

FOR LEASE

LAKELAND TOWN CENTER

1404-1416 LAKE TAPPS PARKWAY E
AUBURN, WA 98001



KIDDER.COM

km Kidder
Mathews



Lakeland Town Center an excellent grocery anchored shopping center located in the growing and affluent Lakeland Hills neighborhood. This captive market is near the popular Lake Tapps overlooking the Auburn and Puyallup valleys. Anchored by an above system average Haggen Fresh NW, Lakeland Town Center has great synergy with strong national and regional brands.

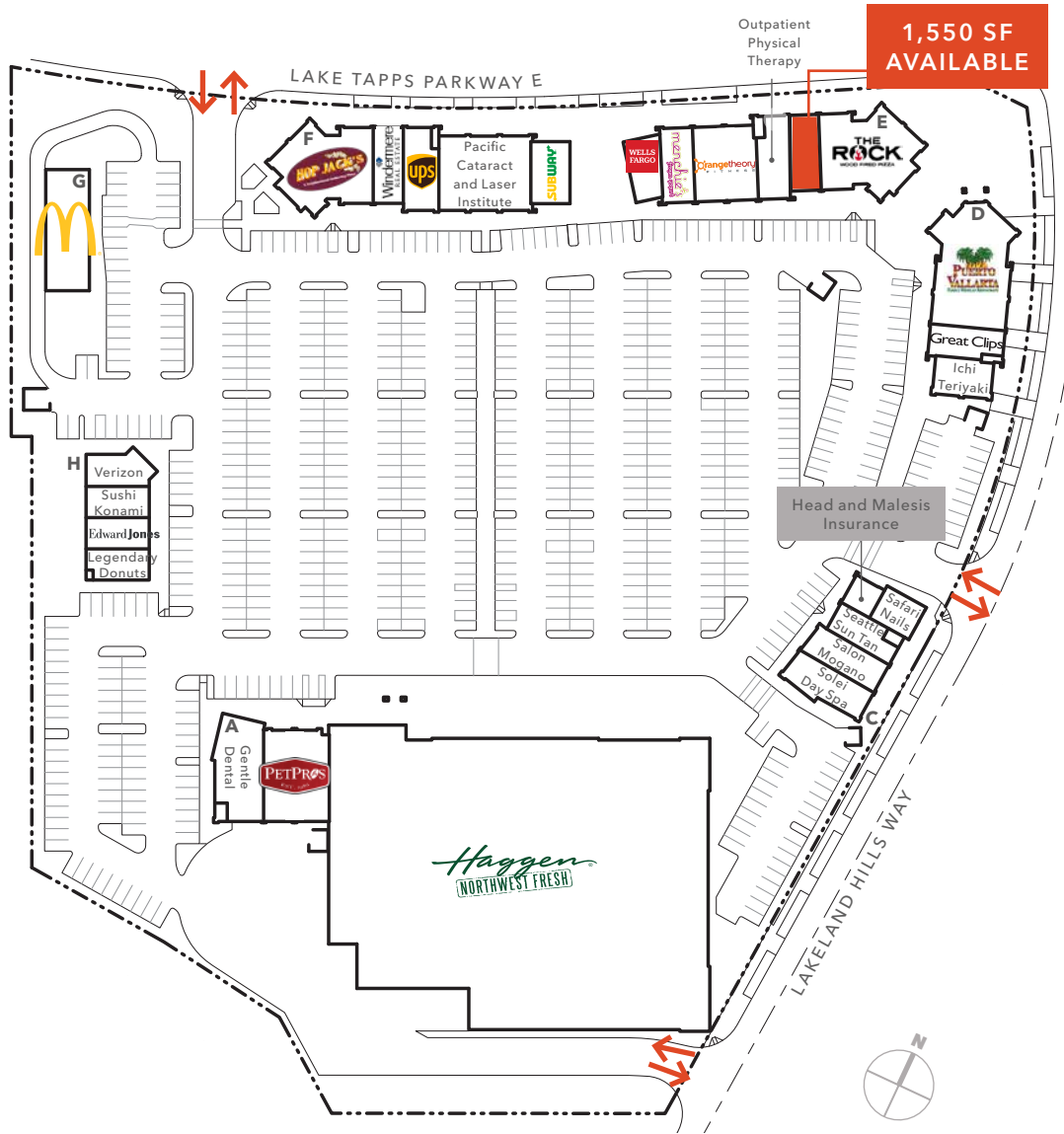
AVAILABLE SPACE

Suite #	Total SF	Rate
550	1,550 SF	\$58 PSF, plus \$11 NNN

JOIN CURRENT TENANTS



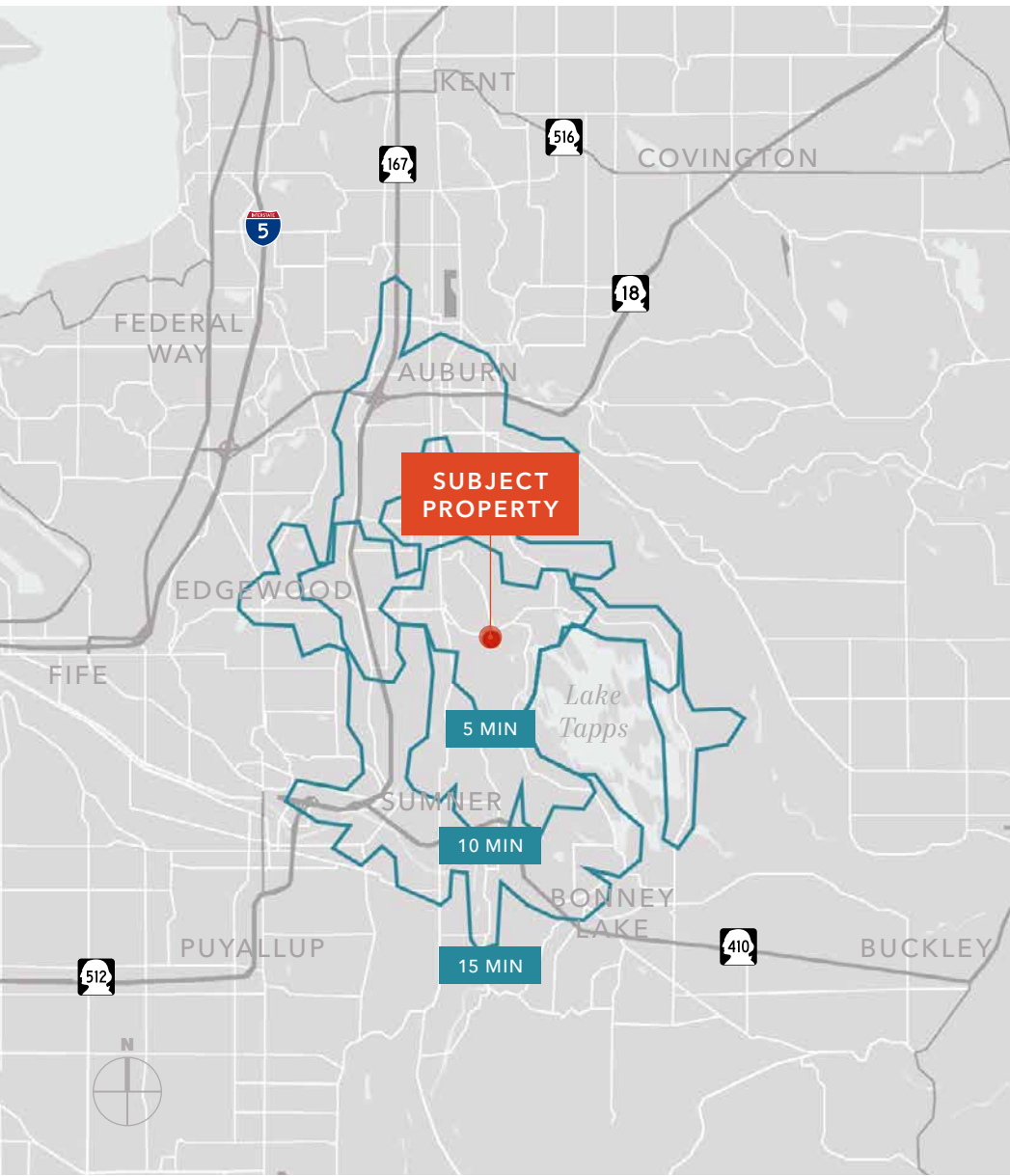
SITE PLAN



Suite	SF	Tenant
100	67,200	Hagggen NW Fresh
125	3,795	Pet Pros
150	3,078	Gentle Dental
200	1,200	Legendary Doughnuts
225	1,250	Edward Jones
250	1,1250	Sushi Konami
275	1,356	Verizon
300	3,892	McDonalds
400	4,500	Hops N Drops
420	1,549	Windermere Real Estate
430	1,577	UPS Store
450	4,458	Pacific Cataract and Laser Institute
470	1,539	Subway
500	1,330	Wells Fargo
510	1,525	Menchie's
520	2,934	Orangetheroy Fitness
540	1,569	Outpatient Physical Therapy
550	1,550	AVAILABLE
570	4,509	Rock Wood Fired Pizza
600	5,777	Puerto Villarta Mexican
