

New Costco anchored development with adjacent outlot opportunities



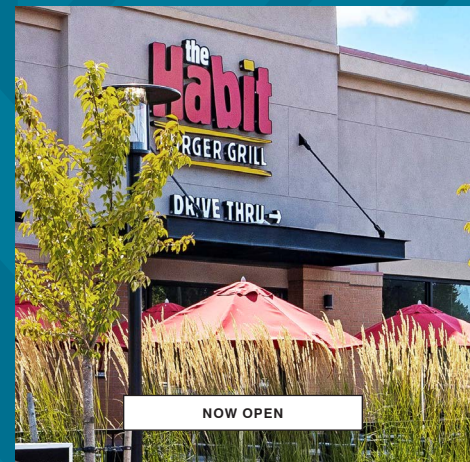
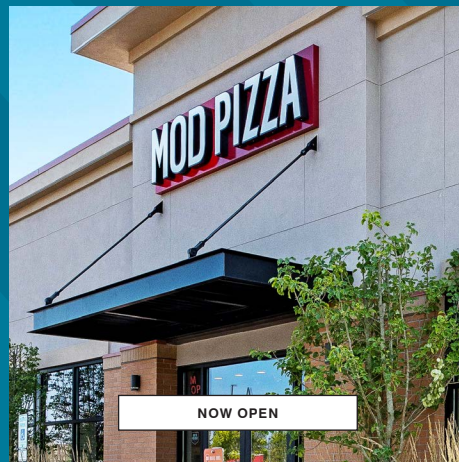
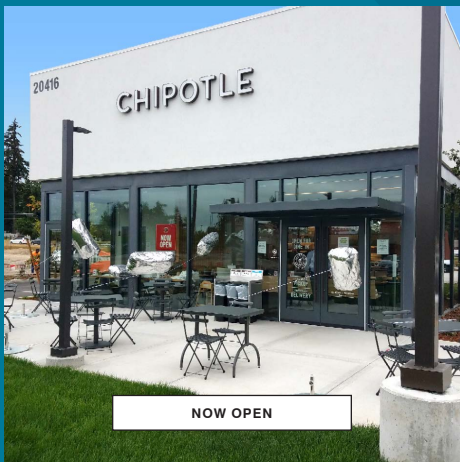
mountain view marketplace

BONNEY LAKE, WA



VISCONSI
COMPANIES LTD

building your future on our history



PROPERTY HIGHLIGHTS

- » Costco anchored development with adjacent outlot opportunities
- » Easy access to new signalized intersection at SR 410 and 204th Ave.
- » Highly visible location with over 30,000 ADT on SR 410

MAJOR TENANTS

- » Costco
- » Chick-fil-A
- » Chipotle
- » MOD Pizza
- » The Habit Burger
- » Valvoline

DEMOGRAPHICS

	1 MI. RADIUS	3 MI. RADIUS	5 MI. RADIUS
Population	6,627	50,813	92,170
Households	2,289	17,096	32,196
Average Income	\$118,911	\$134,756	\$135,950



JUNCTION 192

mountain view marketplace

40 MILES to Seattle

17.8 MILES to Tacoma

42 MILES to Olympia



THE MARKET AT LAKE TAPPS

BONNEY LAKE VILLAGE SHOPPING CENTER

NEW MIXED-USE COMMUNITY

- » 6,000 Homes Planned
- » 1,800 Homes Completed

SITE PLAN



TENANT INFORMATION

LOT #	STREET #	LOT SIZE	LEASABLE SF	LESSEE
	20202 98th St. E	1 acre		Costco (owned by others)
	18320 WA-410 E	0.96 acres		Sound Credit Union (owned by others)
	20302 98th St. E	0.62 acres		Valvoline (owned by others)
	20316 98th St. E	1.70 acres		Costco Fuel (owned by others)
	20402 98th St. E	1.23 acres		Chick-Fil-A (owned by others)
	20216 98th St. E	0.90 acres		Chipotle (owned by others)
3	20502 98th St. E	1.28 acres		Available
	9812 205th Ave. E	0.90 acres		Mountain View Chiropractic & Wellness Center (owned by others)
5	9902 205th Ave. E	0.93 acres		Available
	9906 205th Ave. E	1.5 acres		Premier Storage (owned by others)
7	9910 205th Ave. E	0.82 acres		Available
8	9903 205th Ave. E	0.81 acres		Available
9	20411 98th St. E	1.06 acres		
	20411 98th St. E - Unit A		2,818 sf	MOD Pizza (owned by others)
	20411 98th St. E - Unit B		1,700 sf	Crumb Cookies (owned by others)
	20411 98th St. E - Unit C		2,448 sf	Habit Burger (owned by others)

All aspects of the above lease plan, including access points, dimensions, addresses, trade names, etc. are believed to be accurate but remain subject to change at any time without notice.