

1312 E PINE ST, SEATTLE, WA 98122



THE WILDER

RETAIL + RESTAURANT | AVAILABLE MARCH 2024



FOR MORE INFORMATION PLEASE CONTACT:

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PROJECT OVERVIEW

- Heart of the Capitol Hill Neighborhood
- 79 unit mixed use development
- Tilt & fold, operable doors, wood storefront
- Covered patio
- Join neighbors such as:
Spinasse, Artusi, Porchlight Coffee & Records, Manao Thai Street Eats

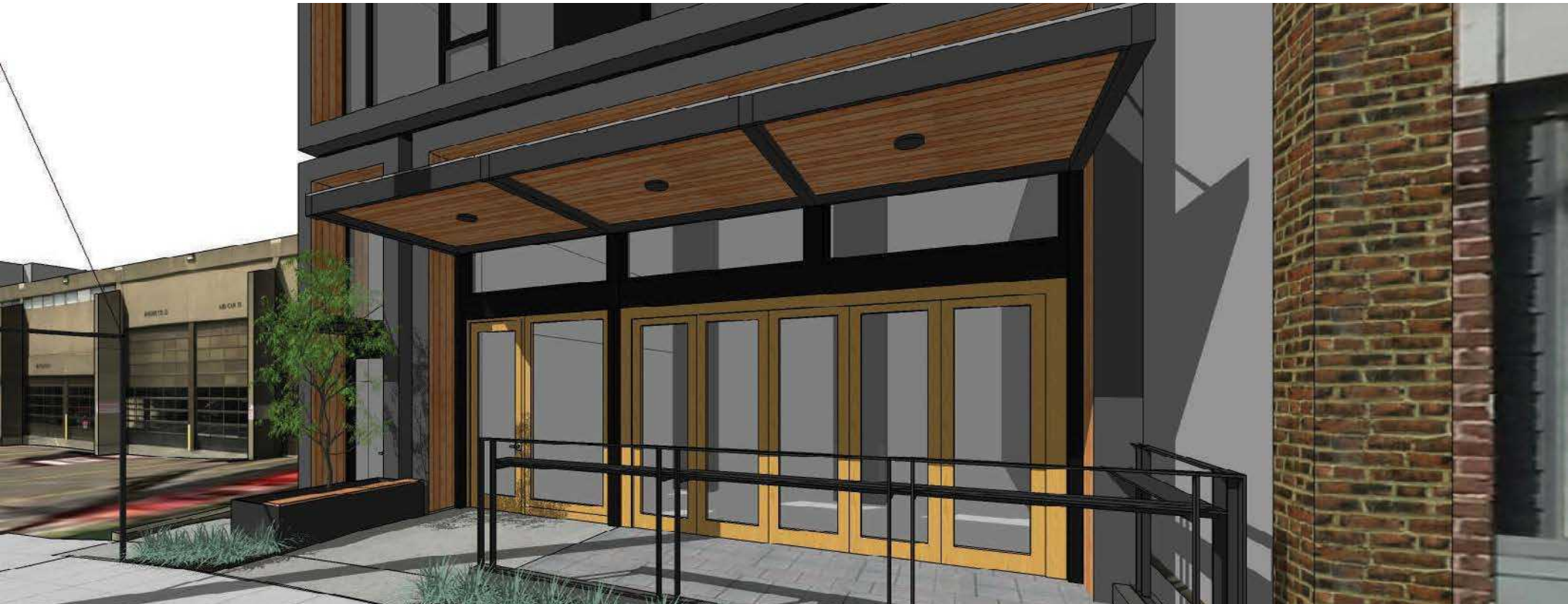
DEMOGRAPHICS

POPULATION	86,855
HOUSEHOLDS	48,403
AVERAGE HH INCOME	\$109,050
DAYTIME POPULATION	74,981

* 2023 DEMOGRAPHICS BASED ON A 1-MILE RADIUS

99
WALK
SCORE

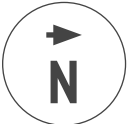
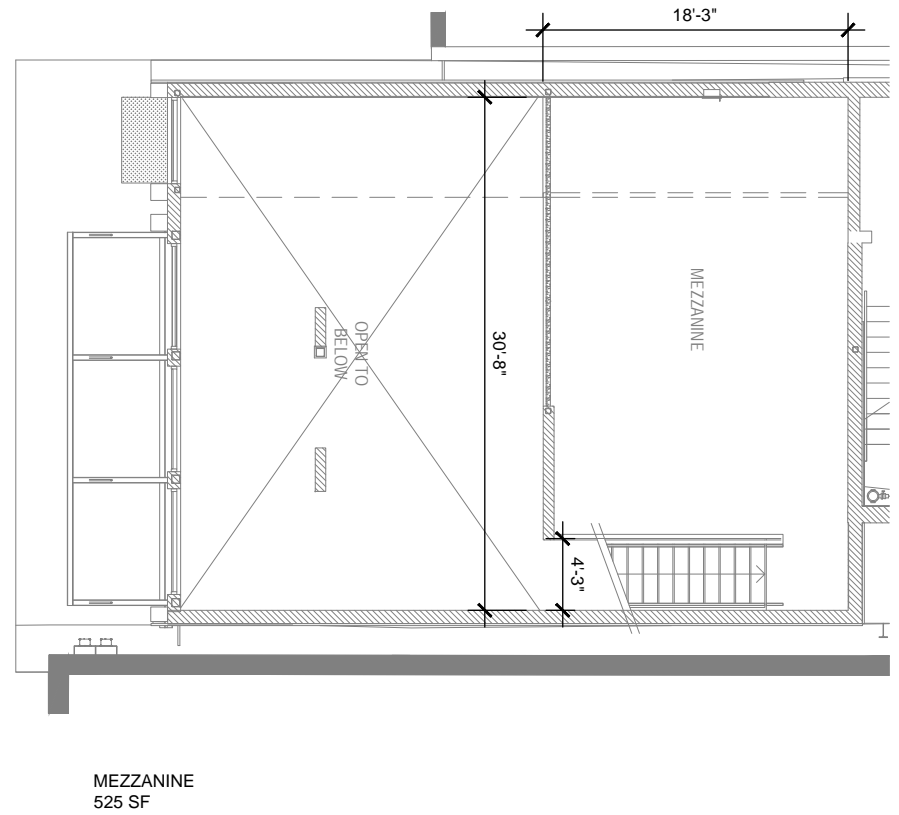
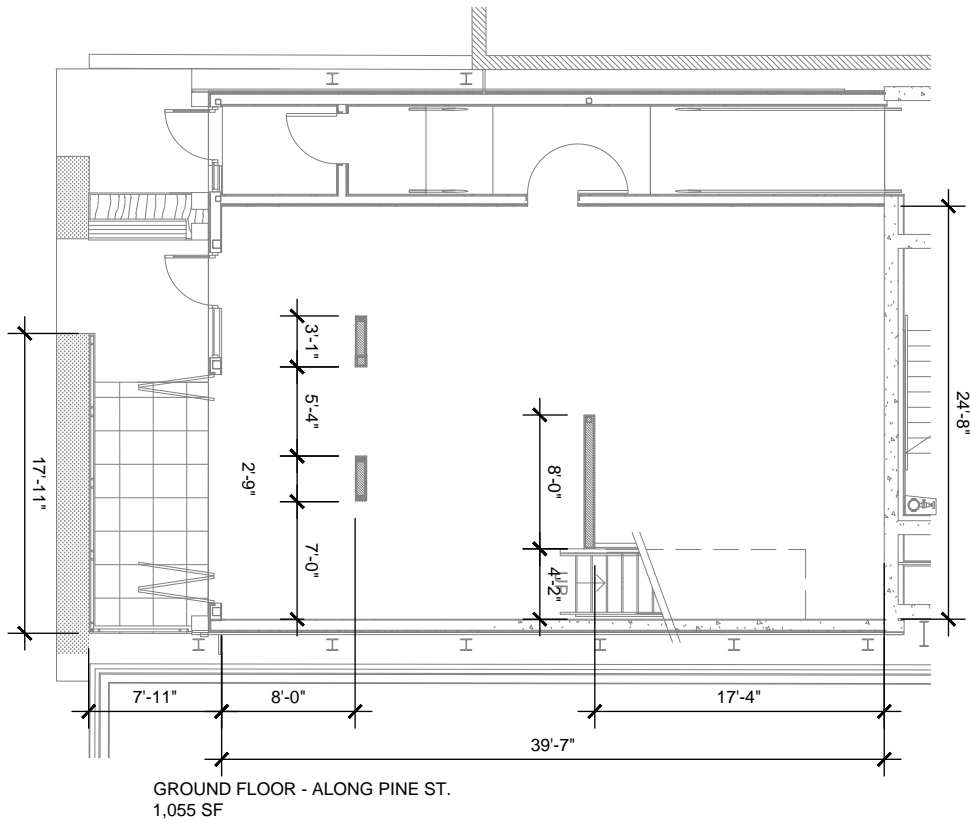
85
BIKE
SCORE



