RETAIL FOR LEASE

PATENT 523

503-507 Broadway East, Seattle, WA 98102

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GIBRALTAR
INVESTMENT PROPERTY SOLUTIONS

503-507 BROADWAY EAST, SEATTLE, WA 98102

PATENT 523

PROPERTY HIGHLIGHTS

- Prime retail space in the heart of Seattle's vibrant Capitol Hill neighborhood, known for great food and entertainment!
- High visibility location on Broadway East, at the base of Patent 523, a 295 unit apartment building
- 55 shared retail parking stalls in on-site garage with 1 hour validation
- Co-tenants include CorePower Yoga, Orangetheory Fitness, Local Bigger Burger, Gentle Dental, Timeless Tea, and SugaringNYC
- Steps from dominant area grocer (QFC)

79
TRANSIT SCORE

98
WALK SCORE

92
BIKE SCORE

72,054
TOTAL POPULATION

42,598
TOTAL HOUSEHOLDS

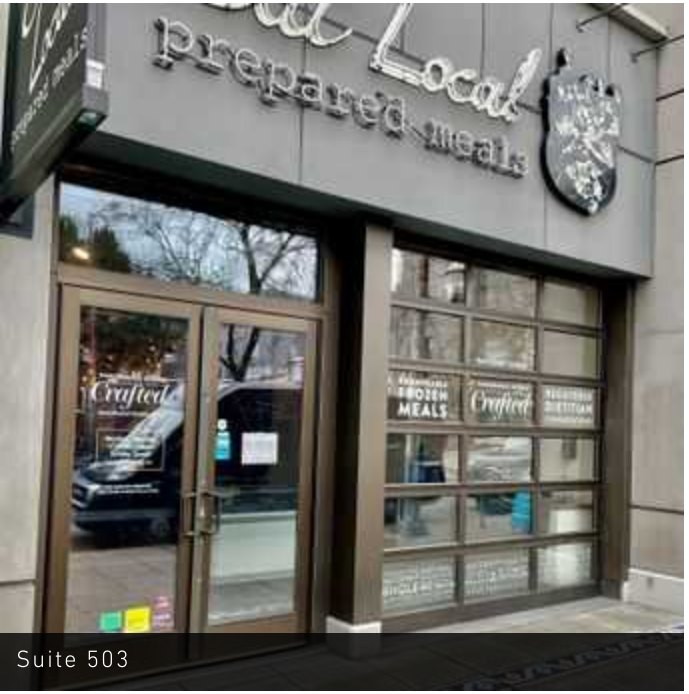
$112,928
MEDIAN INCOME

* Estimated 2020 demographic data based on 1 mile radius

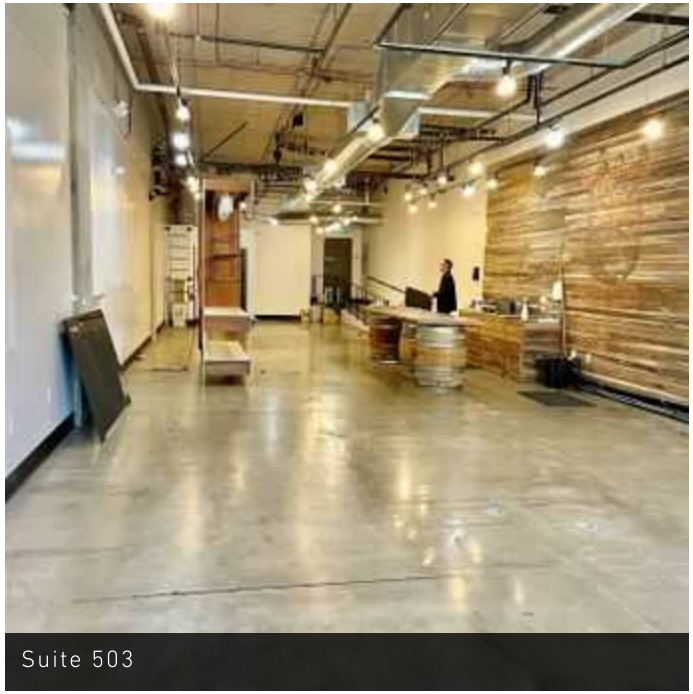
This information has been obtained from sources believed reliable. No guarantee, warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions withdrawal without notice, and to any special listing conditions, imposed by our principals. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.

