

# MASIN BLOCK

SEATTLE, WA



220-240 Second Ave S, Seattle WA

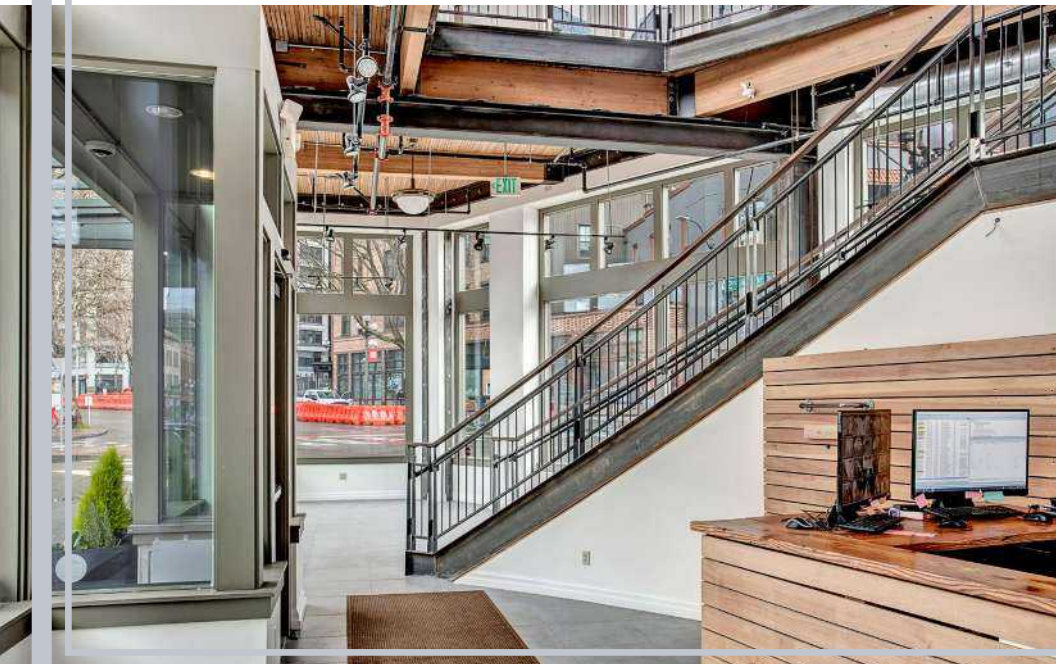




# MASIN BLOCK



The Masin Block is a fully renovated seismically upgraded project located in the heart of Seattle's historic Pioneer Square. Just a short walk from the city's Stadiums, Downtown, Waterfront, and the best location for access to light rail. the Masin Block offers access to everything tenants need for a thriving creative workspace.



