

**ICONIC 1ST + UNION  
RETAIL/RESTAURANT  
AVAILABLE**



# ARCADE BUILDING

1st Avenue + Union Street | Seattle, WA 98101

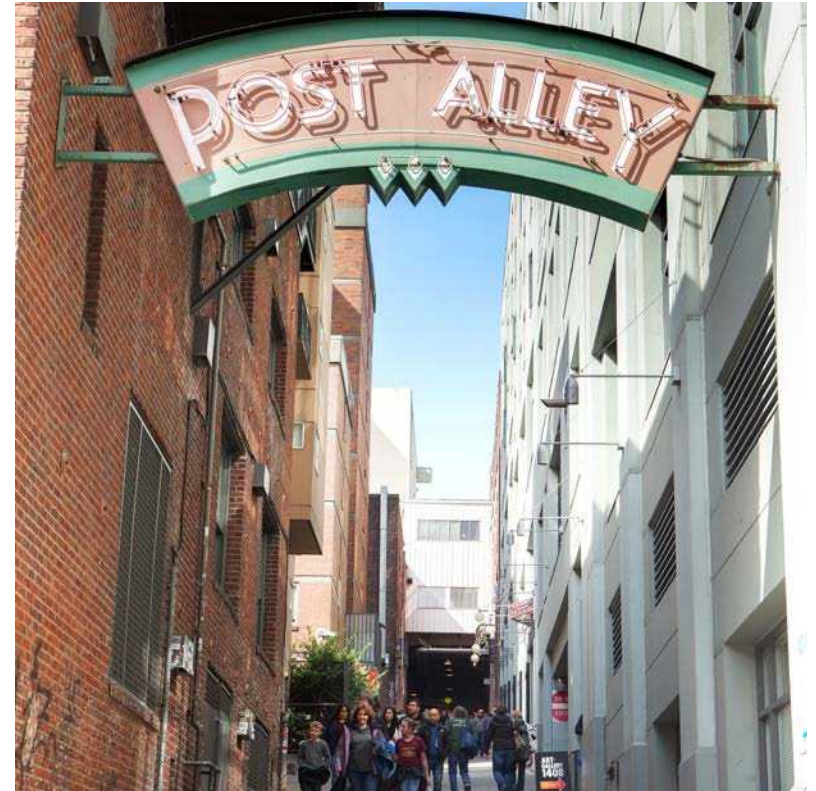


**TRACY CORNELL**  
tracyc@gibraltarusa.com  
206.948.0630

**LAURA MILLER**  
laura@gibraltarusa.com  
206.351.3573

# 1ST + UNION THE ARCADE BUILDING

- The Arcade Building is an iconic Pike Place Market property consisting of 79 residential units and 49,000 SF of retail
- Adjacent to The Four Seasons Hotel and Residences, Seattle Waterfront, and Seattle Art Museum
- This highly walkable location is steps away from the entrance to the Pike Place Market and the \$700M Seattle Waterfront Transformation opening Fall 2024
- Over 18,000 residents in the immediate Pike Place/ Waterfront neighborhood
- Over 6 hotels within walking distance of the site: Thompson Hotel, Inn at the Market, The Charter Hotel, The State Hotel, The Alexis, and The Pali Hotel





1401 1<sup>ST</sup> AVE – 2,744 SF

## 1<sup>ST</sup> + UNION THE ARCADE BUILDING

### 1403 1<sup>ST</sup> AVENUE:

1,274 SF

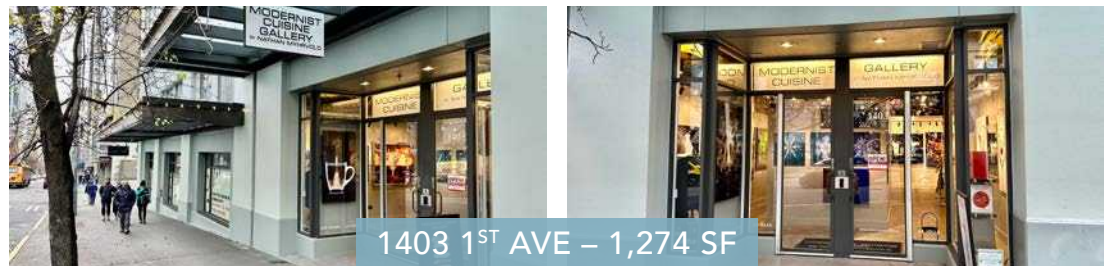
- Beautiful gallery space build out
- Perfect for retail or café
- In-suite restroom
- Existing 2-ton HVAC
- No class one hood capability
- Available March 1, 2024

