

The Commons at Federal Way

1928 S Commons, Federal Way, WA 98003



Demographics

	1-Mile	3-Mile	5-Mile
Population	13,476	113,315	236,450
Households	5,358	39,422	83,419
Avg HH Income	\$73,322	\$118,185	\$120,548

Source: Esri, 2026

Property Highlights

775,505 Gross Leasable Area

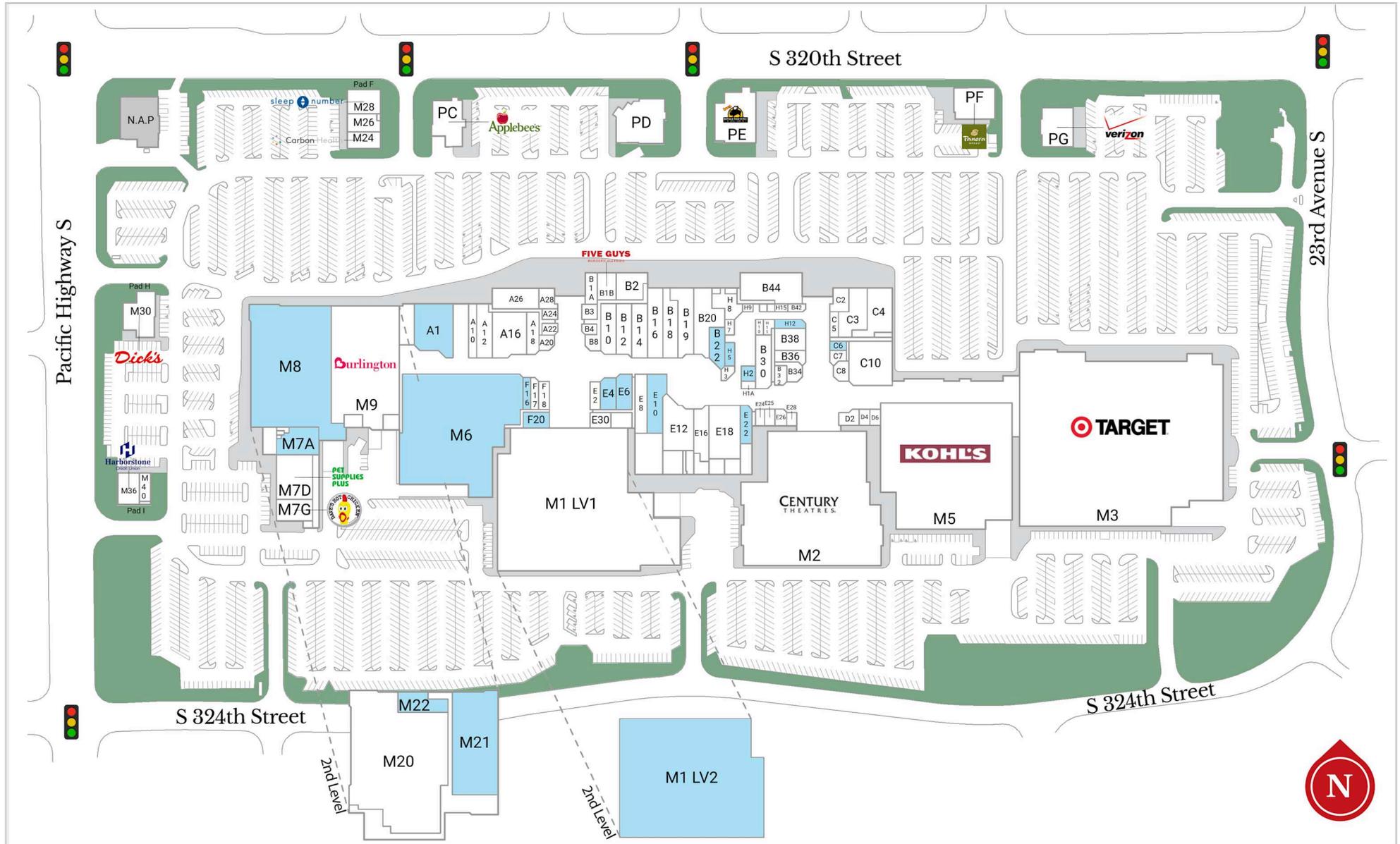
62.55 Total Acres

236,450 5 Mile Population

- For additional updates and information visit www.ShopTheCommonsMall.com.
- Boasts unmatched frontage and visibility 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, Burlington Coat Factory, Pet Supplies Plus, and new 2nd level office space.
- New Sound Transit Light Rail Station now open directly across S 320th Street in 2026.
- Please visit [this link](#) to view the leasing brochure.