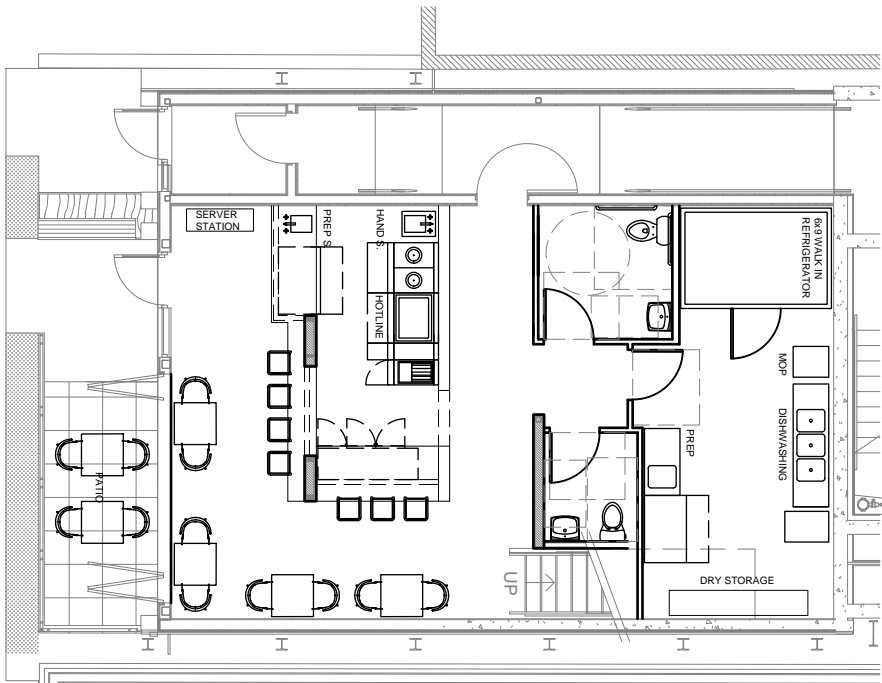
PROJECT DETAILS

SIZE (RSF)	LEASE RATE	NNN RATE EST. 2023	DESCRIPTION
1,055 SF – Ground Floor 525 SF – Mezz	\$35	\$13	<ul style="list-style-type: none"> - Mezzanine availability - 19' double-height space; 9' ceilings at mezzanine - 7'-10' ceilings below mezzanine - Vertical duct and shaft for venting Type hood - Wood tilt & fold operable windows - Covered patio