630	1,355	Great Clips
650	1,392	Ichi Teriyaki Restaurant
700	849	Head And Malesis Insurance
710	861	Safari Nails
720	1,327	Seattle Sun Tan
730	1,694	Salon Mogano
740	1,831	Solei Day Spa

LAKELAND TOWN CENTER





DEMOGRAPHICS

POPULATION

	5 Min	10 Min	15 Min
2025 ESTIMATED	18,559	50,867	104,442
2030 PROJECTED	18,217	49,674	103,329
2020 CENSUS	18,642	51,539	104,253
2010 CENSUS	14,267	43,637	87,699

MEDIAN AGE & GENDER

	5 Min	10 Min	15 Min
MEDIAN AGE	36.8	36.3	37.4
% FEMALE	50.9%	50.1%	49.5%
% MALE	49.1%	49.9%	50.5%

HOUSEHOLDS

	5 Min	10 Min	15 Min
2025 ESTIMATED HOUSEHOLDS	6,833	18,413	38,851
2030 PROJECTED HOUSEHOLDS	6,774	18,165	38,896
2025 AVERAGE INCOME	\$177,183	\$150,637	\$140,015
2030 AVERAGE INCOME PROJ.	\$177,975	\$152,490	\$141,379

Data Source: ©2025, Sites USA

LAKELAND TOWN CENTER

Lake Tapps




LAKELAND HILLS NEIGHBORHOOD
POPULATION: 10,000+
AVERAGE INCOME: \$100,000+

 **19,488+ VEHICLES**
Average Daily Traffic

LAKELAND HILLS WAY

LAKE TAPPS PKWY E





AUBURN, WA is 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 the sustainable business environment with continued job expansion and above average retail growth.

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