



SEQUIM RETAIL PAD

52 River RD | SEQUIM, WA 98382



[VIEW IN MAPS](#)

SEQUIM GROUND LEASE

70,132 SF

AVAILABLE

CALL

FOR RATES

- Ground Lease or Built-to-Suit
- Close proximity to Walmart, Costco, Home Depot, QFC, Safeway, Ross Dress for Less, Michael's, Petco, & more
- Located directly off of HWY 101 (24,147 VPD)

DEMOGRAPHICS

28k

TOTAL
POPULATION

25k

DAYTIME
POPULATION

1.3k

BUSINESSES

9.8k

EMPLOYEES

\$117k

AVG. HOUSEHOLD
INCOME

*2026 PROJECTIONS FOR A 5-MILE RADIUS FROM SITE. COLLECTED VIA SITESUSA

PARCEL 1

APN: 0430243101150000

ZONING: SBC

LOT SIZE: 1.23A/53,579 SF

PARCEL 2

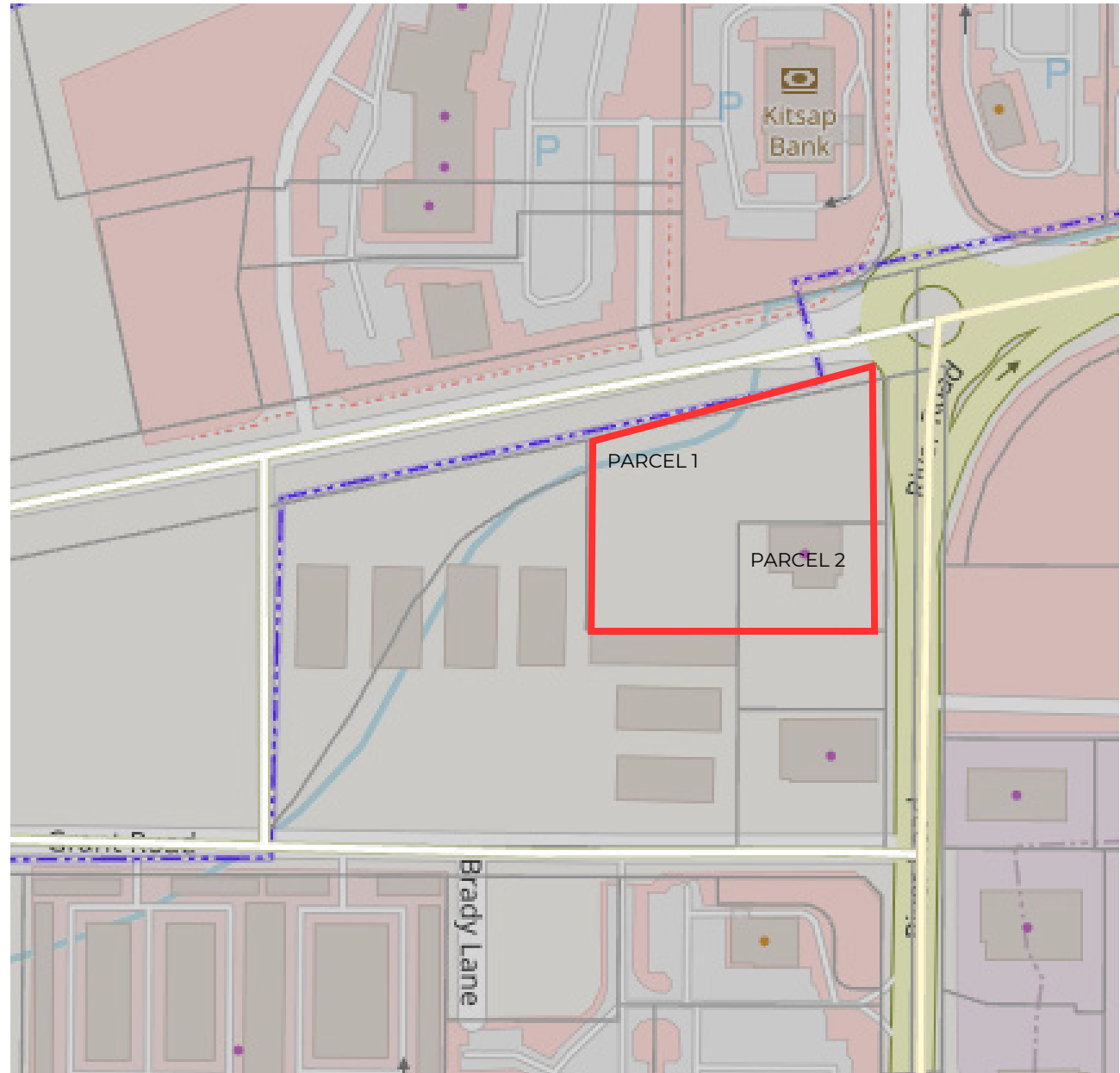
APN: 0430243101750000

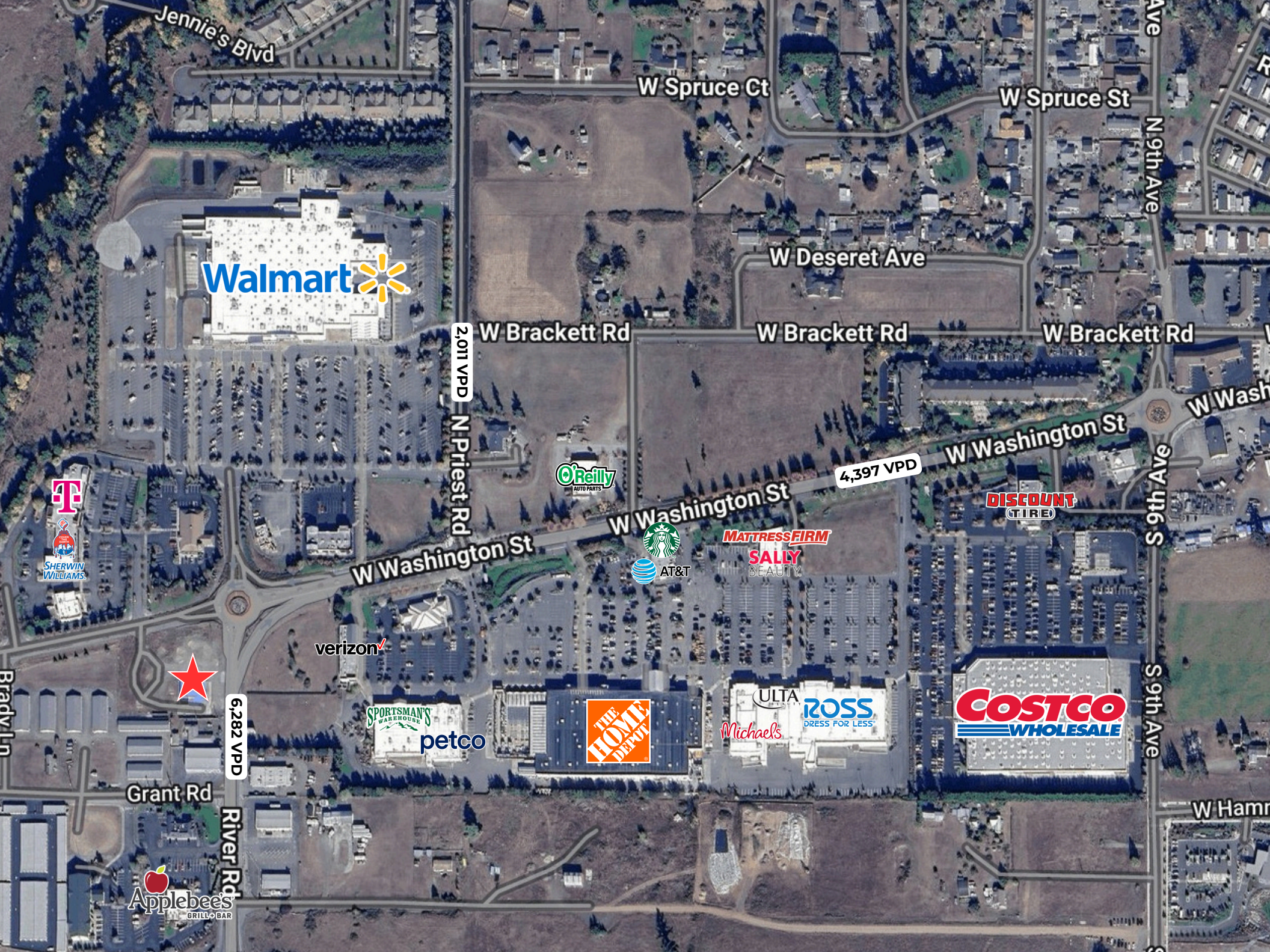
ZONING: SBC

LOT SIZE: 0.38A/16,553 SF

