

FOR LEASE

4329 University Way NE
Seattle, WA 98105



Source: [Cinema Treasures](#)



VARSITY THEATRE

Tim Weber | Don Whittles | Blake Weber | Ned Whalen

First Western Properties—Tacoma Inc. | 253.472.0404
6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com

THE VARSITY THEATRE, located in Seattle's University District, has been operating as a movie theatre since 1940, when it only had one screen. In the 1980s, an expansion added two more screens upstairs for a total of three.

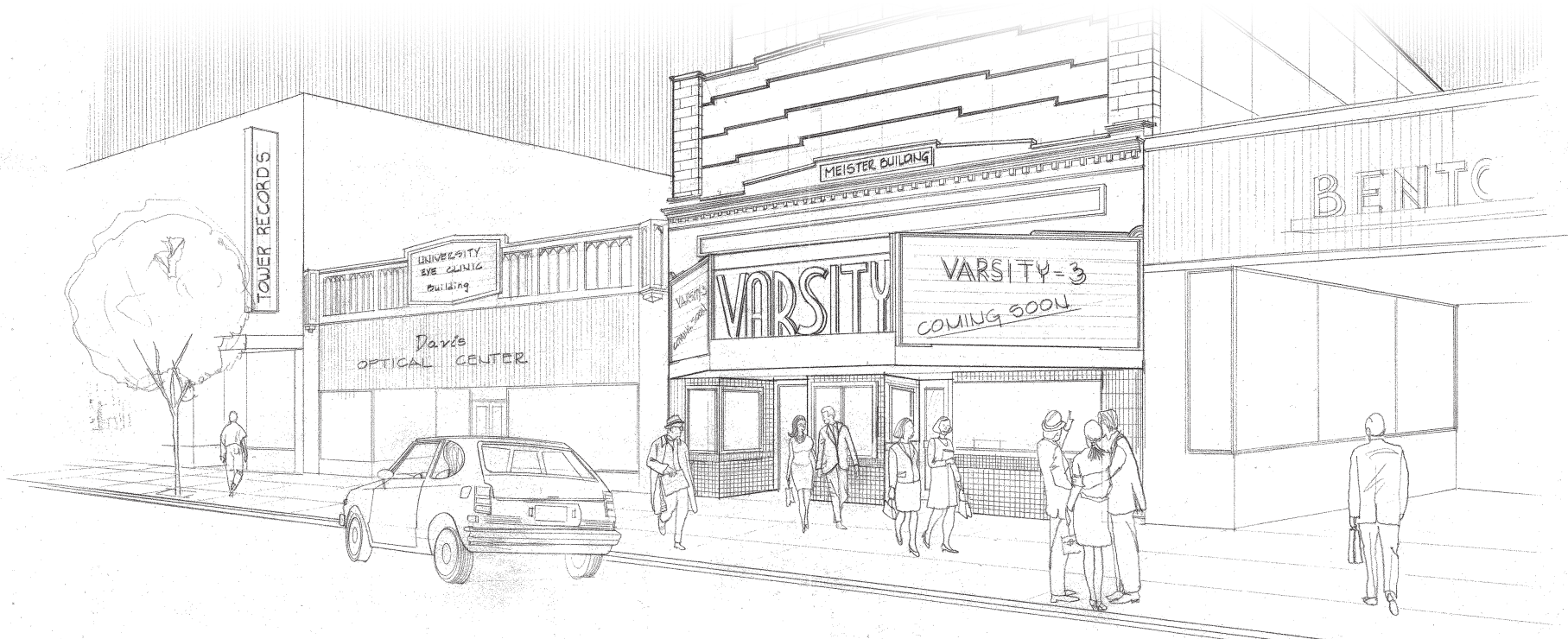
In early 2015, The Varsity Theatre underwent another series of renovations, including the conversion from 35mm film to digital cinema and digital surround sound, and the addition of 3D capabilities (and they never charge their movie-goers an extra surcharge for 3D!). The whole theatre was improved and an entirely new concessions area was created as well.