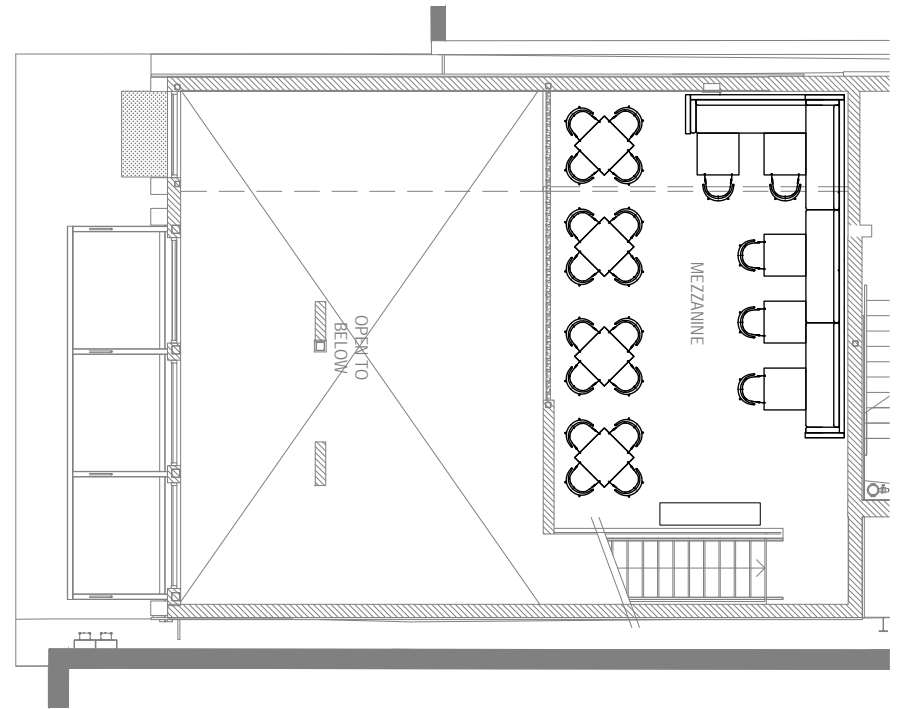
SHELL & CORE PLANS



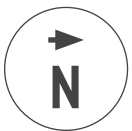
SAMPLE RESTAURANT LAYOUT

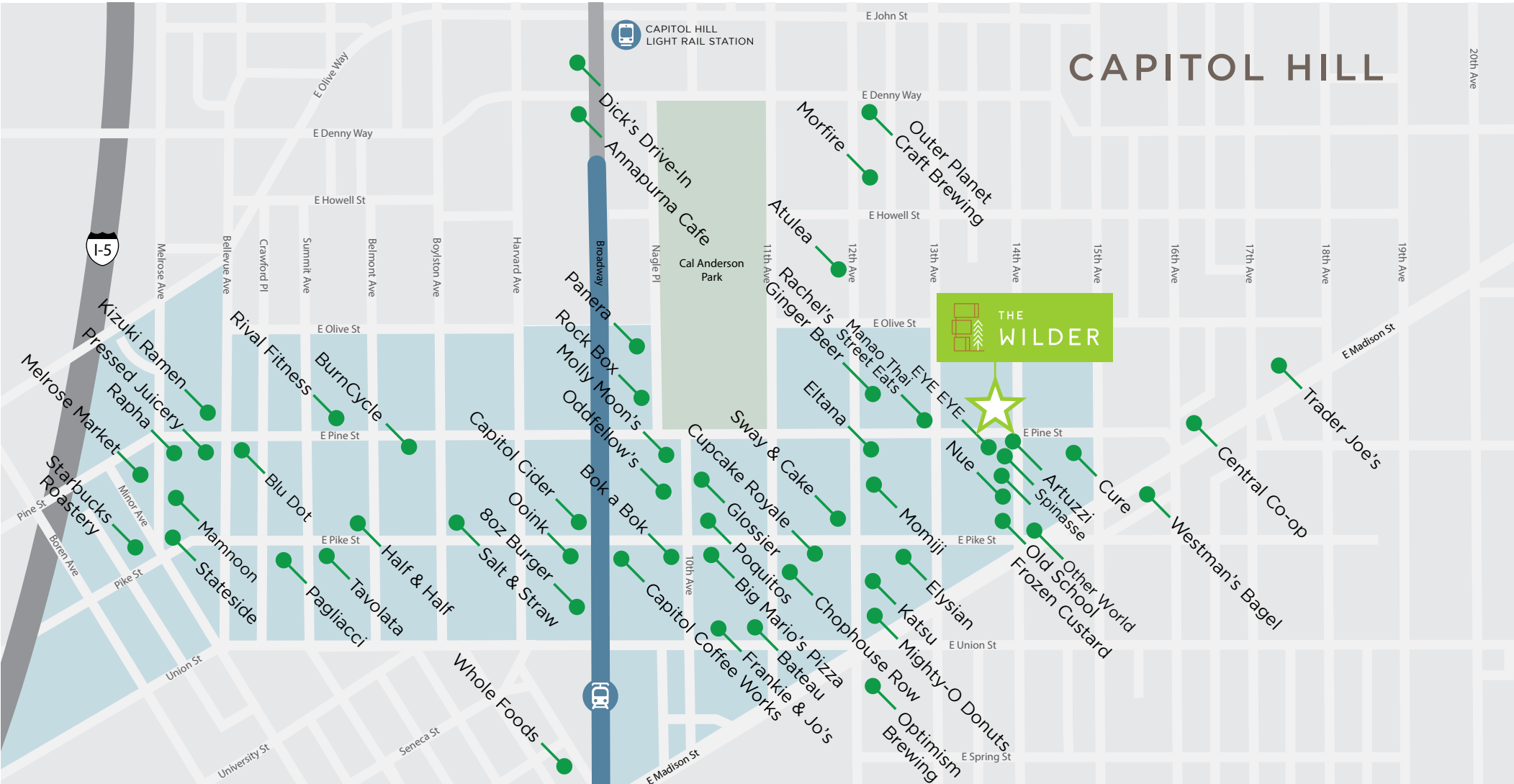


GROUND FLOOR - ALONG PINE ST.
1,055 SF



MEZZANINE
525 SF





◀ DOWNTOWN SEATTLE

PIKE - PINE CORRIDOR

FIRST HILL STREET CAR

CAPITOL HILL LIGHT RAIL STATION



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