REALTY, INC.

FOR LEASE OLD 99 - NEW DOWNTOWN RETAIL SPACE

308 4th Avenue E Olympia, WA 98501



PROPERTY DESCRIPTION

Retail Space in beautiful new 5 story apartment complex in downtown Olympia.

PROPERTY HIGHLIGHTS

- Completion 4th quarter 2026
- Generous tenant improvement allowance for qualified tenants
- Great restaurant space

OFFERING SUMMARY

Lease Rate:	\$35.00 SF/yr (Plus Utilities)
Available SF:	2,624 SF
Building Size:	33,900 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,044	1,609	4,833
Total Population	1,413	2,348	9,076
Average HH Income	\$67,090	\$73,007	\$92,017

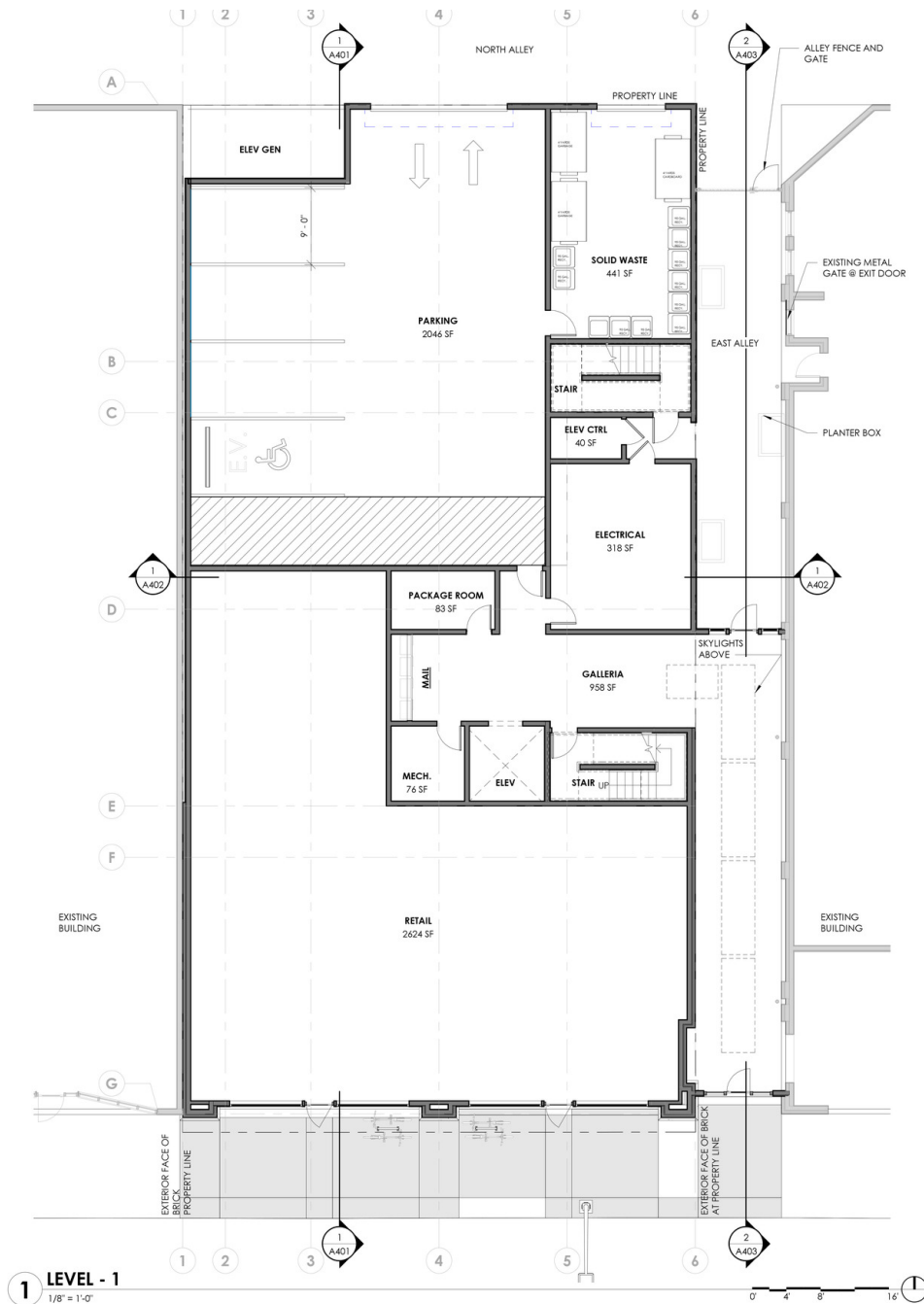
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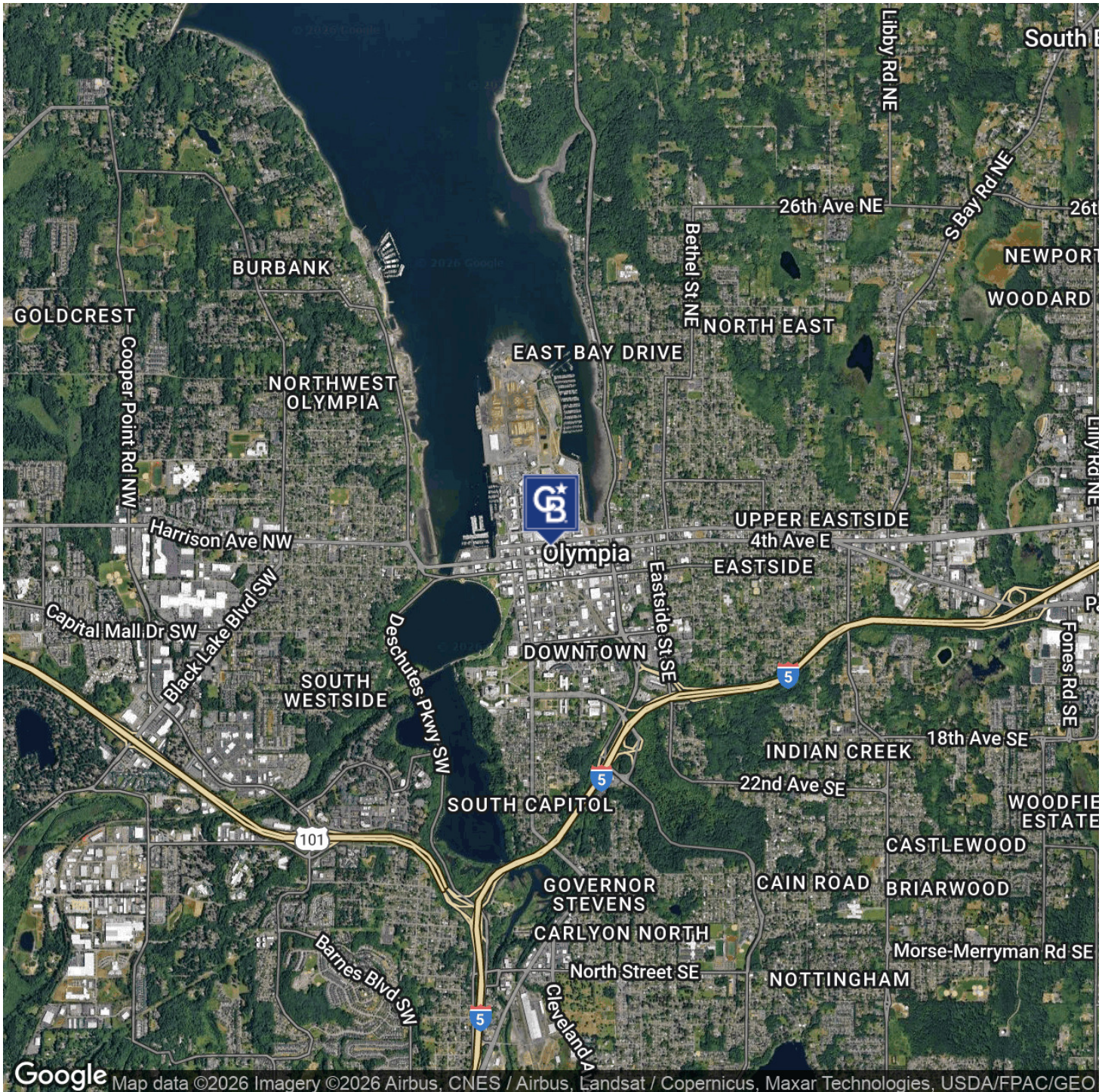
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