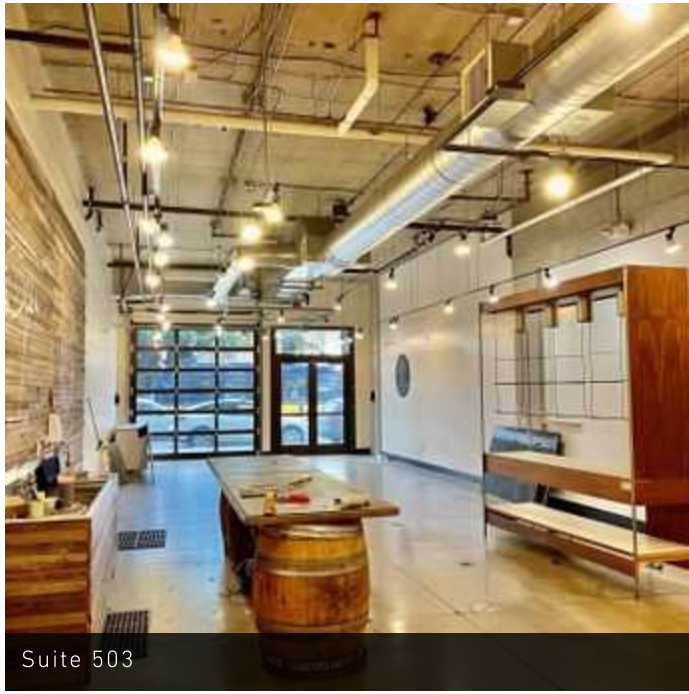
503 BROADWAY EAST, SEATTLE, WA 98102

PATENT 523



Suite 503


Suite 503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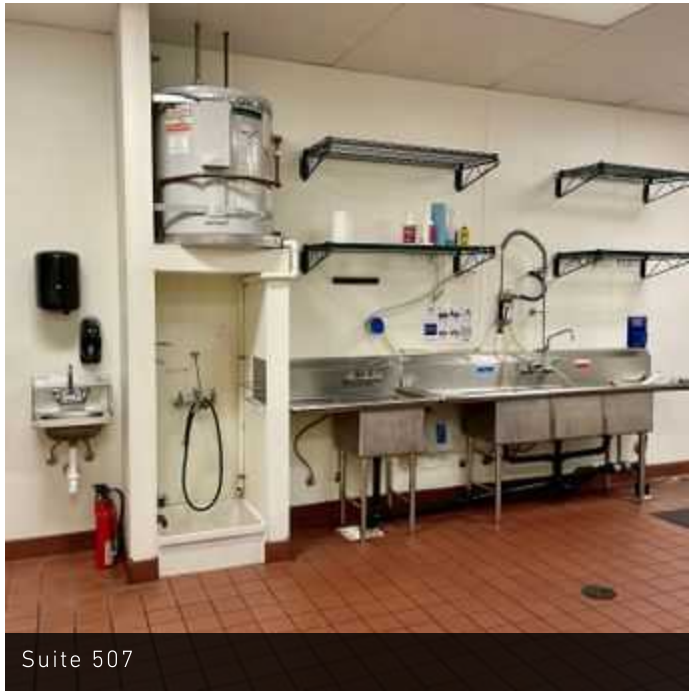
Suite 507


Suite 507

Suite 507

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PATENT 523

AVAILABLE SPACES

SUITE	SIZE	2023 NNN	LEASE RATE	AVAILABILITY
Suite 503	1,703 SF	$11.68	$39.00 SF/yr	Available now. Suite features operable roll-up storefront door, soaring exposed ceilings, and concrete floors.
Suite 507	1,991 SF	$11.68	$39.00 SF/yr	Available now. Formerly Menchies Frozen Yogurt. Landlord willing to demo existing buildout. Suite has large storefront windows, restaurant plumbing, 3-compartment sink, and walk-in refrigerator and freezer installed. Ideal for food related use.

