

# SOUTH POINT PLAZA

10121 EVERGREEN WAY | EVERETT, WA 98204

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## Property Details

**Owned GLA** 189,960 SF  
**Availability** 5 Suites | 31,694 SF

### Overview

- Anchored by Grocery Outlet, and Hobby Lobb
- Located in a rapidly developing area with a growing population, providing a substantial customer base
- Situated on a major retail corridor, offering high visibility and accessibility to a diverse customer base

## Tenant Mix



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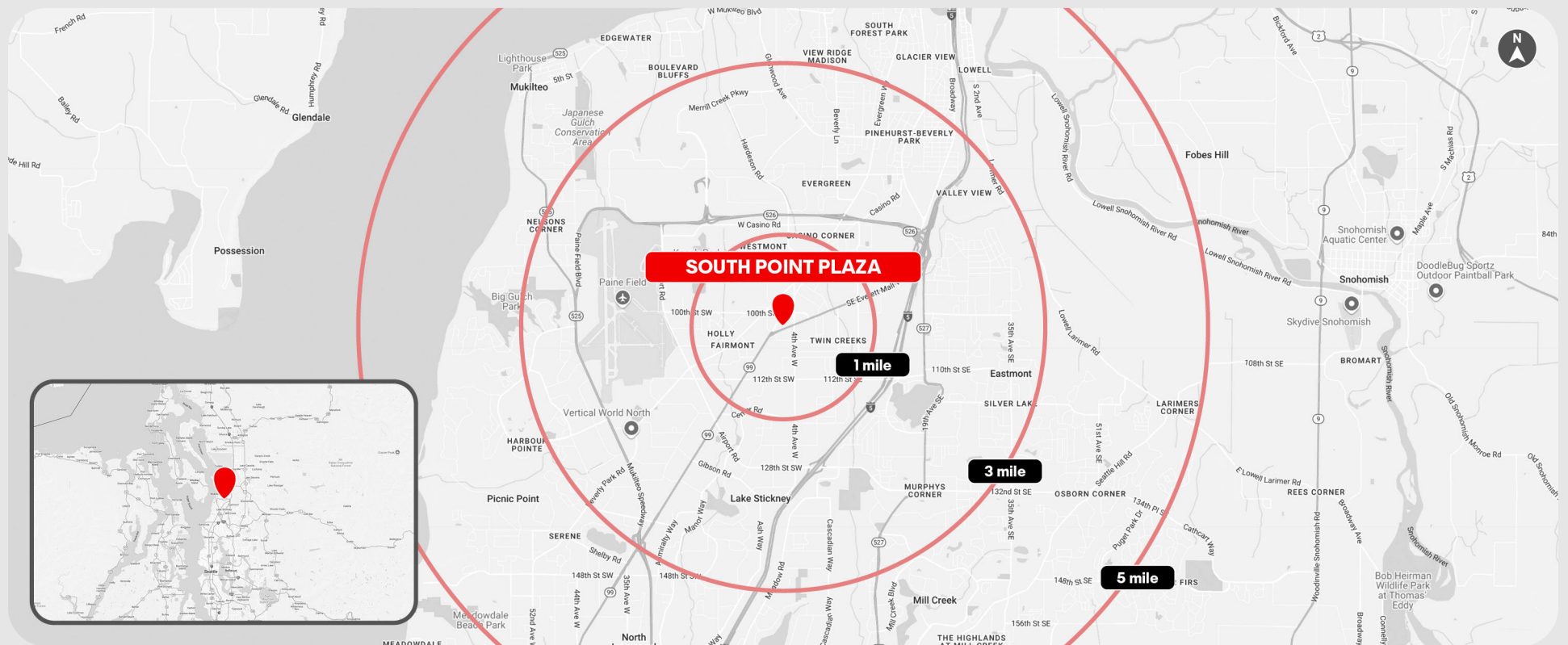
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## Demographics

Source: Advan, 2025.

	Population	Daytime Population	Households	Avg. HH Income	Med. HH Income
1-MILE RADIUS	25,014	30,039	9,560	\$106,013	\$86,434
3-MILE RADIUS	138,208	152,537	51,981	\$133,838	\$111,224
5-MILE RADIUS	284,532	259,624	107,379	\$153,510	\$128,112