Source: [Far Away Entertainment](#)

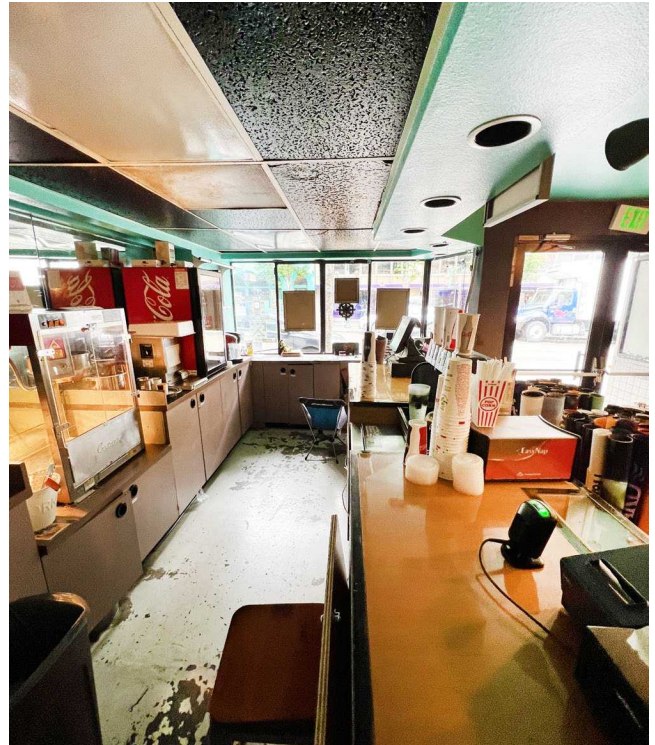
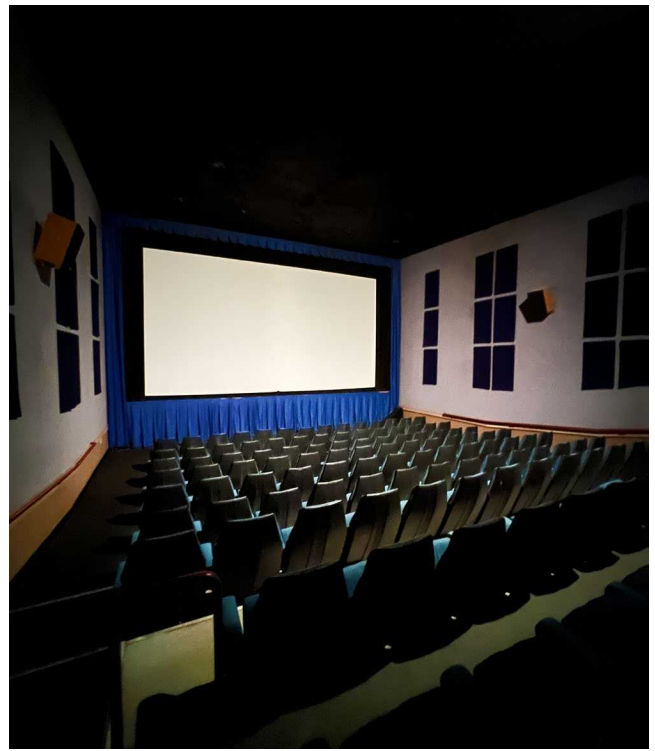
AVAILABLE:

10,169 SF

CALL FOR DETAILS



PHOTOS



DEMOGRAPHICS

POPULATION

Mile 1	Mile 3	Mile 5
50,624	269,252	548,049

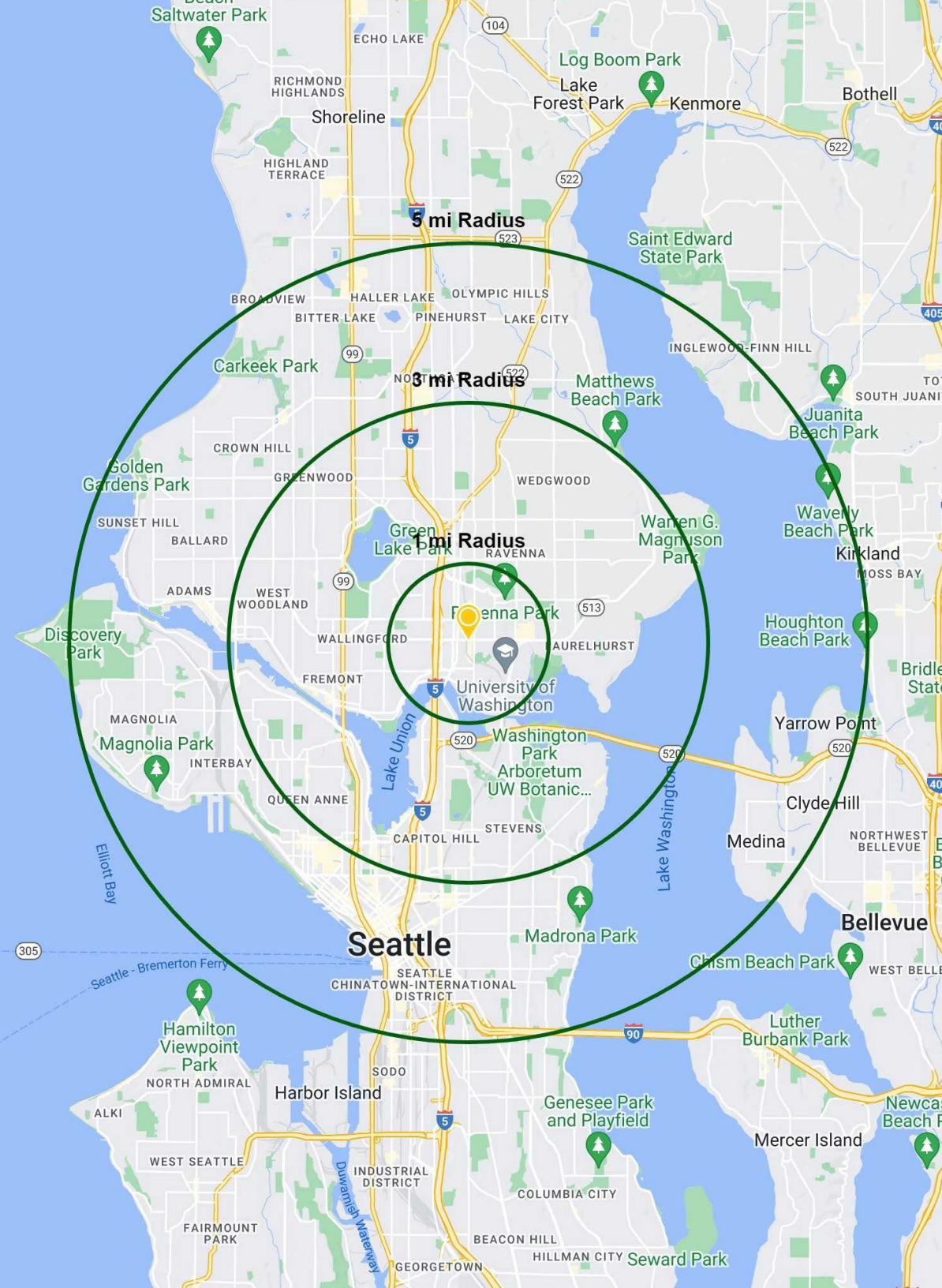
AVERAGE HH INCOME

Mile 1	Mile 3	Mile 5
\$89,073	\$157,414	\$149,102

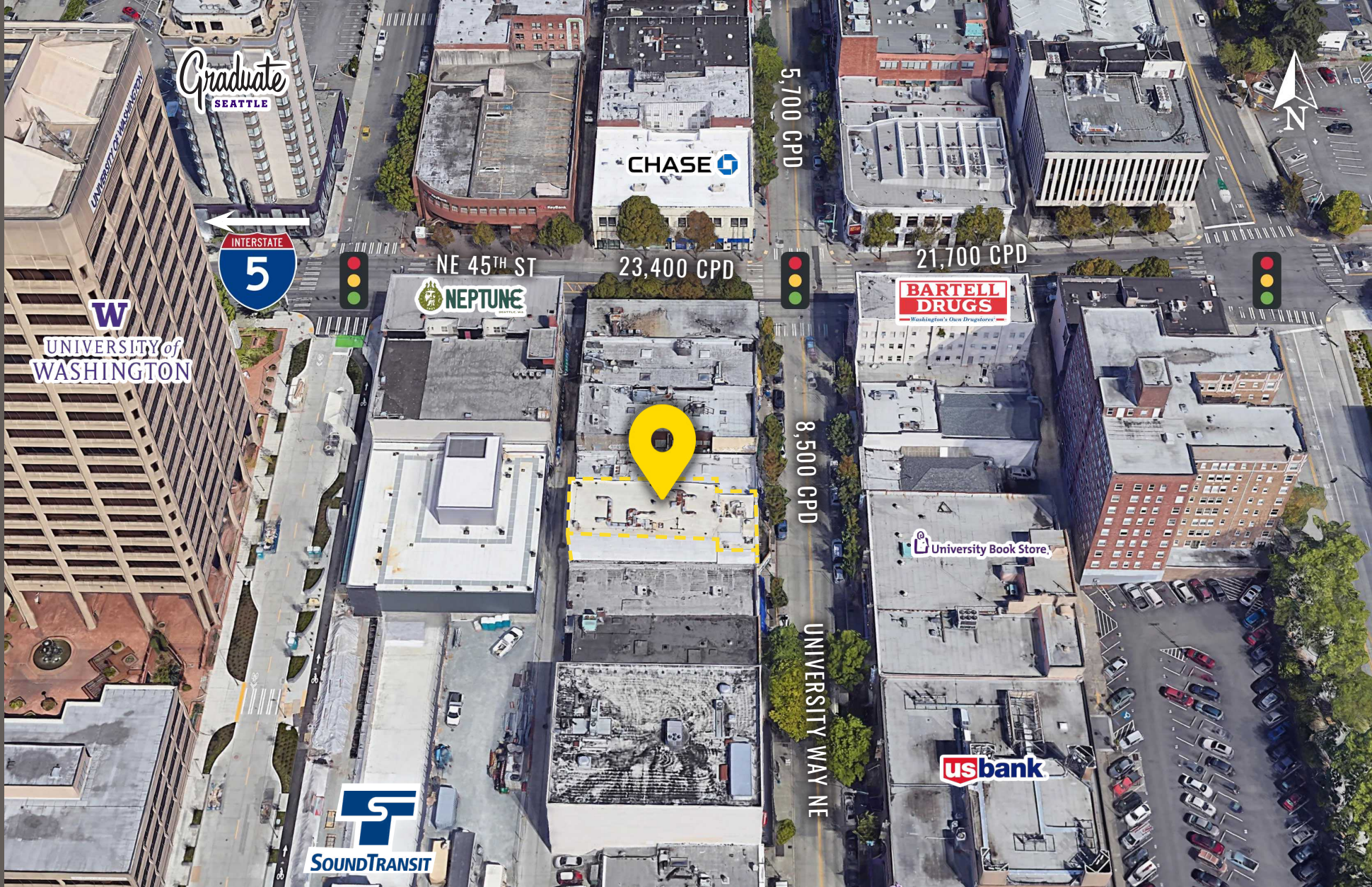
DAYTIME POPULATION

Mile 1	Mile 3	Mile 5
40,713	198,856	555,898

DEMOGRAPHICS



LOCATION DETAILS



Located in the heart of University District



Located 1/2 mile from Interstate 5



23,400 CPD
NE 45th St



8,500 CPD
University Way NE

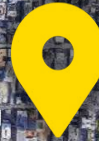
LOCATION AERIAL



GREEN LAKE



UNIVERSITY DISTRICT



SEASONS MARKET

dMeyer



FREMONT



NORTH QUEEN ANNE



LAKE UNION



FIRST WESTERN PROPERTIES





SEATTLE, WA is a major city surrounded by water, mountains and evergreen forests, and contains thousands of acres of parkland. Washington State's largest city, it's home to a large tech industry, with Microsoft and Amazon headquartered in its metropolitan area. The futuristic Space Needle, a 1962 World's Fair legacy, is its most iconic landmark.

TACOMA | KIRKLAND | PORTLAND



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

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