# PROPERTY HIGHLIGHTS

1,466-49,055 SF available now

High ceilings

Brick and beam architecture

Operable windows

Plentiful nearby amenities

Excellent public transit options

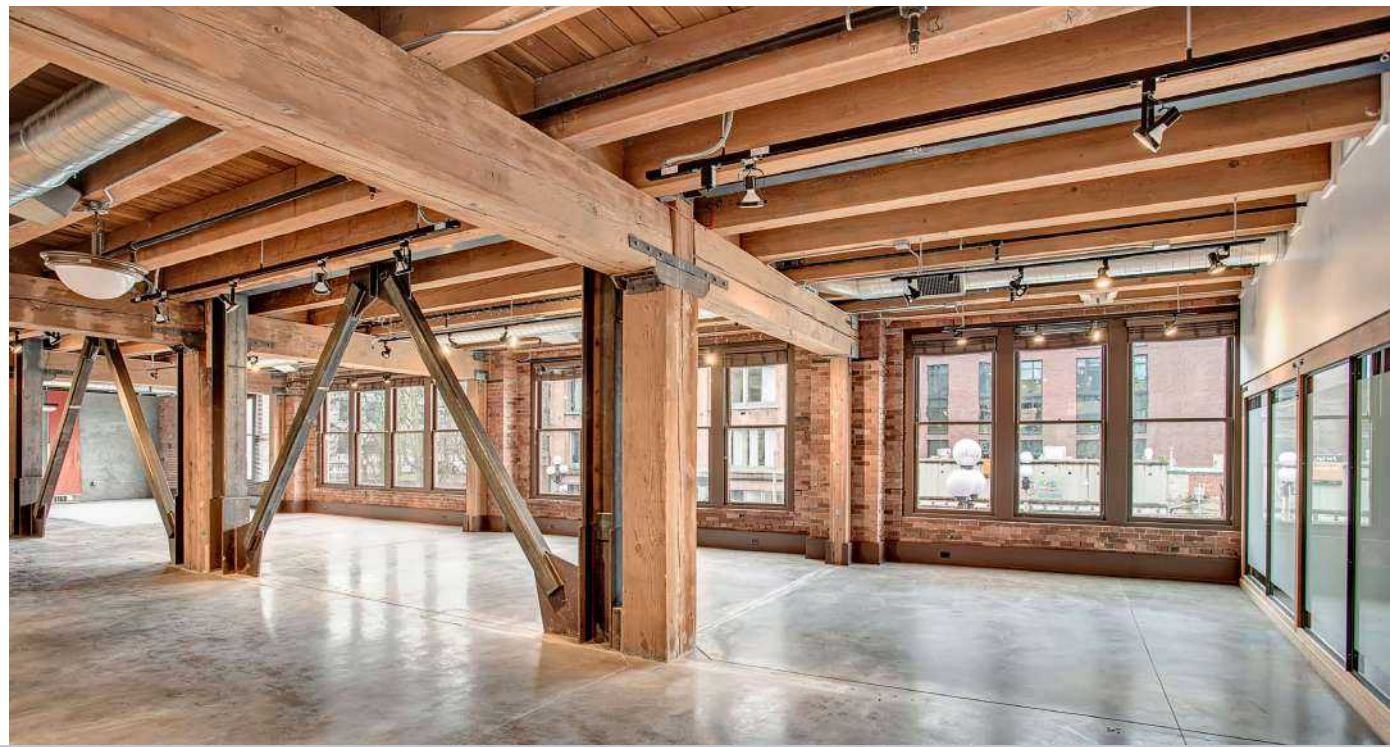
Numerous retail amenities on-site, including Flatstick Pub, The Good Bar, & Elm Roasters

Easy access to I-5, SR-99, I-90 and the Washington State Ferry Terminal

Walking distance to the CBD and the Waterfront

Significant building renovations and common space upgrades underway

MASIN  
BLOCK



# AVAILABLE SPACE

[View Floorplans](#)

