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# SUNRISE TOWN CENTER

Sunrise Blvd & 122nd Ave E | Puyallup, WA





**EXCLUSIVELY LISTED BY**

**JEROME O'LEARY**

Senior Vice President, Shareholder  
253.799.9292

jerome.oleary@kidder.com

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SUNRISE TOWN CENTER

01

# PROPERTY HIGHLIGHTS

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## Prime Retail and Professional pad Sites & Shop Space Now Available

**SUNRISE** and adjacent developments account for much of the housing growth in Eastern Pierce County

**THIS AREA** is highly desirable as a 1,467 acre Planned Community offering Parks, Play Areas, Walking Paths and Beautiful Views of Mt. Rainier

**SUNRISE** and the neighboring communities are home to families, young professionals & retirees

**THIS OVERALL** combined communities have a strong requirement for convenient goods and services that are not being met

**SUNRISE TOWN CENTER** is the prime location strategically located in the center of these residences

**10**  
APPROX PADS

**459**  
APPROX PARKING STALLS

**±10.5**  
ACRES

**\$102,599**  
AVG HOUSEHOLD INCOME

**5,573**  
RESIDENTIAL UNITS

**71,452**  
POPULATION



# CONCEPTUAL SITE PLAN A



## SITE PLAN A

Bldg #	Type	Area (SF)
1	Retail	3,000
2	Office or Retail	14,000
3	Office or Retail	11,400
4	Office or Retail	20,000
5	QSR	3,000
6	Restaurant	6,000
7	Retail	7,000
8	QSR or Financial	3,000
9	QSR or Financial	3,000
10	Retail	8,600
Total		79,000 SF

## TOTAL PARKING PROVIDED

459 Stalls (5.81/1000 SF)



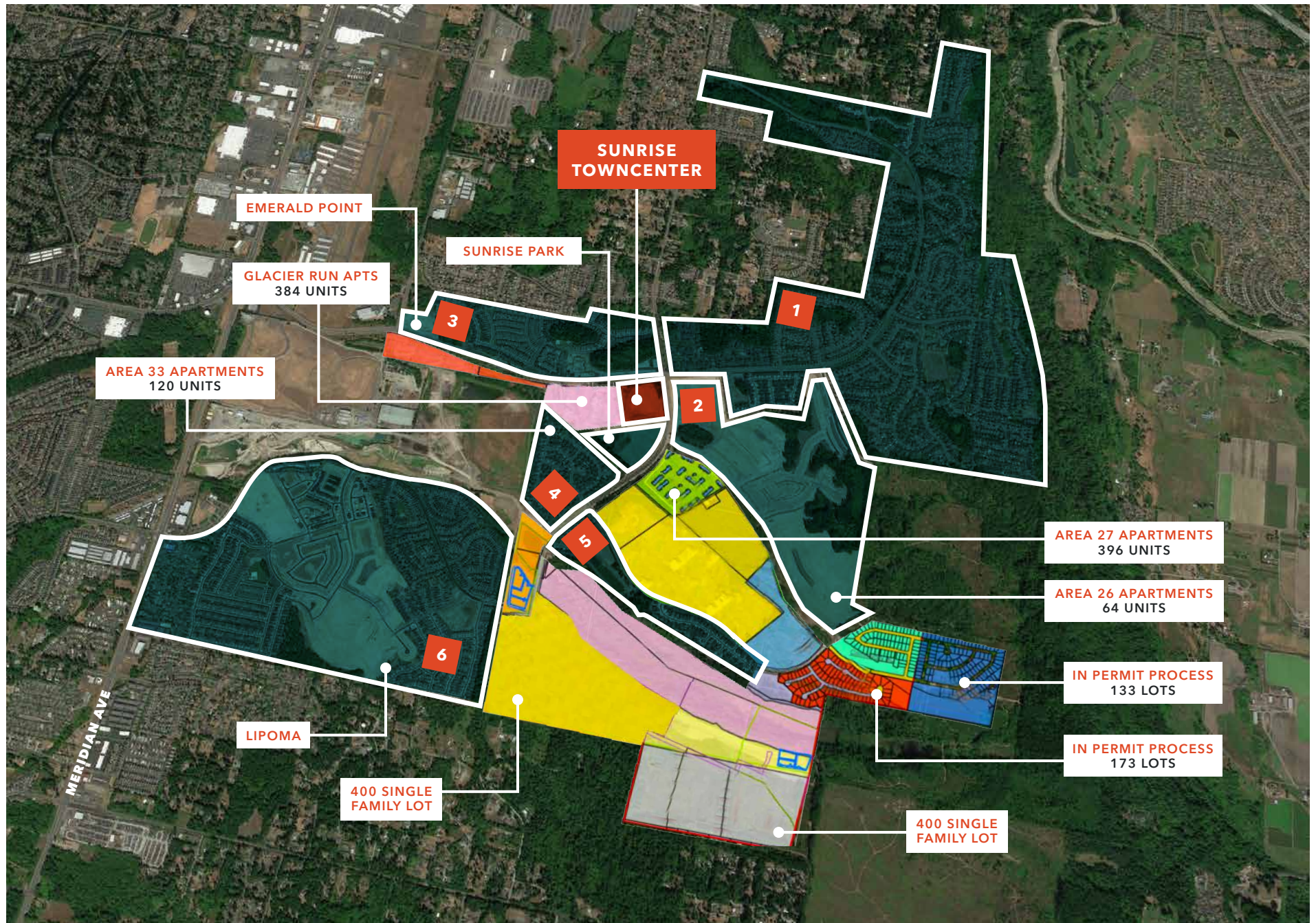
02

# MARKET OVERVIEW

# AREA AMENITIES



# COMMUNITY DEVELOPMENT





# STRONG CONSISTANT GROWTH

## APRIL 2021 - MARCH 2022 SELLING DATA

Zone	AVG Selling Price	AVG # Bdrms	AVG SqFt	AVG Year Built	Total Sales	Total Units in Zones
1 - Sunrise	\$606,177	3.73	2,443	2004	135	2,040
2 - Sunrise	\$676,796	3.82	2,467	2021	45	504
3 - Sunrise	\$453,276	2.83	1,915	2017	126	301
4 - Sunrise	\$618,994	3.76	2,670	2005	17	145
5 - Sunrise	\$742,394	4.70	3,267	2018	10	100
6 - Lipoma	\$542,392	4.01	2,173	2018	345	1,601
<b>Grand Total</b>	<b>\$552,323</b>	<b>3.73</b>	<b>2,227</b>	<b>2015</b>	<b>678</b>	<b>4,691</b>

## OTHER PROJECTS DATA

Sunrise Projects	Total Units
<b>Multifamily Projects</b>	
Area 33 apartments - in permitting	120
Area 27 apartments - in permitting	396
Area 26 apartment - under design	64
Area 7 apartments - conceptual	138
Glacier Run Apartments - stabilized	384
<b>Single Family Projects</b>	
South Sunrise West - under construction	405
South Sunrise East - in permitting	460
Liberty Ridge - under construction	174
Sunrise Heights - in permitting	137
<b>Adjacent Projects</b>	
Daybreak - building houses	535
Uplands - under construction	1,159
<b>Grand Total</b>	<b>3,972</b>
<b>Grand Total Units</b>	<b>8,663</b>
<b>In Sunrise &amp; Adjacent Projects</b>	<b>5,573</b>



## For leasing information contact

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Senior Vice President, Shareholder

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[jerome.oleary@kidder.com](mailto:jerome.oleary@kidder.com)

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