

Lynnwood Square

19800 44th Avenue W, Lynnwood, WA 98036



Property Highlights

191,277 Gross Leasable Area

18.00 Total Acres

354,058 5 Mile Population

- For additional updates and information visit www.NorthlineVillage.com.
- Property to be redeveloped into urban, mixed-use village consisting of nearly 1,600 new apartments, up to 350,000 square feet of new class A office/medical space, and over 80,000 square feet of new retail and restaurant space.
- Lynnwood Link light rail station opening directly across 200th Street SW in Q4 2024.
- Please visit [this link](#) for the Northline Village Marketing Packet.

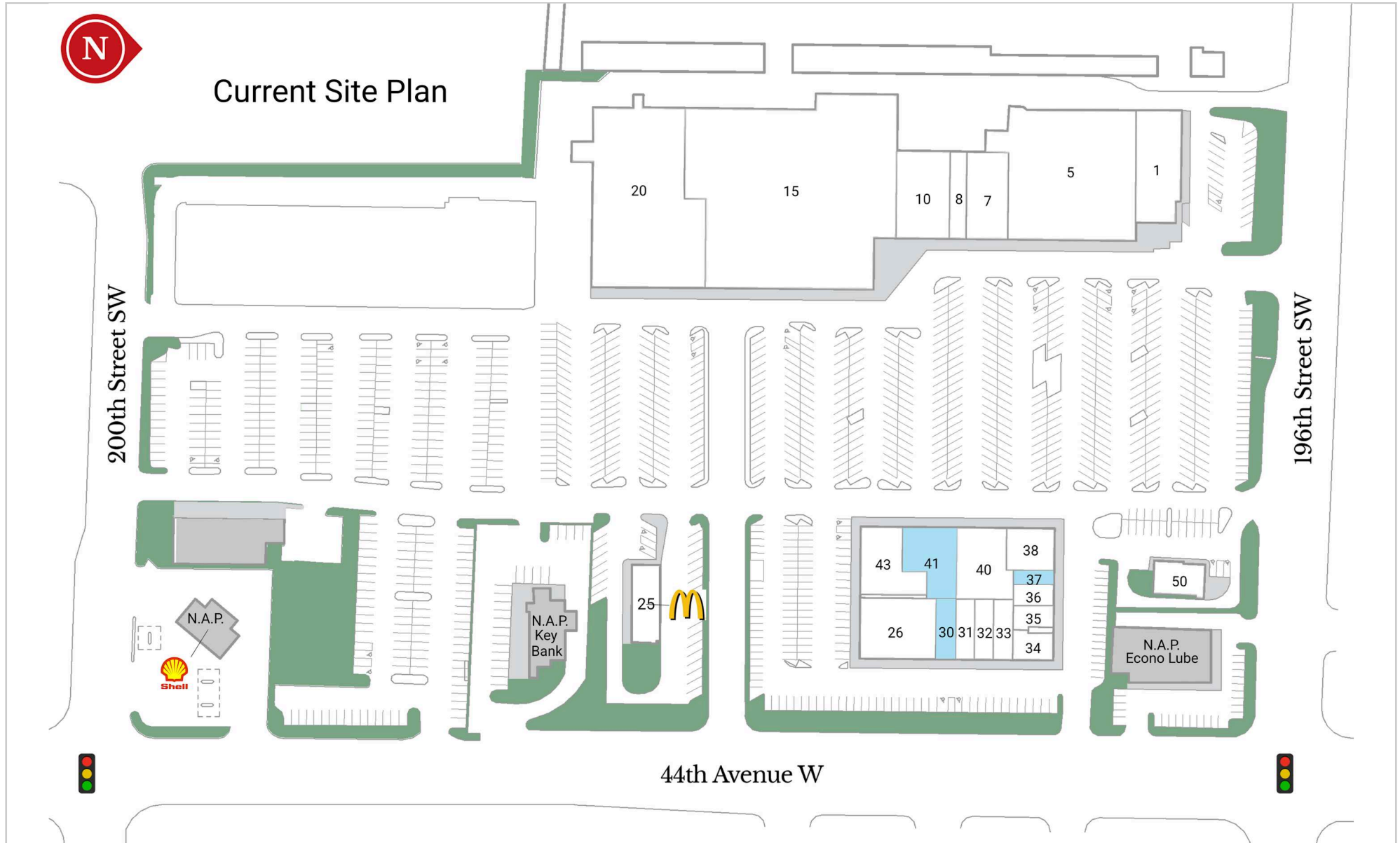
Demographics

	1-Mile	3-Mile	5-Mile
Population	19,516	145,125	354,058
Households	8,320	56,893	138,471
Avg HH Income	\$104,711	\$143,800	\$155,377

Source: Esri, 2026

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Current Tenants

1	Ding Tea	6,275 SF	31	Driving School	1,430 SF
5	Cheaper By The Day	20,536 SF	32	Angels Home Training	1,430 SF
7	Emanuel Liquor	5,000 SF	33	H&R Block	1,430 SF
8	G&E Family Event Hall	2,000 SF	36	Evolution Barber	1,144 SF
10	G&E Family Event Hall	6,900 SF	38	Wild Wasabi Japanese Cuis...	2,206 SF
15	Discount Deals Liquidatio...	46,755 SF	40	K-Pop Empire	5,000 SF
20	Spirit Halloween	23,943 SF	41	MGP	4,600 SF
25	McDonald's	2,900 SF	43	Pub 44	4,454 SF
26	Seattle Tae Kwon Do	5,740 SF	50	Taco Time	2,256 SF

Available/Coming Soon

30	Available	1,430 SF
34	Available	1,571 SF
35	Available	1,200 SF
37	Available	572 SF