BUILDING SIZE: 3,540 SF

YEAR BUILT: 1973





Walmart

Sherwin Williams

verizon

Sportsman's Warehouse
petco

O'Reilly
AUTO PARTS

Starbucks
AT&T

THE HOME DEPOT

MATTRESS FIRM
SALLY BEAUTY

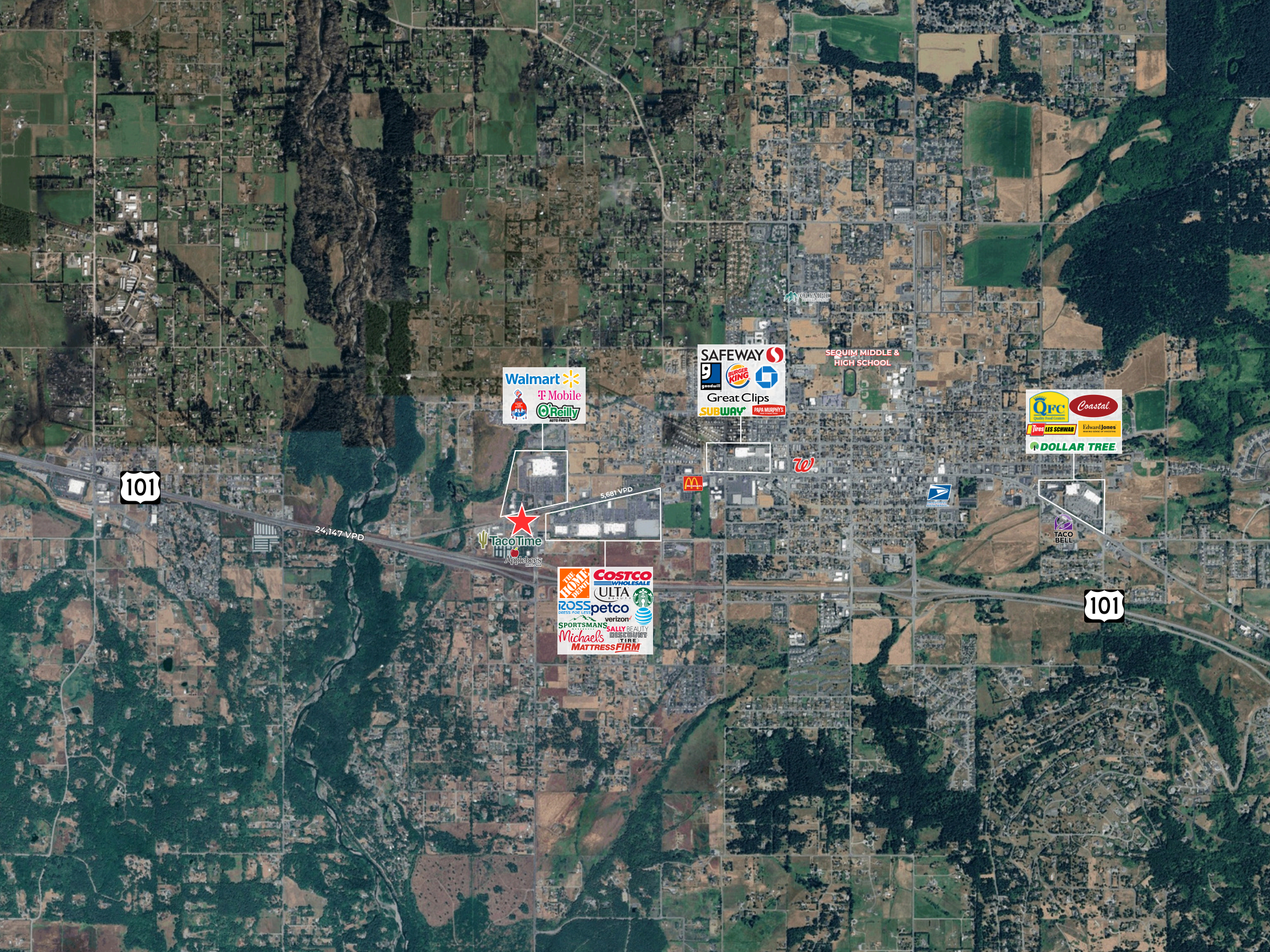
Michael's

ULTA
ROSS DRESS FOR LESS

DISCOUNT
TIRE

COSTCO
WHOLESALE

Applebee's
GRILL & BAR





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