### 1401 1<sup>ST</sup> AVENUE:

2,744 SF

- Retail, restaurant, or cafe space with storefront visibility on 1st Avenue and Union Street
- Prime corner location
- Horizontally vented Type I hood or Type II hood possible
- In-suite restroom

*CALL FOR RATES*



1403 1<sup>ST</sup> AVE – 1,274 SF



**98**

**WALKSCORE**

**10M+**

**PIKE PLACE  
MARKET  
VISITORS**

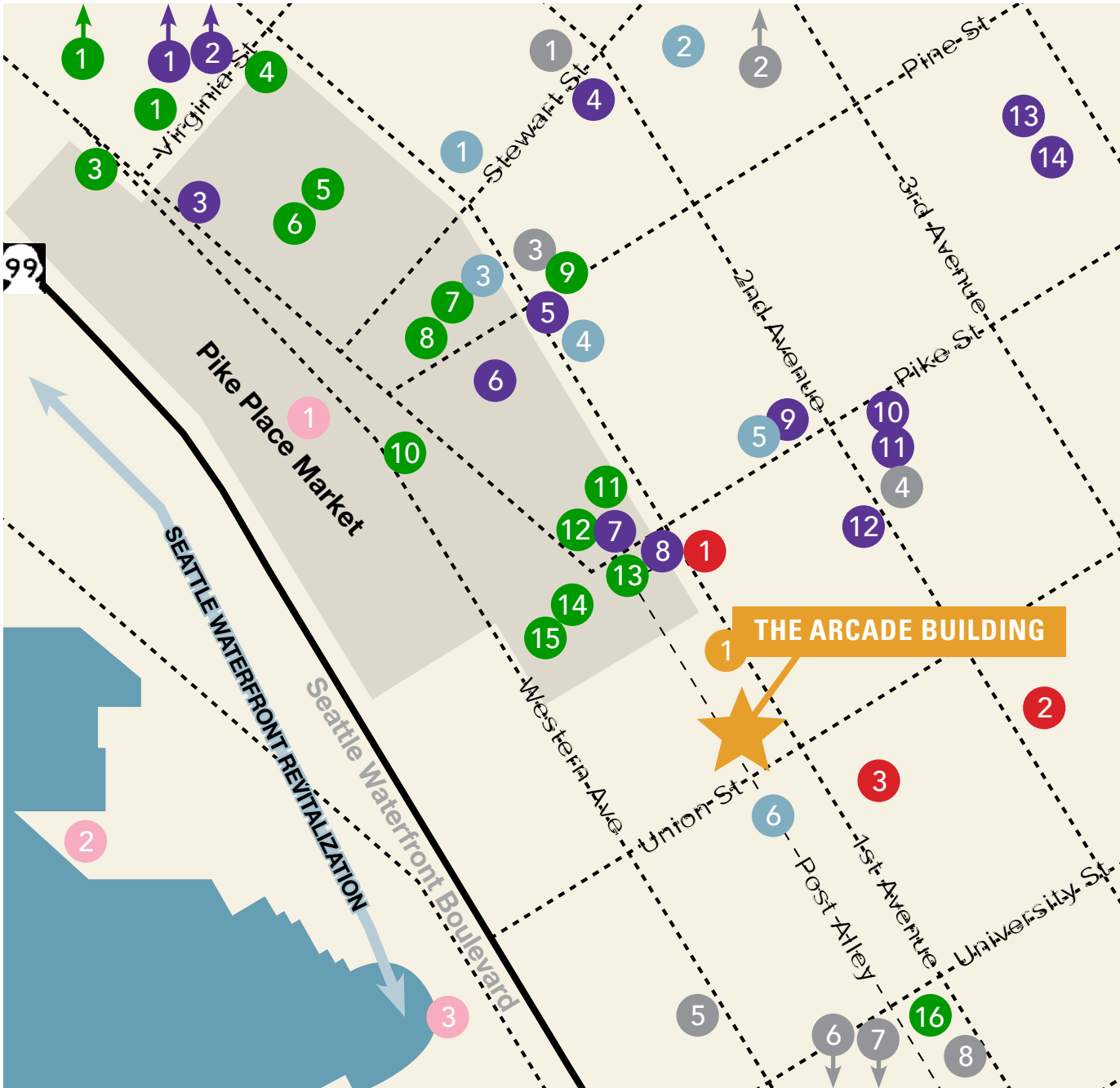
**150K**

**DAYTIME  
POPULATION**

**600K+**

**TRADE AREA  
RESIDENTS**

## THE ARCADE BUILDING SITE MAP



### ATTRACTIONS

1. Pike Place Market
2. Seattle Aquarium
3. Seattle Great Wheel

### DINING

1. El Gaucho
2. Seatown Seabar
3. Cutters Crabhouse
4. Virginia Inn
5. Kells Irish Restaurant & Bar
6. The Pink Door
7. Sushi Kashiba
8. Cafe Campagne