## MASIN BUILDING

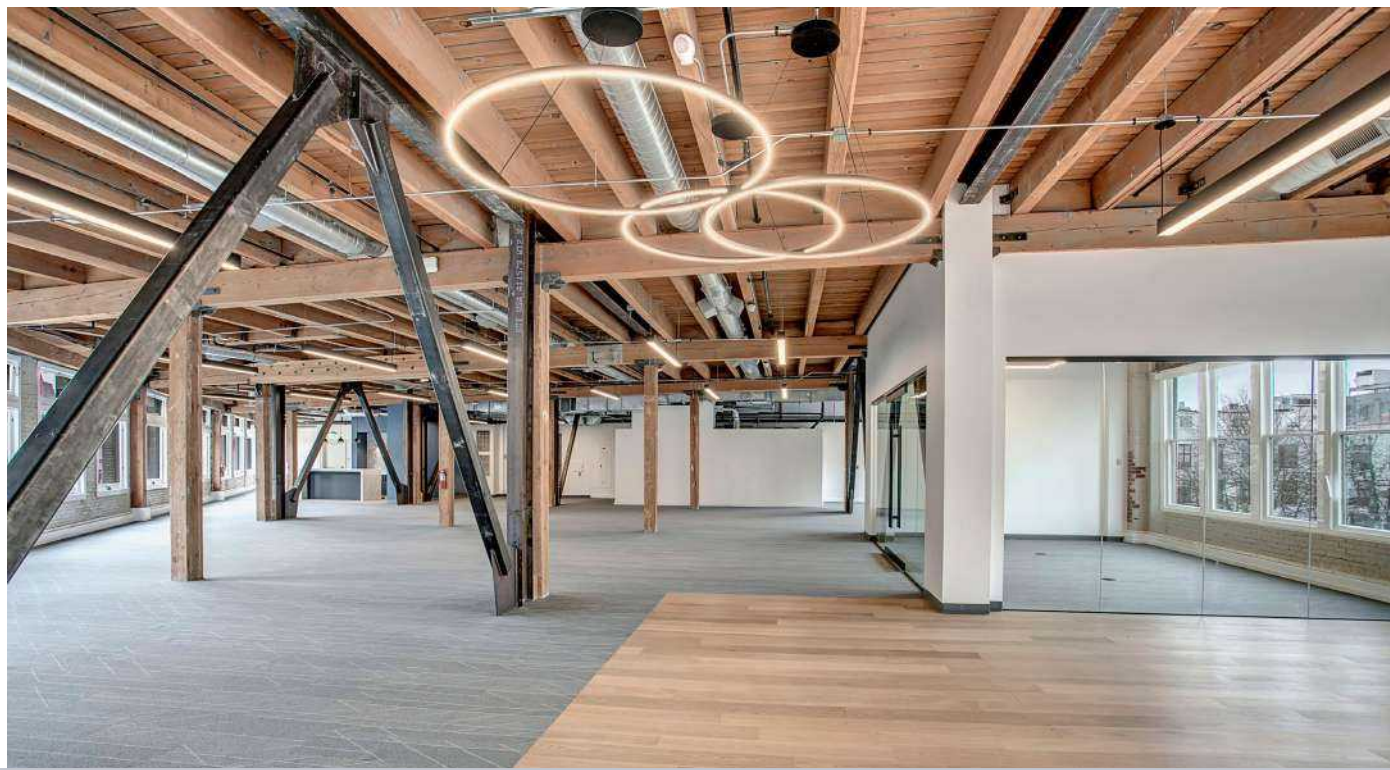
Suite 400	8,432 SF
Suite 300	8,308 SF
Suite 200	8,236 SF
Suite 100	8,624 SF
Suite LL	1,509 SF
<b>Total (Full Building)</b>	<b>35,109 SF</b>

## FURUYA & CORGIAT BUILDINGS

Suite 303	1,466 SF
Suite 302	1,855 SF
Suite 203	1,480 SF
Suite 202	1,866 SF
Suite 201	7,279 SF
<b>Total (Full Building)</b>	<b>13,946 SF</b>

