

FOR LEASE

KENT HILL PLAZA

Join Super Saver Foods in this high-traffic retail center located in the heart of Kent Hill Shopping District

25618 - 25928 104TH AVE SE, KENT, WA



67,000+ VEHICLES
Average Daily Traffic

**KENT HILL
PLAZA**



KIDDER.COM

km Kidder
Mathews



Join this high-traffic shopping center at the corner of 104th Ave SE and Kent-Kangley Road

ADDRESS	25618 - 25928 104th Ave SE Kent, WA
AVAILABLE SPACES	1,775 - 18,067 SF
LOCATION	In the heart of Kent Hill Shopping District
SUITE 6	Former Old Country Buffet restaurant space. Contains hoods, walk-in coolers, new restrooms and HVAC
SUITE 10	Former Joann Fabrics and Crafts. Availability subject to final lease termination.
NNN	\$10.00/PSF
LEASE RATE	\$12.00 - \$20.00 PSF

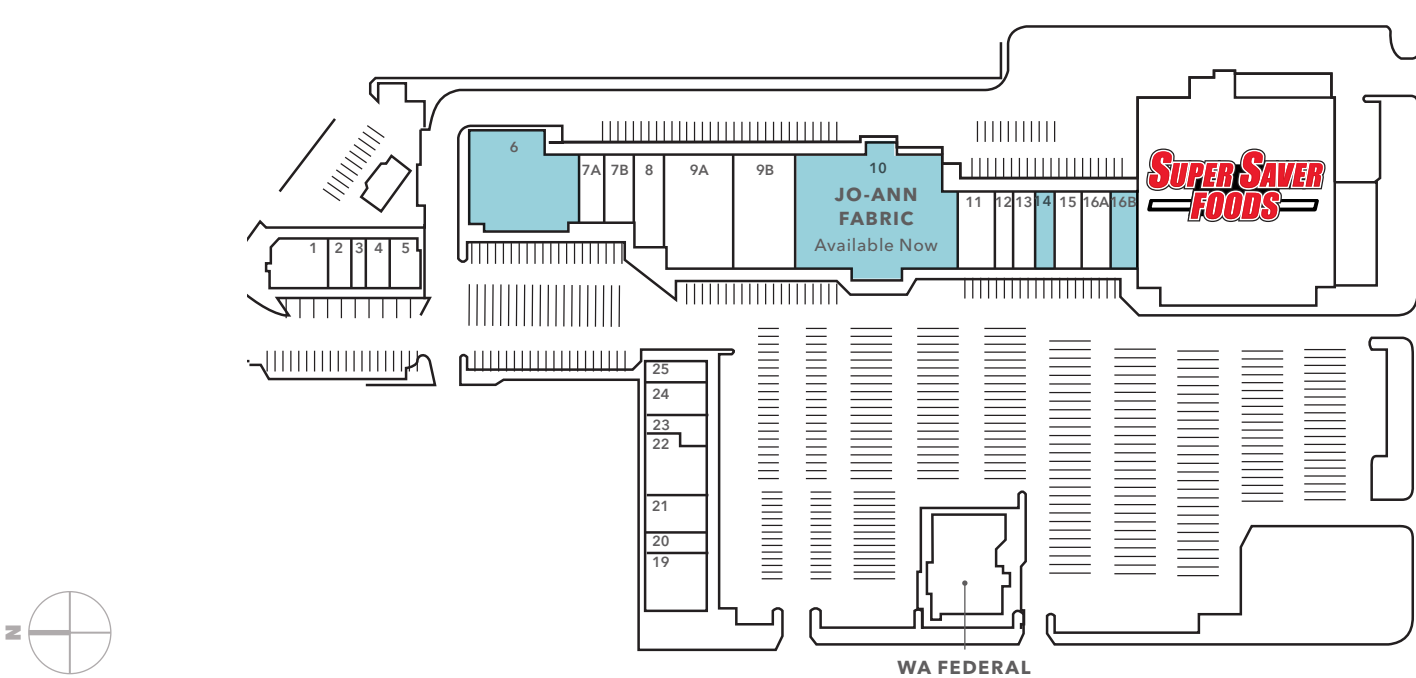
NEARBY TENANTS







KENT HILL PLAZA



AVAILABILITIES

	Address	Rate/SF	SF	Date Available
SUITE 6	25630 104th Ave SE	\$12.00	10,000	Now
SUITE 10	25810 104th Ave SE	\$14.00 - \$16.00	18,067	Now
SUITE 14	25838 104th Ave SE	\$20.00	2,000	Now
SUITE 16B	25846 104th Ave SE	\$20.00	1,775	Now

DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2024 TOTAL	19,769	107,964	235,861
2029 PROJECTION	19,496	108,574	236,679
2020 CENSUS	20,116	110,507	240,875
PROJECTED GROWTH 2024 - 2029	-273	610	818

MEDIAN AGE & GENDER

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	33.2	35.6	36.2
FEMALE	49.6%	49.4%	49.7%
MALE	50.4%	50.6%	50.3%

HOUSEHOLDS

	1 Mile	3 Miles	5 Miles
2024 TOTAL	6,963	38,250	84,033
2029 PROJECTED	6,820	38,351	83,972
2020 CENSUS	6,933	37,937	83,612
OWNER-OCCUPIED	41.8%	53.4%	58.3%
RENTER-OCCUPIED	58.2%	46.6%	41.7%

INCOME

	1 Mile	3 Miles	5 Miles
2024 AVERAGE HH INCOME	\$107,629	\$129,450	\$135,434
2029 PROJECTED HH INCOME	\$112,143	\$134,921	\$142,001
ANNUAL CHANGE 2024 - 2029	0.8%	0.8%	1.0%

EMPLOYMENT

	1 Mile	3 Miles	5 Miles
TOTAL BUSINESSES	749	4,613	10,558
TOTAL EMPLOYEES	4,950	37,164	98,654
WHITE COLLAR WORKERS	5,165	30,763	69,565
BLUE COLLAR WORKERS	5,094	24,770	51,467

MEDIAN HOUSEHOLD INCOME

	1 Mile	3 Miles	5 Miles
EST. MEDIAN HH INCOME 2024	\$96,450	\$104,815	\$106,270
PROJ. MEDIAN HH INCOME 2029	\$100,474	\$107,575	\$109,526
CENSUS MEDIAN HH INCOME 2020	\$48,047	\$57,873	\$60,806
PROJECTED ANNUAL CHANGE	0.8%	0.5%	0.6%

Data Source: ©2025, Sites USA



KENT HILL
PLAZA

SE KENT-KANGLEY RD

104TH AVE SE

KENT HILL PLAZA

*For more information about
this property, please contact*

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KIDDER.COM

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