



14,933 ADT E KINCAID STREET



LIBRARY COMMONS

7-ELEVEN



67,702 ADT

IONNA™



Skagit Regional Health



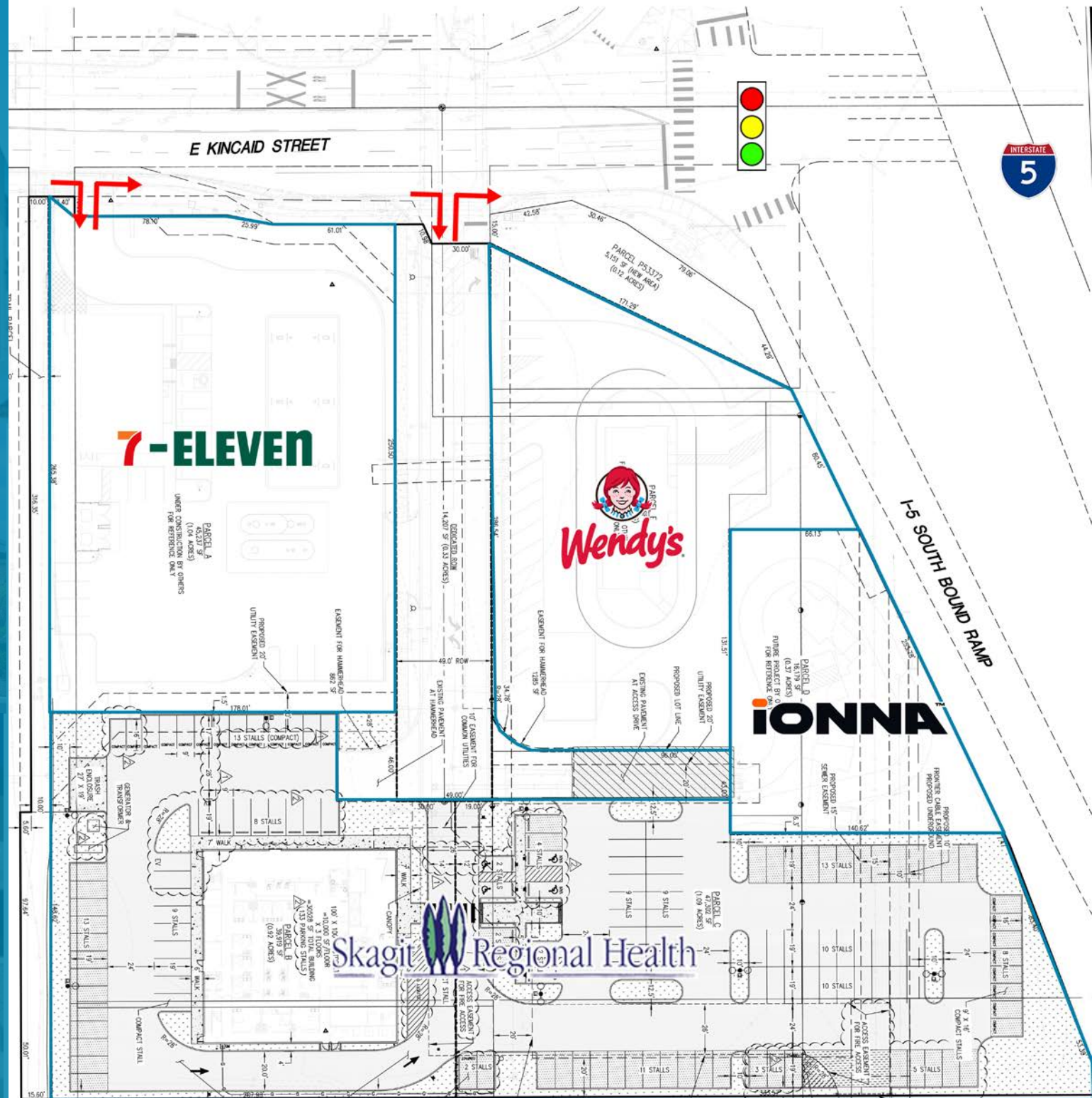
Station Square

SWC I-5 & E KINCAID ST, MOUNT VERNON, WA 98273