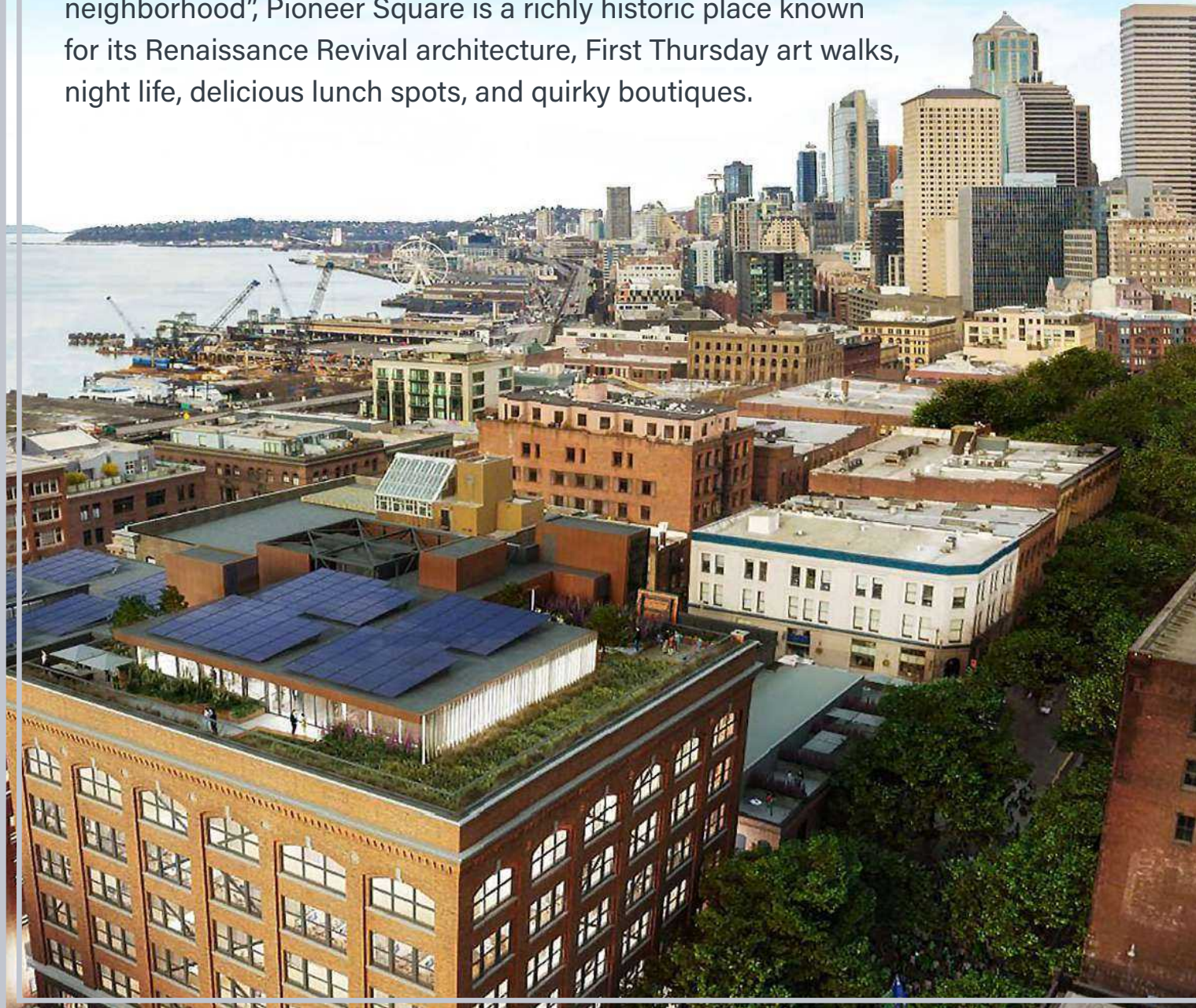
**Total space Available: 49,055 SF**

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# EXCELLENT LOCATION

Dubbed the birthplace of Seattle. Laying claim as the city's "first neighborhood", Pioneer Square is a richly historic place known for its Renaissance Revival architecture, First Thursday art walks, night life, delicious lunch spots, and quirky boutiques.



