

FOR LEASE

WHITE RIVER JUNCTION

3734 - 4018 A ST SE, AUBURN, WA 98002

→ [VIEW MAP](#)

Coming Soon



EXCLUSIVELY LEASED BY

km Kidder
Mathews

KIDDER.COM



AVAILABLE SUITES

Suite	Previous Tenant	SF
SUITE 301-A	Liquor store	1,785 SF
SUITE 402	AtWork	1,200 SF
SUITE 403	Total Wireless	1,200 SF

CALL FOR DETAILS

CURRENT TENANTS



PROPERTY FEATURES

White River Junction serves the Auburn market by offering both national & local retailers

High traffic shopping center with an abundance of parking & easy access

Call for lease rates

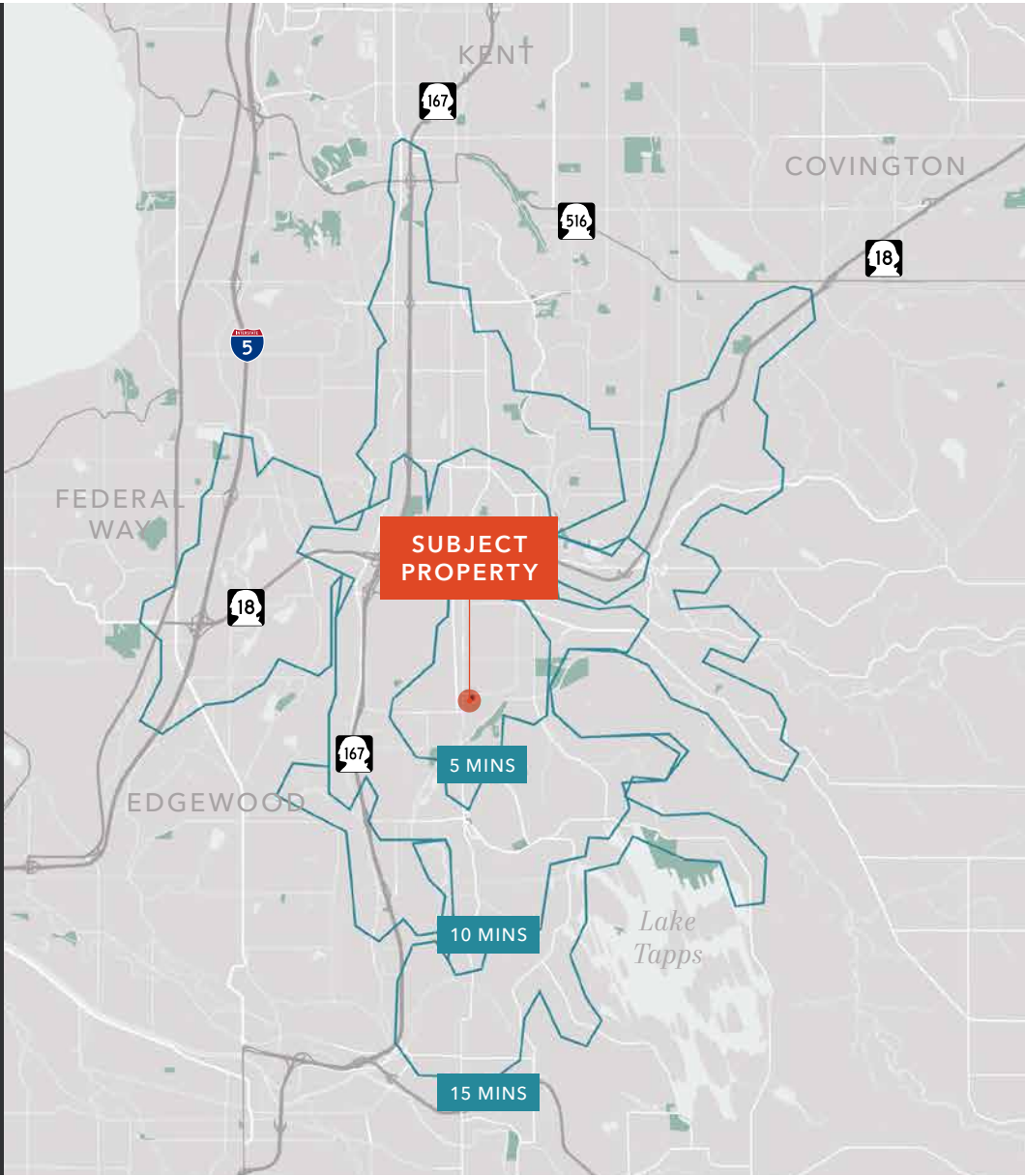
Estimated \$10.08 PSF NNN

DEMOGRAPHICS

	5 Mins	10 Mins	15 Mins
EST. POPULATION (2024)	19,620	59,712	110,289
PROJECTED POPULATION (2029)	18,950	58,878	110,262
EST. HOUSEHOLDS (2024)	6,939	22,145	40,775
PROJECTED HOUSEHOLDS (2029)	6,638	21,821	40,768

