

TUKWILA RETAIL FOR LEASE

5901-5951 S 180TH ST, TUKWILA, WA 98188



PROPERTY SUMMARY

PROPERTY DETAILS

ADDRESS	5901-5951 S 180th St, Tukwila, WA
SPACE SIZE	Former Claim Jumper: ± 12,109 SF 750 SF Patio
SPACE SIZE	Former Basset Furniture: ± 25,010 SF
PARKING	200+ Parking stalls
ZONING	TUC - CC
ASKING RATE	Call Broker

This former furniture showroom and former restaurant space is at the southeast corner of South 180th Street and Southcenter Parkway within the retail core of Tukwila. The site is an exceptional location in the region’s dominant retail corridor with great visibility, strong traffic (±19,800 VPD) and close proximity to both Interstates 5 and 405. It is closely located to Ikea’s Distribution Center (Only Ikea in the State), Costco, and Westfield Southcenter Shopping Center (1.7 million square feet regional shopping center). Located directly across South 180th Street is the ±462,000 SF Parkway Supercenter which is home to Best Buy, Michaels, Ross Dress for Less, Burlington Coat Factory and Old Navy to name a few. The property is 13 miles from downtown Seattle, 20 miles from downtown Bellevue, and 20 miles from downtown Tacoma, 3 of the 4 largest cities in the state.