# CLOSE PROXIMITY TO EVERYTHING



## Food & Drink

- 1 • Good Bar  
• Flatstick Pub  
• Elm Coffee Roasters
- 2 • McCoy's Firehouse  
• Izumi Ramen  
• Asia Ginger Teriyaki
- 3 • MOD Pizza
- 4 • Pioneer Square D&E
- 5 • Xtadium
- 6 • The Pastry Project  
• The London Plane  
• Caffe Umbria
- 7 • The Halal Guys  
• Jimmy John's  
• Domino's Pizza  
• Dead Line
- 8 • Damn the Weather  
• Central Saloon  
• Altstadt Bierhaus & Brathaus  
• i5 Pho
- 9 • Il Terrazzo Carmine  
• General Porpoise  
• Cowgirls Inc.
- 10 • Taylor Shellfish Oyster Bar  
• Salumi Italian Restaurant  
• Zeitgeist Coffee  
• King Street Bar & Oven
- 11 • 13 Coins Seattle
- 12 • TAT's Delicatessen  
• Nirmal's Indian Restaurant  
• Pizza Pro
- 13 • Caffe D'arte  
• Cade Paloma  
• Underbelly
- 14 • Smith Tower Observatory Bar  
• Shawn O'Donnell's
- 15 • Boiling Point  
• Samurai Noodle  
• Jardin Tea  
• Saigon Streets  
• Waji's Poke Bar
- 16 • Dough Zone  
• Great State Burger  
• Momosan Seattle
- 17 • Chung Chun Rice Dog  
• Musashi's Sushi  
• Ping's Dumpling House  
• Thai Curry Simple
- 18 • Chengdu Memory  
• New Star Seafood  
• Tsukushinbo
- 19 • Fuji Sushi
- 20 • Oasis Tea Zone  
• Milkie Milkie Desserts  
• Oasis Tea Zone

## Fitness

- 1 • Wheeler Fitness
- 2 • Croyo Fit Yoga Studio
- 3 • Kinesia Pilates
- 4 • Bodytonic Pilates

## Grocery

- 1 • Saveway Market
- 2 • Union Station Market
- 3 • Uwajimaya Seattle
- 4 • Bartell Drugs
- 5 • Seattle Mart