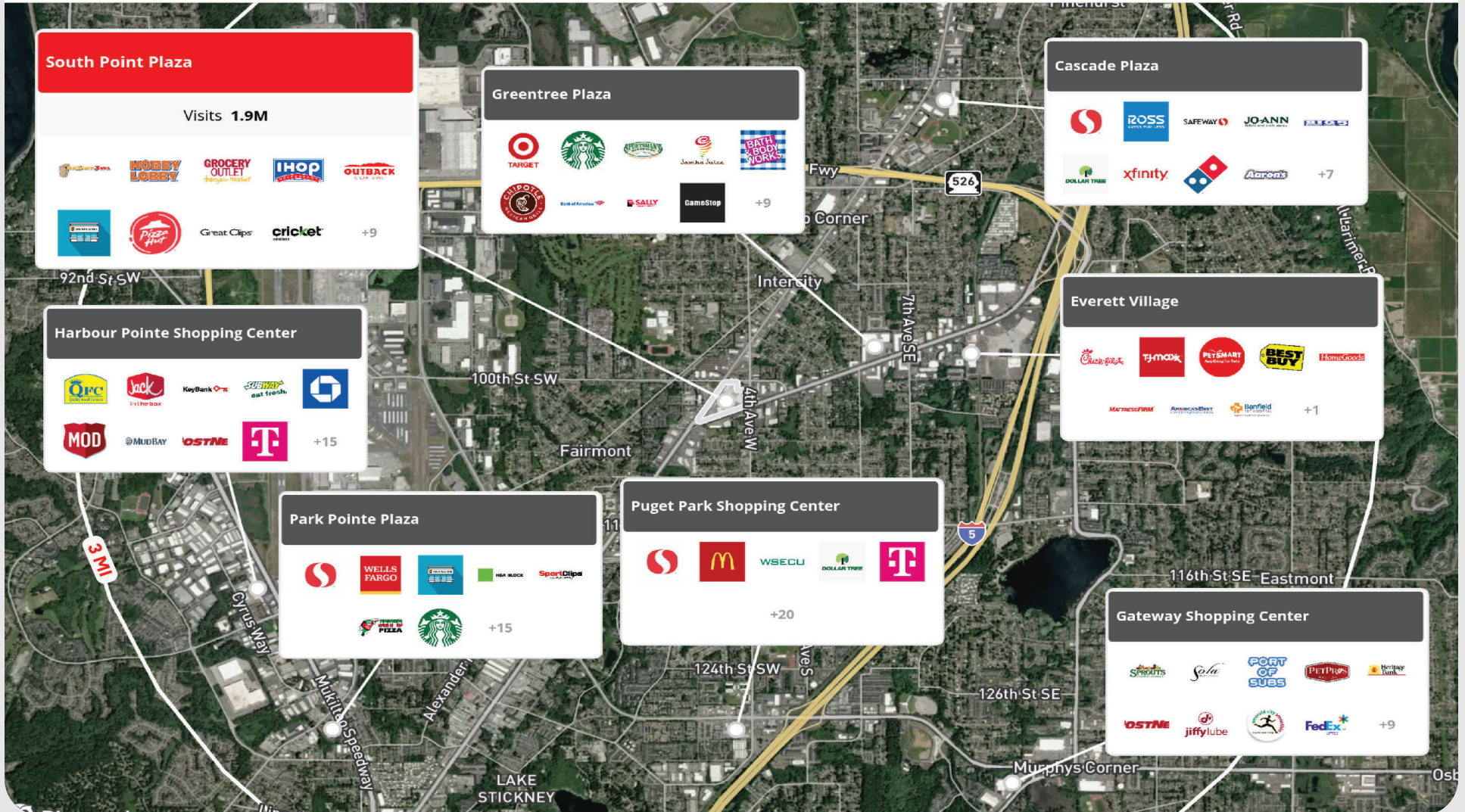


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## Market Aerial



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## Site Plan



Suite	Tenant	GLA (SF)
10113	AVAILABLE	20,036
10103	AVAILABLE	8,346
21	AVAILABLE	1,200
11	AVAILABLE	1,200
LD	AVAILABLE	912
10111	HOBBY LOBBY	55,443
10115	GROCERY OUTLET	30,561
10203	WHISTLE WORKWEAR	18,198
10103B	DOLLAR TREE	10,766
16	OUTBACK STEAKHOUSE	6,501
30	EXPERT SLEEP CENTERS	6,000
10301	IHOP	5,207
15	Kidstrong	4,200
8	VALUE VET	3,300
10117	7-ELEVEN	3,000
1	SOCCER POST	2,400
A	PAPA MURPHY'S	1,523
10	LA MICHOACANA PREMIUM	1,423
101214	AFFORDABLE LAUNDRY	1,319
5	ASHWAY PET SPA	1,300
23	PIZZA HUT	1,292
25	THE UPS STORE	1,200
24	Miracle Ear	1,200
6	PARADISE THREADING & SPA	1,200
22	GREAT CLIPS	1,108
3	CRICKET WIRELESS	981
401	BIGFOOT JAVA	144

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## Get in Touch with Us

### Leasing

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