

# Kingsgate Shopping Center

12440 NE 144th Street, Kirkland, WA 98034



## Property Highlights

73,927 Gross Leasable Area

5.70 Total Acres

256,443 5 Mile Population

- Vibrant neighborhood shopping center anchored by Safeway, with Dollar Tree coming soon.
- Located minutes from downtown Kirkland and Totem Lake, directly east of Interstate 405 near Woodinville's thriving wine country.
- Kingsgate benefits from an average household income of \$213,000 within a 5-mile radius.



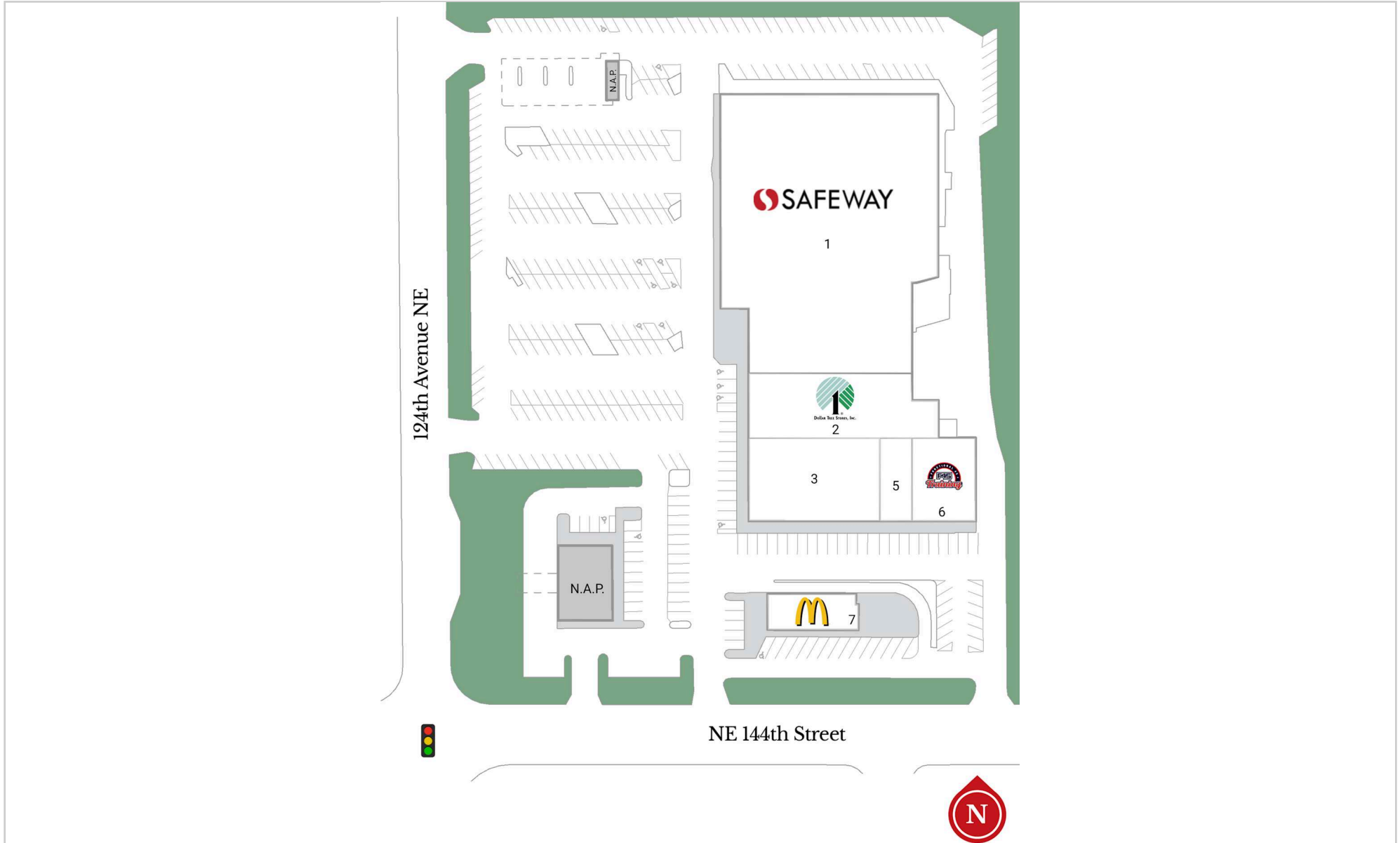
## Demographics

	1-Mile	3-Mile	5-Mile
Population	16,596	107,248	256,443
Households	5,934	43,621	102,795
Avg HH Income	\$203,629	\$194,413	\$213,114

Source: Esri, 2026

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## Current Tenants

1	Safeway	45,972 SF	5	Urban 1	1,200 SF
2	Dollar Tree	12,427 SF	6	F45 Training	4,093 SF
3	Emler Swim School	7,991 SF	7	McDonald's	2,244 SF