	5 Mins	10 Mins	15 Mins
EST. AVG. HH INCOME (2024)	\$101,494	\$122,027	\$125,370
PROJECTED AVG. HH INCOME (2029)	\$106,442	\$127,419	\$130,586
HOUSING UNIT OWNER - OCCUPIED	3,516	12,348	23,384
HOUSING UNIT RENTER - OCCUPIED	3,423	9,797	17,931

Data Source: ©2025, Sites USA



WHITE RIVER JUNCTION



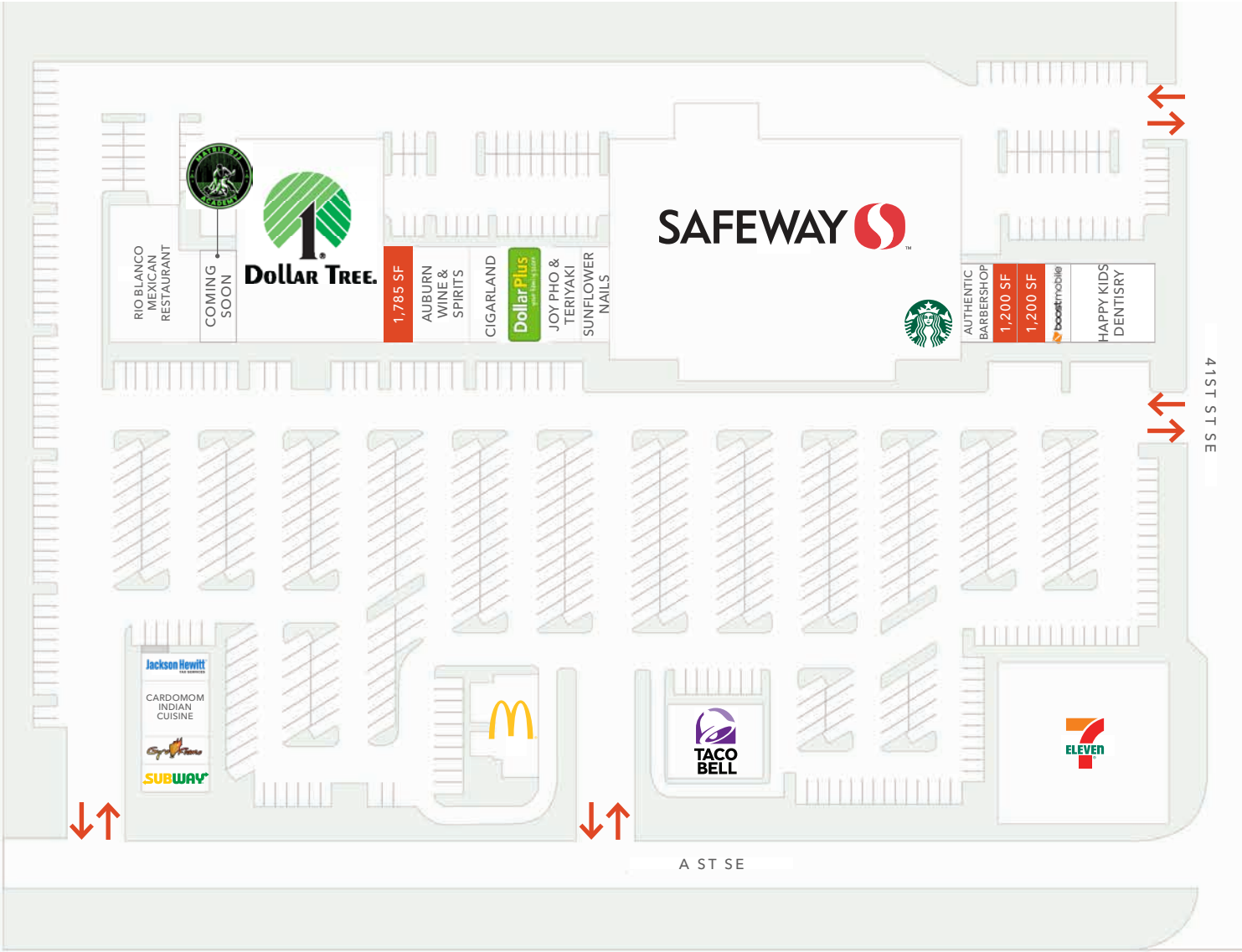
WHITE RIVER JUNCTION

LOCATION DETAILS

 LOCATED JUST SOUTH
OF HWY 18

 32,000 CPD ON
A ST SE

 6,000 CPD ON
41ST ST SE



WHITE RIVER JUNCTION





AUBURN, WA is centrally located between Seattle and Tacoma in the heart of the Green River Valley under the shadow of Mt. Rainier. This is the center of the largest industrial complex in the northwest, with two rail roads and the close proximity to the Seattle and Tacoma ports. Auburn is proud of their vibrant and sustainable business environment with continued job expansion and above average retail growth.

WHITE RIVER JUNCTION



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