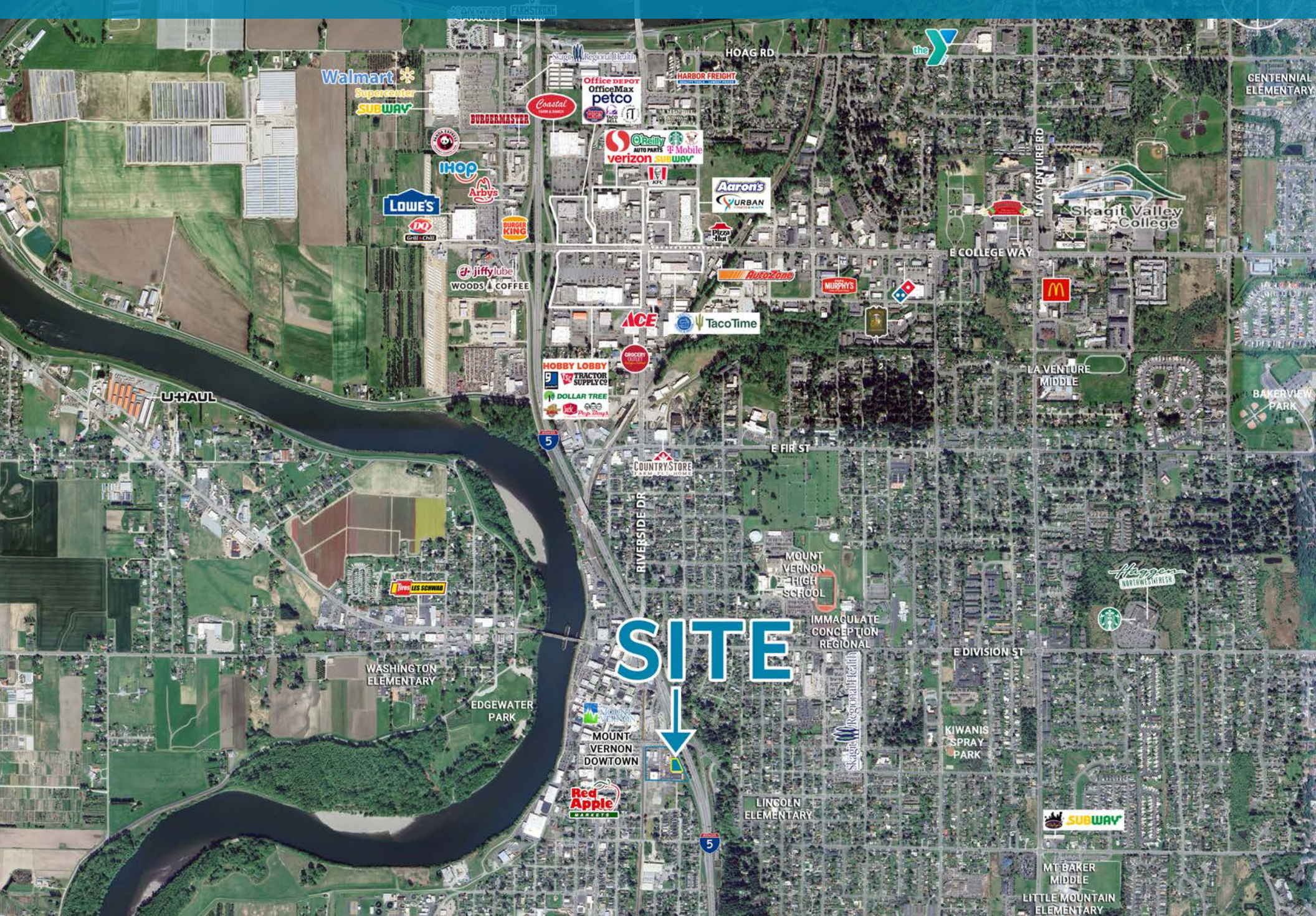


About the Property

- RIGHT IN/RIGHT OUT INGRESS/EGRESS
- TENANTS
 - WENDY'S
 - 7-ELEVEN
 - IONNA
 - SKAGIT REGIONAL HEALTH
- LOCATED AT I-5 ON AND OFF RAMP