POPULATION

1 MILE	3 MILES	5 MILES
3,255	72,967	289,511



ESTIMATED HOUSEHOLDS

1 MILE	3 MILES	5 MILES
1,071	27,148	110,322



ESTIMATED AVERAGE HOUSEHOLD INCOME

1 MILE	3 MILES	5 MILES
\$150,936	\$119,396	\$128,296



ESTIMATED AVERAGE HOUSEHOLD NET WORTH

1 MILE	3 MILES	5 MILES
\$1.76 M	\$927,806	\$1.13 M



COLLEGE DEGREE BACHELOR DEGREE OR HIGHER

1 MILE	3 MILES	5 MILES
40.5%	33.1%	34.8%

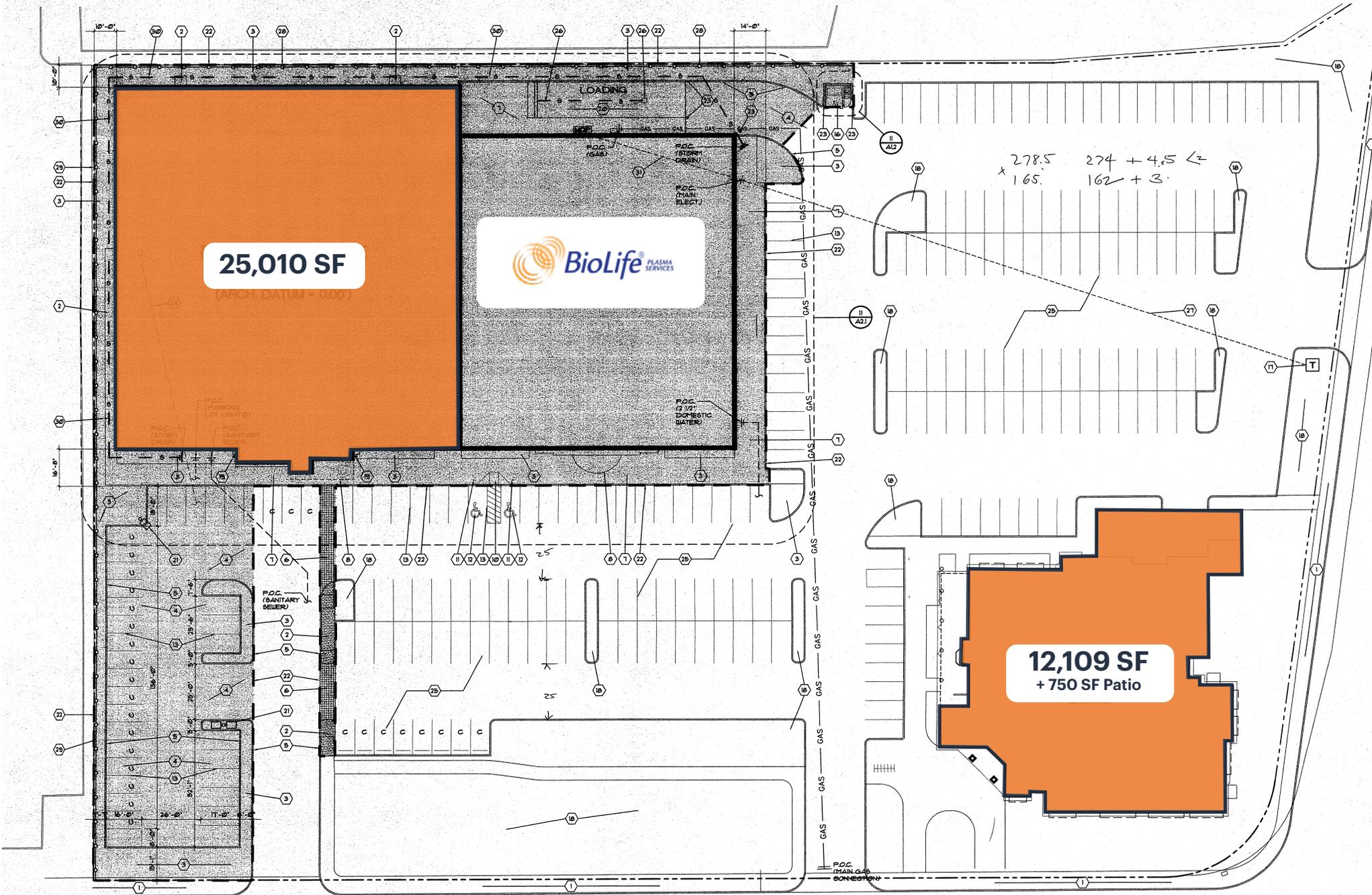


TOTAL RETAIL EXPENDITURES

1 MILE	3 MILES	5 MILES
\$73.49 M	\$1.46 B	\$6.62 B

*Demographics Source: Regis Site USA 09/10/25

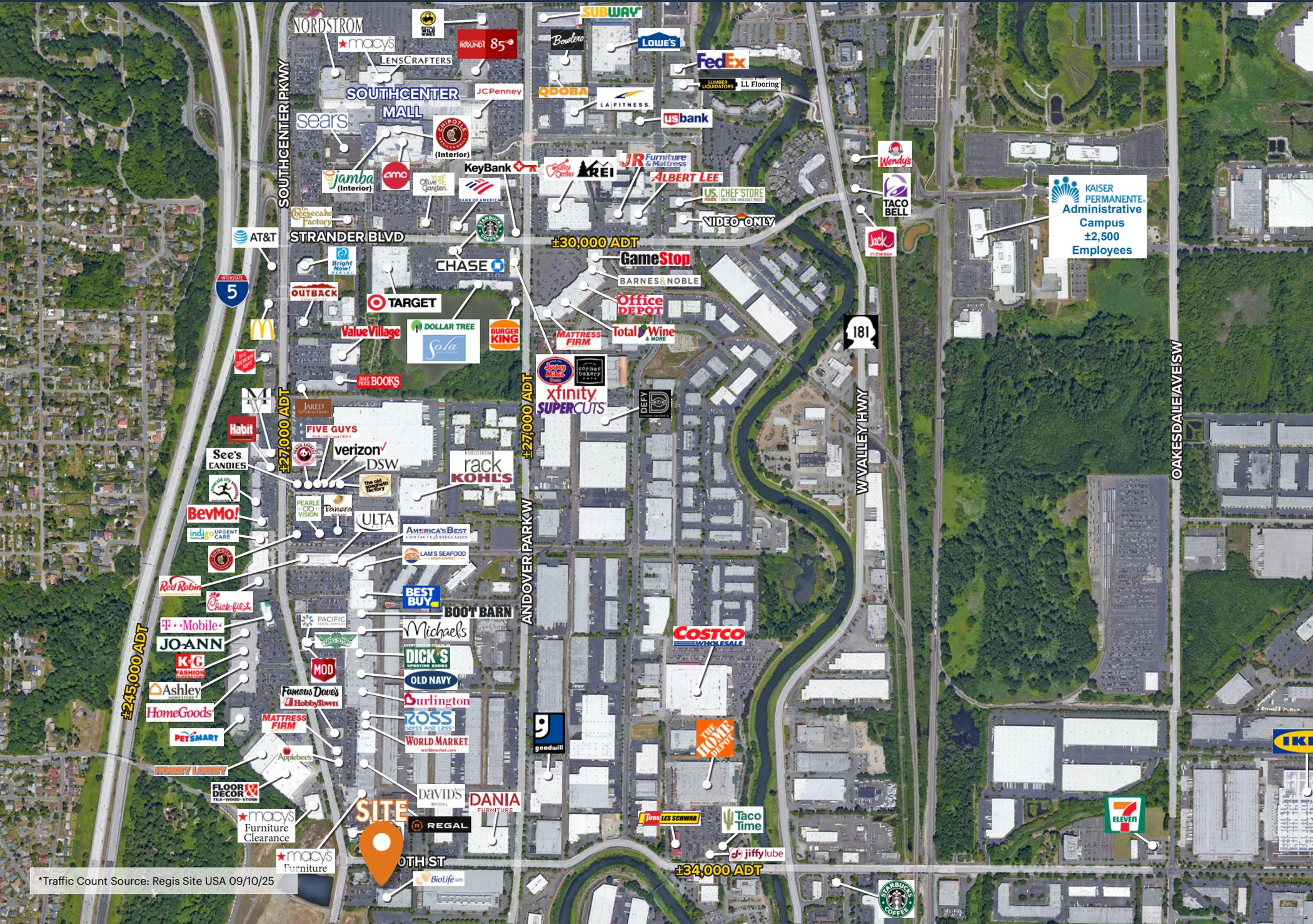
SITE PLAN



AERIAL VIEW



MARKET AERIAL



*Traffic Count Source: Regis Site USA 09/10/25

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