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Current Tenants

A10	Non-Leasable	1,446 SF	E2	Style Central	1,100 SF
A12	NW Wholesale	3,001 SF	E8	Non-Leasable	2,070 SF
A16	The Table	5,595 SF	E12	Casa de Mode	5,500 SF
A18	Barber College	1,815 SF	E16	Trax Northwest	4,020 SF
A20	Five Star Workwear	965 SF	E18	Brown Kabul Rugs & Galler...	6,121 SF
A22	Parfumerie	711 SF	E24	Yummy Crepes	545 SF
A24	Double D Financial	600 SF	E25	Brow & Lash Art	688 SF
A26	FedEx Office	3,680 SF	E26	Oriental Massage	695 SF
A28	Titan's Taekwondo	990 SF	E28	Watch & Jewelry Fix & Rep...	500 SF
B1A	Non-Leasable	992 SF	E30	Ena'Vative Salon	1,200 SF
B1B	Five Guys	2,341 SF	F17	Laura's Alterations & Tai...	905 SF
B2	Curves	2,860 SF	F18	Primo Barber Supplies	1,100 SF
B3	Yummy Sushi Burrito	450 SF	H1A	Wetzel's Pretzels	256 SF
B4	Stay Blessed Barbershop	1,058 SF	H3	Pedritos Pizzas Locas	865 SF
B8	Michelle Jewelry	1,126 SF	H7	Non-Leasable	508 SF
B10	Decoraciones Durango	2,885 SF	H8	Non-Leasable	1,933 SF
B12	Hat Stop	2,935 SF	H9	Non-Leasable	357 SF
B14	Hat Stop	3,120 SF	H10	Taco Maria	461 SF
B16	Kika's Fashion	4,020 SF	H11	Mae Mee Fresh Food	558 SF
B18	In The Zone	3,645 SF	H15	Gyro's House	300 SF
B19	Positive Vibes	4,139 SF	M1 LV1	Save by the Day	70,630 SF
B20	Champs Sports	4,623 SF	M2	Century Theatres	60,480 SF
B30	Todo en Dulce	3,118 SF	M3	Target	123,735 SF
B32	Crimson Heart Studio	873 SF	M5	Kohl's	59,791 SF
B34	Arcade	1,150 SF	M7D	Pet Supplies Plus	6,123 SF
B36	Smart Device Repair	1,130 SF	M7G	Dave's Hot Chicken	2,954 SF
B38	K-Pop Nation	2,400 SF	M9	Burlington Coat Factory	28,775 SF
B42	Baskin Robbins	512 SF	M20	Office Tenant	47,965 SF
B44	Catch Catch	6,731 SF	M24	Carbon Health	2,603 SF
C2	Happy Lemon	1,455 SF	M26	Global Federal Credit Uni...	1,747 SF
C3	Bath & Body Works	3,860 SF	M28	Sleep Number	3,001 SF
C4	Truedge Fitness	4,632 SF	M30	Dick's Drive In	4,299 SF
C5	Arcade	906 SF	M36	Harborstone Credit Union	2,673 SF
C7	Angie's Cafe	693 SF	M40	Snowy Village	1,390 SF
C8	Metro by T-Mobile	1,074 SF	PC	Applebee's	5,200 SF
C10	Famous Footwear	7,142 SF	PD	Mama Stortini's	7,500 SF
D2	Angel's Green Flower Shop	1,410 SF	PE	Buffalo Wild Wings	6,100 SF
D4	Salon Avida	720 SF	PF	Panera Bread	4,600 SF
D6	Beauty Nails	480 SF	PG	Verizon Wireless	4,500 SF

Available/Coming Soon

A1	Available	8,945 SF
B22	Available	2,400 SF
C6	Available	592 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
H2	Available	635 SF
H5	Available	427 SF
H12	Available	1,677 SF
M1 LV2	Available	70,629 SF
M6	Available	45,000 SF
M7A	Available	3,929 SF
M8	Available	38,179 SF
M21	Available	24,754 SF
M22	Available	2,393 SF