Market Aerial



Walmart
Supercenter
SUBWAY

LOWE'S

SITE

Red Apple
MARKET

MOUNT
VERNON
DOWNTOWN

EDGEWATER
PARK

WASHINGTON
ELEMENTARY

U-HAUL

Jiffy Lube
WOODS & COFFEE

ACE

TacoTime

HOBBY LOBBY
TRACTOR
SUPPLY CO.
DOLLAR TREE
Pop Toys

COUNTRY STORE

MOUNT
VERNON
HIGH
SCHOOL

IMMACULATE
CONCEPTION
REGIONAL

E DIVISION ST

KIWANIS
SPRAY
PARK

SUBWAY

MT BAKER
MIDDLE
LITTLE MOUNTAIN
ELEMENTARY

LA VENTURE
MIDDLE

McDonald's

Skagit Valley
College

E COLLEGE WAY

E FIR ST

RIVERSIDE DR

HOAG RD

Office DEPOT
OfficeMax
petco

O'Reilly
AUTO PARTS
verizon
SUBWAY

Aaron's
URBAN

BURGER MASTER

ihop

Arby's

BURGER KING

DO
Coffee Cafe

Coastal
Taco & Donuts

HARBOR FREIGHT

the Y

GENTENNIA
ELEMENTARY

BAKERVILLE
PARK

Haggan
NORTHWEST BEEH

Starbucks

LINCOLN
ELEMENTARY

5 min drive time

17,682

Population

\$102,860

Average Household Income

13,988

Daytime Population

7 min drive time

29,309

Population

\$99,152

Average Household Income

19,775

Daytime Population

10 min drive time

43,191

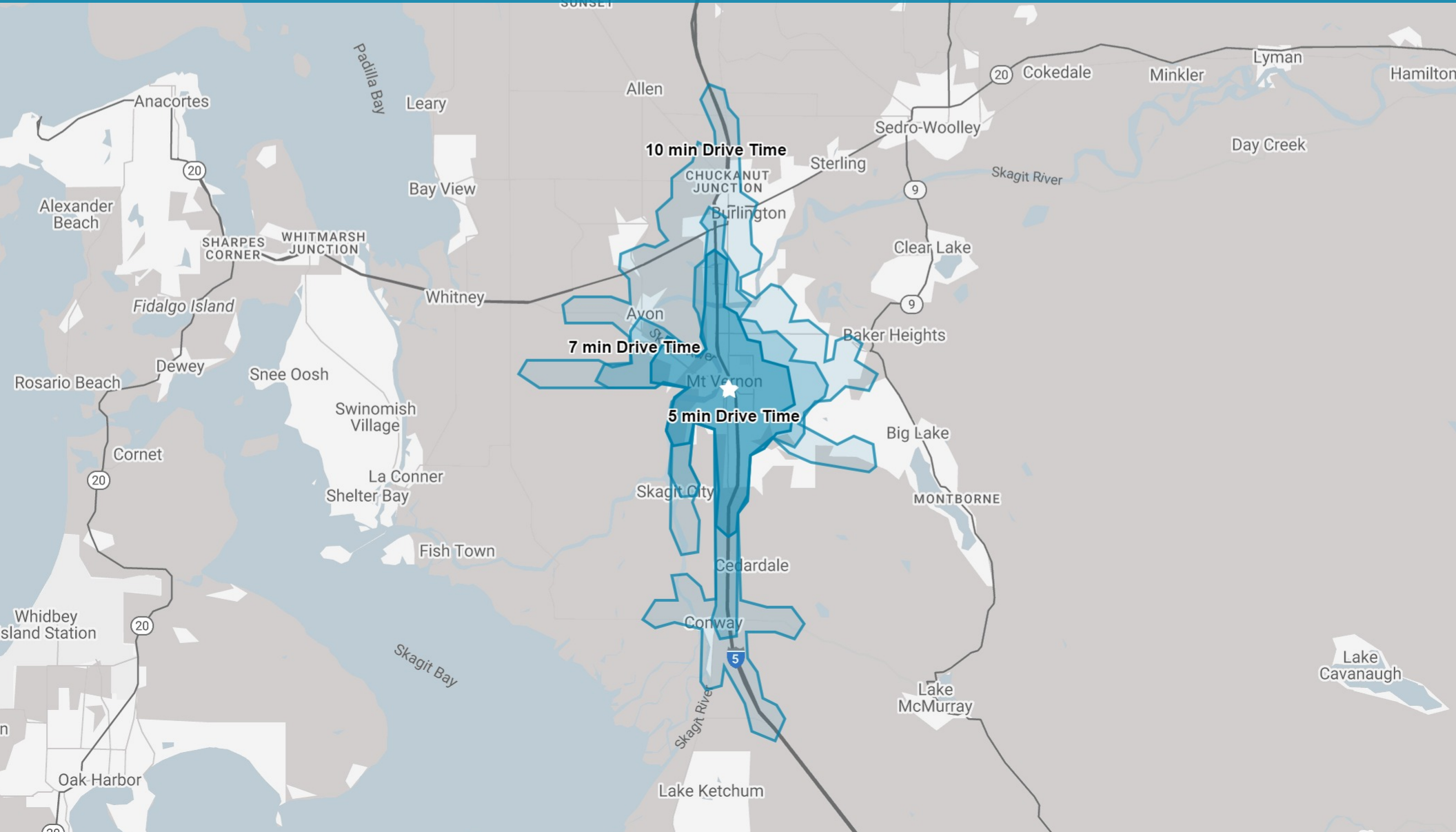
Population

\$106,042

Average Household Income

25,539

Daytime Population





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