The Commons at Federal Way

1928 S Commons, Federal Way, WA 98003

Demographics

	1-Mile	3-Mile	5-Mile
Population	13,447	111,985	239,812
Households	5,365	39,068	84,768
Avg HH Income	$73,588	$116,821	$117,651

Source: Esri, 2025

Property Highlights

775,505 Gross Leasable Area

62.55 Total Acres

239,812 5 Mile Population

- For additional updates and information visit www.ShopTheCommonsMall.com.
- Boasts unmatched frontage and visability along the major thoroughfares, Pacific Highway S and S 320th Street, with easy access from Interstate 5 and multiple entry points from surrounding surface streets.
- Former Sears redevelopment recently completed, featuring multiple new pad buildings, the iconic Dick's Drive-In, Amazon Fresh, Burlington Coat Factory, Pet Supplies Plus, and new 2nd level office space.
- New Sound Transit Light Rail Station scheduled to open directly across S 320th Street in 2026.
- Please visit this link to view the leasing brochure.

MerloneGeier Partners

For more info visit:
merlonegeier.com/730

Leasing: Louis Wenger
206-602-3609 - lwenger@merlonegeier.com

Leasing: Heather Beal
415-362-9216 - hbeal@merlonegeier.com

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Current Tenants

A10	Non-Leasable	1,446 SF
A12	NW Wholesale	3,001 SF
A16	The Table	5,595 SF
A18	Barber College	1,815 SF
A20	Five Star Workwear	965 SF
A22	Parfumerie	711 SF
A24	Double D Financial	600 SF
A26	FedEx Office	3,680 SF
A28	Titan's Taekwondo	990 SF
B1A	Non-Leasable	992 SF
B1B	Five Guys	2,341 SF
B3	Boba Smoothies	450 SF
B4	Stay Blessed Barbershop	1,058 SF
B8	Michelle Jewelry	1,126 SF
B10	Decoraciones Durango	2,885 SF
B12	Hat Stop	2,935 SF
B14	Hat Stop	3,120 SF
B16	Kika's Fashion	4,020 SF
B18	In The Zone	3,645 SF
B19	Positive Vibes	4,139 SF
B20	Champs Sports	4,623 SF
B30	Todo en Dulce	3,118 SF
B32	Crimson Heart Studio	873 SF
B38	K-Pop Nation	2,400 SF
B42	Baskin Robbins	512 SF
C2	Happy Lemon	1,455 SF
C3	Bath & Body Works	3,860 SF
C4	NW Wholesale	4,632 SF
C6	Wishes Restaurant	592 SF
C7	Angie's Cafe	693 SF
C8	Metro by T-Mobile	1,074 SF
C10	Famous Footwear	7,142 SF
D2	Angel's Green Flower Shop	1,410 SF
D4	Salon Avida	720 SF
D6	Beauty Nails	480 SF
E2	Style Central	1,100 SF
E8	Non-Leasable	2,070 SF
E12	Casa de Mode	5,500 SF
E16	Trax Northwest	4,020 SF
E18	Brown Kabul Rugs & Galler...	6,121 SF
E24	Yummy Crepes	545 SF
E25	Brow & Lash Art	688 SF
E26	Oriental Massage	695 SF
E28	Watch & Jewelry Fix & Rep...	500 SF
E30	Ena'Vative Salon	1,200 SF
F17	Laura's Alterations & Tai...	905 SF
F18	Primo Barber Supplies	1,100 SF
H1A	Wetzel's Pretzels	256 SF
H2	Chili Fries	635 SF
H3	Pedritos Pizzas Locas	865 SF
H7	Non-Leasable	508 SF
H8	Non-Leasable	1,933 SF
H9	Non-Leasable	357 SF
H10	Taco Madre	461 SF
H11	Mae Mee Fresh Food	558 SF
H15	Gyro's House	300 SF
M1 LV1	Save by the Day	70,630 SF
M2	Century Theatres	60,480 SF
M3	Target	123,735 SF
M5	Kohl's	59,791 SF
M6	Dick's Sporting Goods	45,000 SF
M7D	Pet Supplies Plus	6,123 SF
M8	Amazon Fresh	38,179 SF
M9	Burlington Coat Factory	28,775 SF
M20	Office Tenant	47,965 SF
M24	Carbon Health	2,603 SF
M26	Global Federal Credit Uni...	1,747 SF
M28	Sleep Number	3,001 SF
M30	Dick's Drive In	4,299 SF
M36	Harborstone Credit Union	2,673 SF
M40	Snowy Village	1,390 SF
PC	Applebee's	5,200 SF
PD	Mama Stortini's	7,500 SF
PE	Buffalo Wild Wings	6,100 SF
PF	Panera Bread	4,600 SF
PG	Verizon Wireless	4,500 SF

Available/Coming Soon

A1	Available	8,945 SF
B2	Available	2,860 SF
B22	Available	2,400 SF
B34	Available	1,150 SF
B36	Available	1,130 SF
B44	Available	6,731 SF
C5	Available	906 SF
E4	Available	1,835 SF
E6	Available	2,045 SF
E10	Available	3,417 SF
E22	Available	1,500 SF
F16	Available	930 SF
F20	Available	1,460 SF
H5	Available	427 SF
H12	Available	1,677 SF
M1 LV2	Available	70,629 SF
M7A	Available	3,929 SF
M7G	Available	2,954 SF
M21	Available	24,754 SF
M22	Available	2,393 SF

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