### CULTURE

1. Showbox
2. Benaroya Hall
3. Seattle Art Museum

### SHOPPING

1. Orvis
2. Patagonia
3. Kitchen & Market
4. H Mart
5. Fjällräven
6. Rachel's Ginger Beer
7. Ellenos

### HOTELS

1. Thompson Hotel
2. Charter Hotel
3. Inn at the Market

### RESIDENTIAL

1. Viktoria Apartments
2. Eammons on 3rd
3. Helios
4. West Edge

### ★ THE ARCADE BUILDING

1. Pike Brewing

9. Cupcake Royale
10. Lowell's Restaurant
11. Radiator Whiskey
12. Matt's in the Market
13. IL Bistro
14. Place Pigalle
15. Maximilien Restaurant
16. Von's 1000 Spirits

8. DeLaurenti Food & Wine
9. Ben Paris
10. Wells Fargo
11. KÜHL
12. Target
13. Dr. Martens
14. Vans

4. Palihotel
5. The State Hotel
6. Four Seasons Hotel

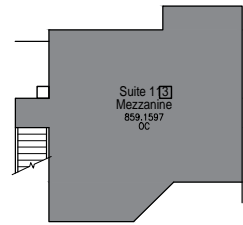
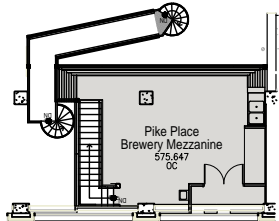
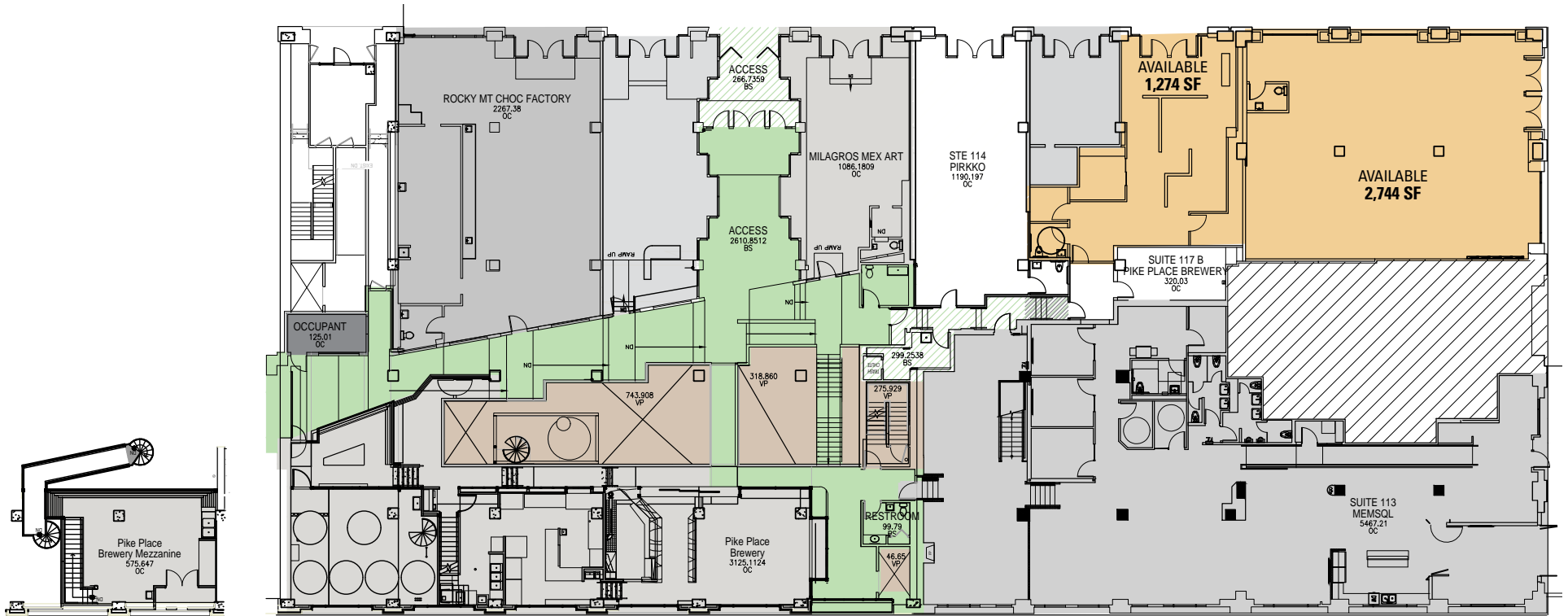
5. Harbor Steps
6. Waterfront Place
7. Waterfront Tower
8. Cyrene