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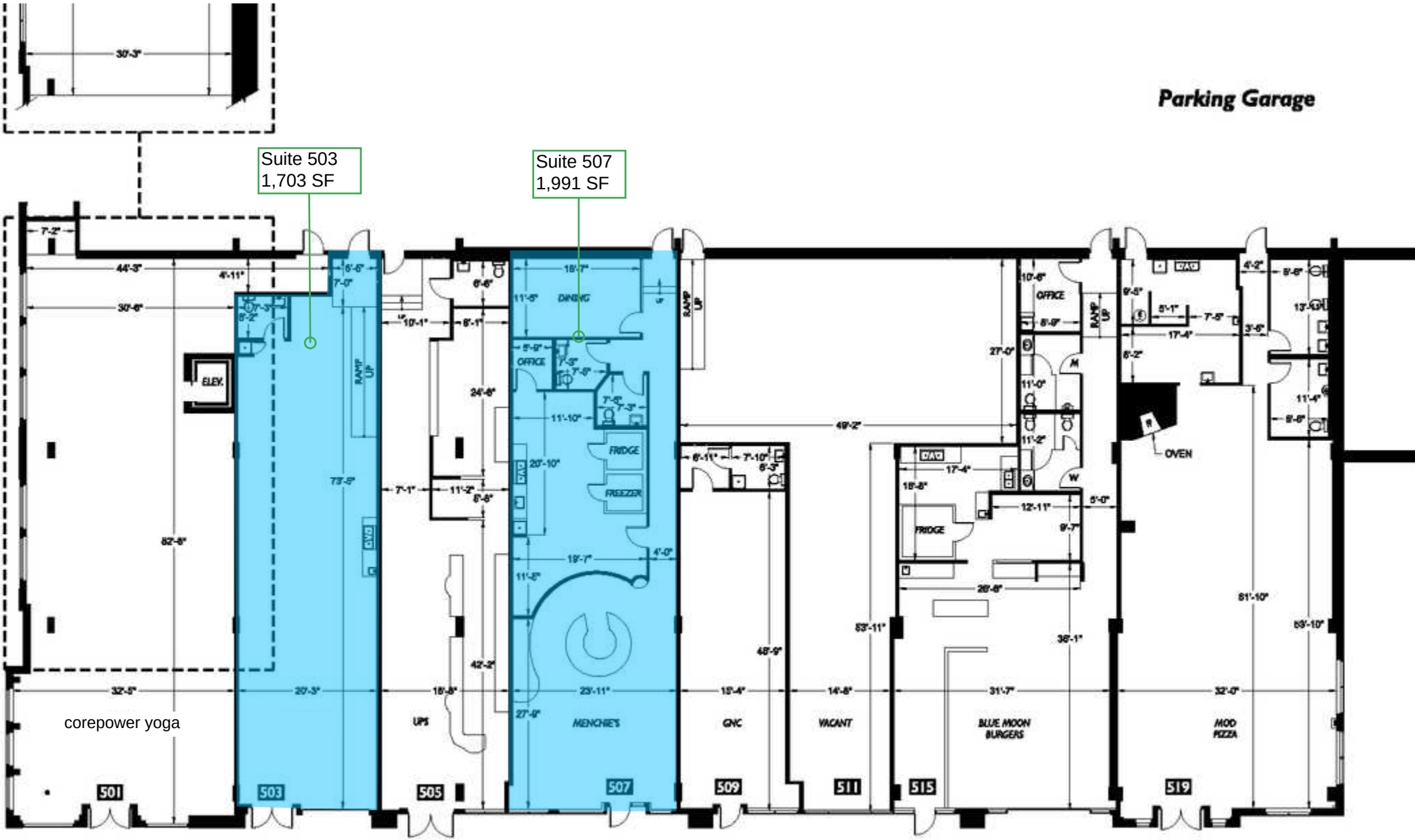