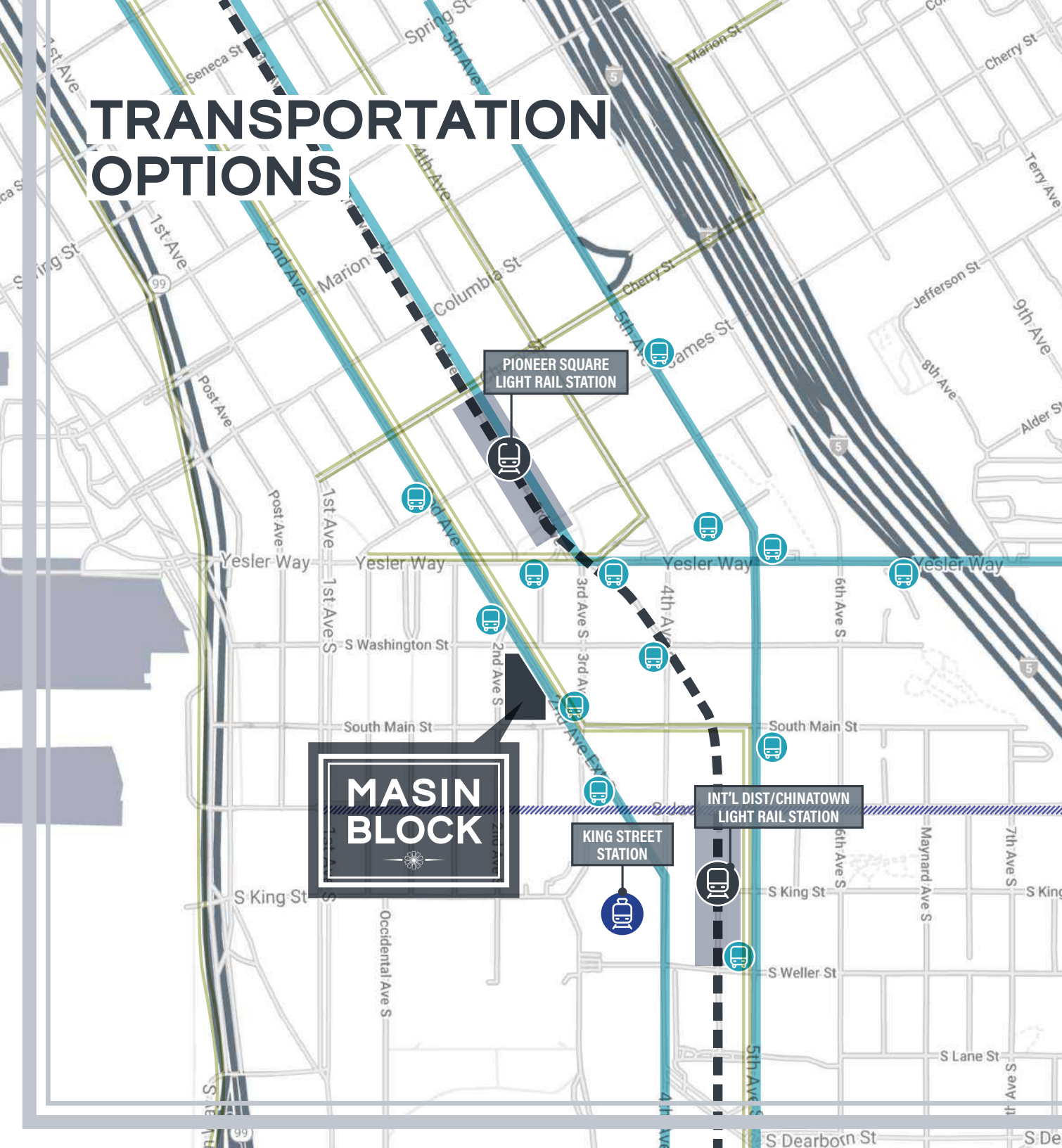
## Lodging

- 1 • Embassy Suites
- 2 • Best Western Plus
- 3 • Courtyard by Marriott
- 4 • The Alexis Royal Sonesta

## Other Amenities

- 1 • UW Medicine Clinic
- 2 • FedEx Print & Ship
- 3 • ORCA Card Office
- 4 • USPS

# TRANSPORTATION OPTIONS



WALK SCORE  
**98**



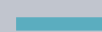
BIKE SCORE  
**91**



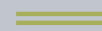
TRANSIT SCORE  
**100**



Bus Stops



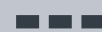
Bus Lane



Bike Lane



Light Rail Station



Link Light Rail



Train Station



First Hill Street Car

# PARKING

within 0.25 mile

- 1 **213 CHERRY ST (GARAGE)**  
\$285.48/month | \$21.00/day (12 hrs)
- 2 **615 1ST AVE (SURFACE)**  
\$45.31/day (10 hours)
- 3 **114 JAMES ST (GARAGE)**  
\$16.00/day (10 hours, in by 9:00)
- 4 **515 2ND AVE (GARAGE)**  
\$215.00/month
- 5 **400 4TH AVE (SURFACE)**  
\$250.00/month
- 6 **112 OCCIDENTAL AVE S (SURFACE)**  
\$12.00/day (in by 9:30, out by 5:00)
- 7 **117 3RD AVE S (GARAGE)**  
\$250.00-\$350.00/month
- 8 **210 4TH AVE S (SURFACE)**  
\$9.00/day (in by 9:30, out by 6:00)
- 9 **305 1ST AVE (SURFACE)**  
\$40.00/day (10 hours)
- 10 **300 2ND AVE S (SURFACE)**  
\$74.85/day (10 hours)
- 11 **400 S JACKSON ST (GARAGE)**  
\$263.00/month
- 12 **159 S JACKSON ST (GARAGE)**  
\$225/month
- 13 **450 ALASKAN WAY S (GARAGE)**  
\$19.00/day (10 hours, in by 9:30)
- 14 **201 S JACKSON ST (GARAGE)**  
\$30.00/day (24 hours)
- 15 **530 OCCIDENTAL AVE S (GARAGE)**  
\$28.00/day (10 hours, in by 11:00)
- 16 **201 S KING ST (SURFACE)**  
\$16.00/day (5:00am to 9:00pm)





# MASIN BLOCK

SEATTLE, WA



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## LEASING CONTACTS:

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RUBICON POINT  
PARTNERS

Colliers

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