THE ARCADE BUILDING SITE PLAN



1<sup>ST</sup> AVENUE

UNION STREET



GROSS AREA  
24147.73  
EGA

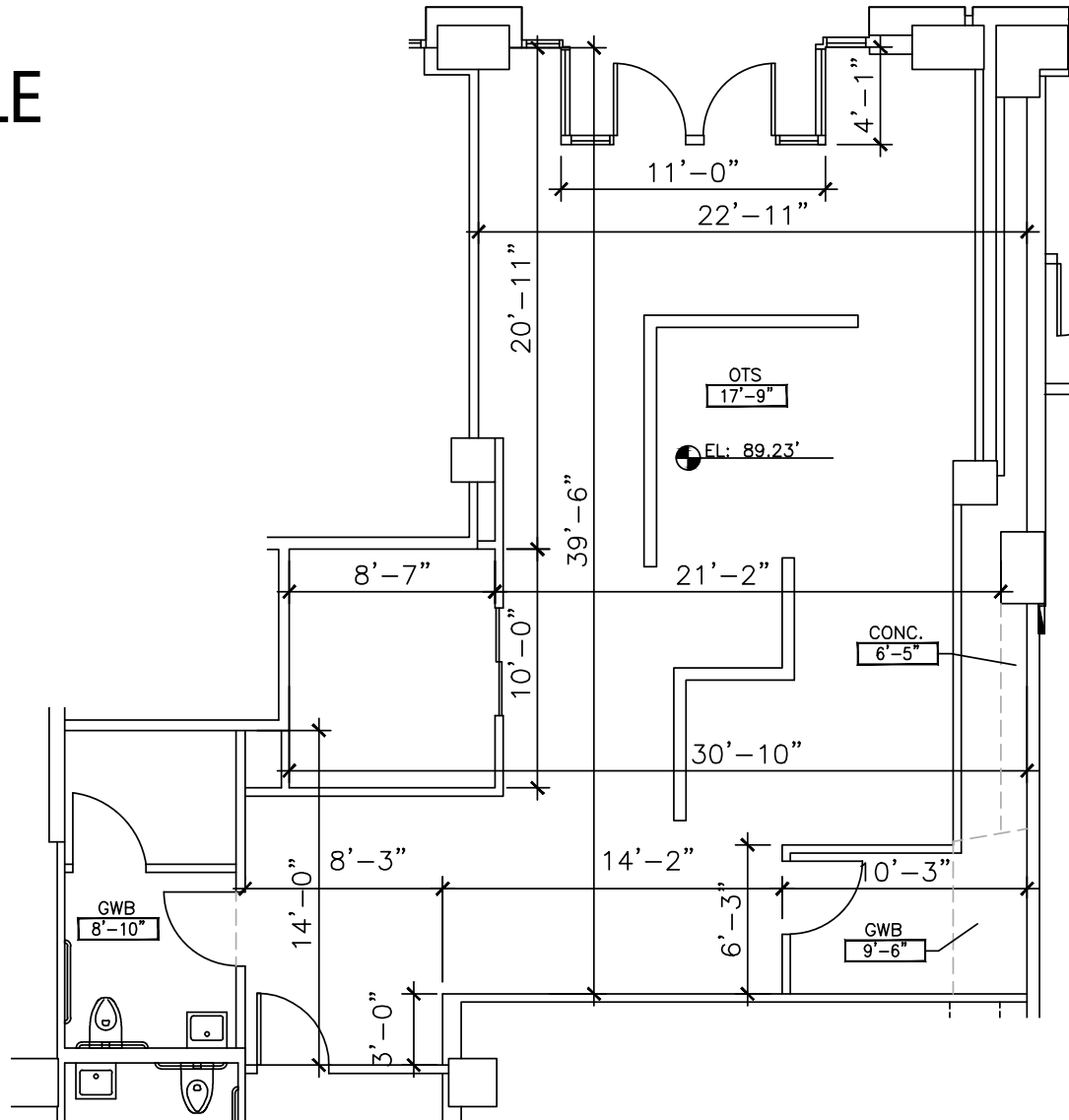
- VERTICAL PENETRATIONS
- OCCUPANT AREAS
- BUILDING SERVICE
- AVAILABLE



1403 1<sup>ST</sup> AVENUE

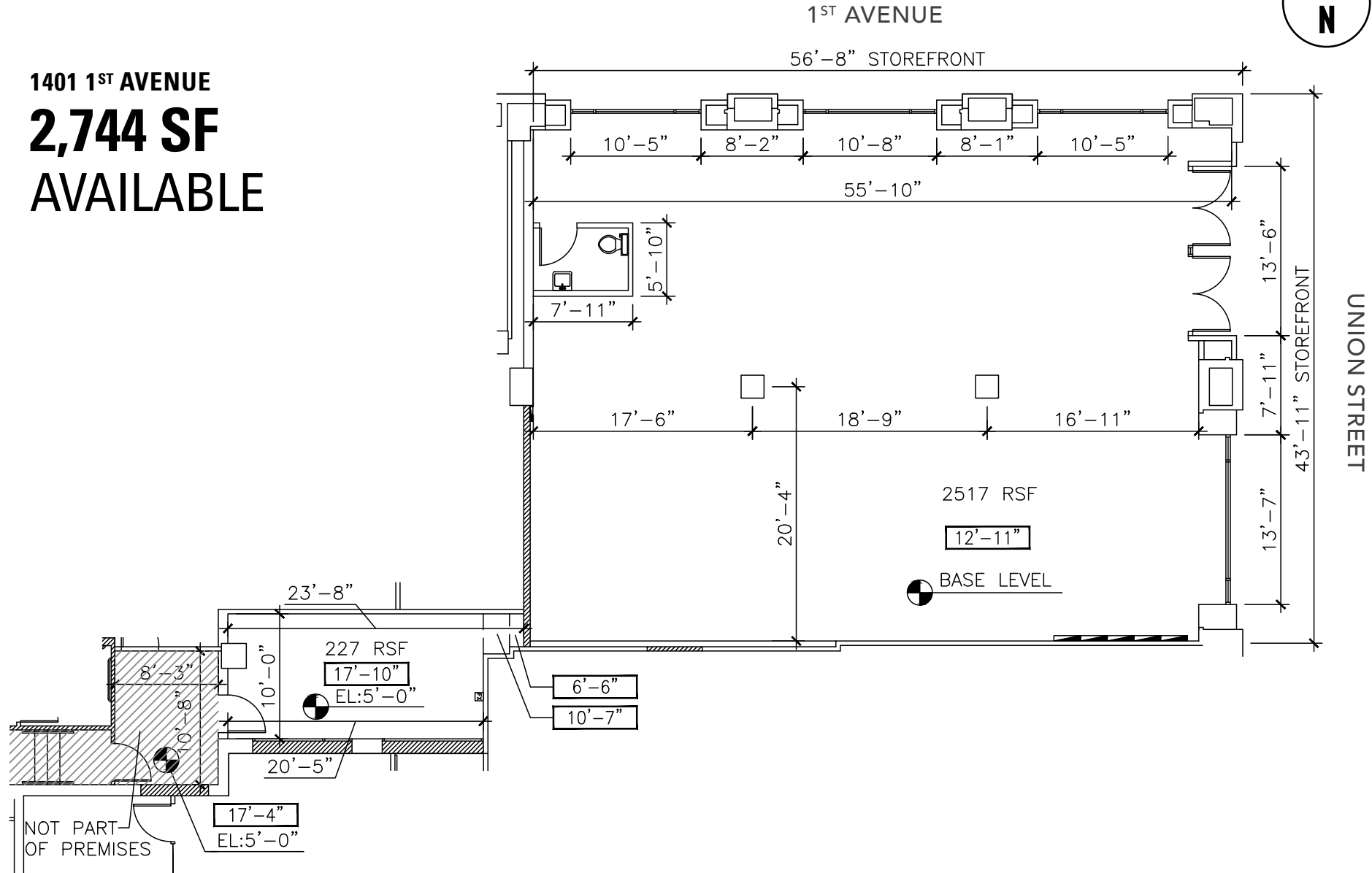
**1,274 SF**  
**AVAILABLE**

1<sup>ST</sup> AVENUE





1401 1<sup>ST</sup> AVENUE  
**2,744 SF**  
AVAILABLE





**FOR MORE INFORMATION PLEASE CONTACT:**

**TRACY CORNELL**

[tracyc@gibraltarusa.com](mailto:tracyc@gibraltarusa.com)

206.948.0630

**LAURA MILLER**

[laura@gibraltarusa.com](mailto:laura@gibraltarusa.com)

206.351.3573



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.