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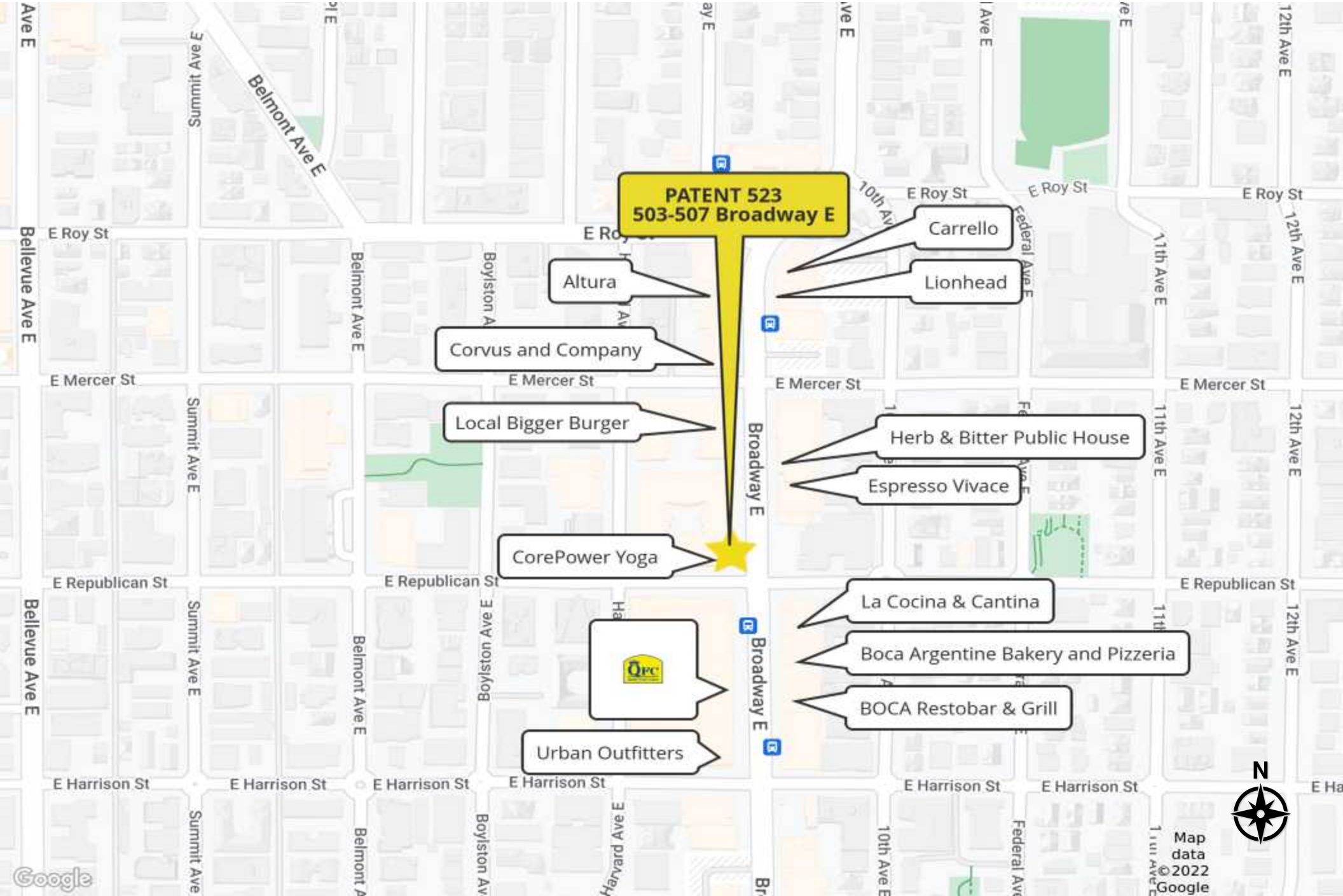
PATENT 523