

# UPTOWN RETAIL

100 ROY ST  
SEATTLE

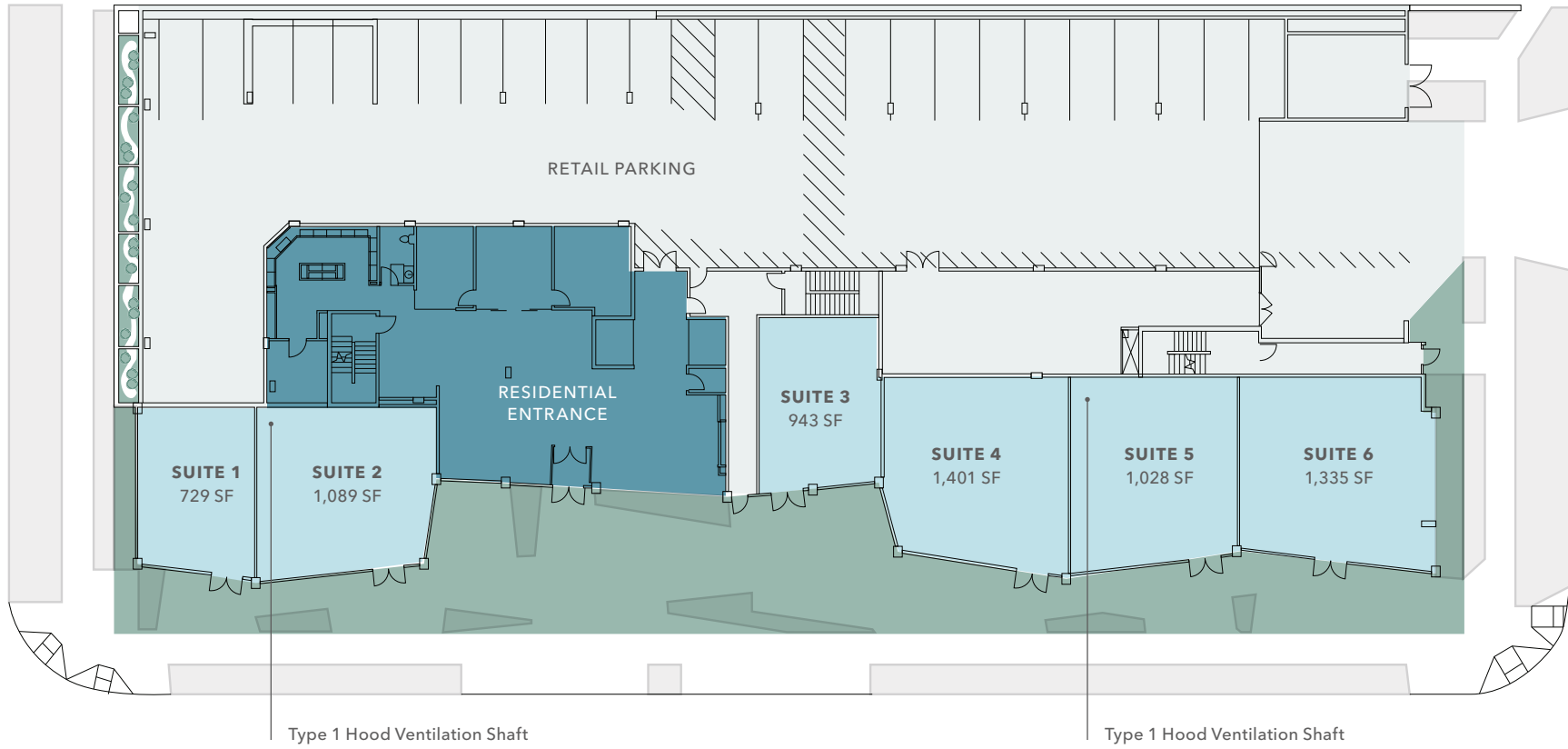


TWO BLOCKS FROM CLIMAGE PLEDGE ARENA

*New Mixed Use Development*

6,525 SF Retail/Restaurant Space Available With Parking

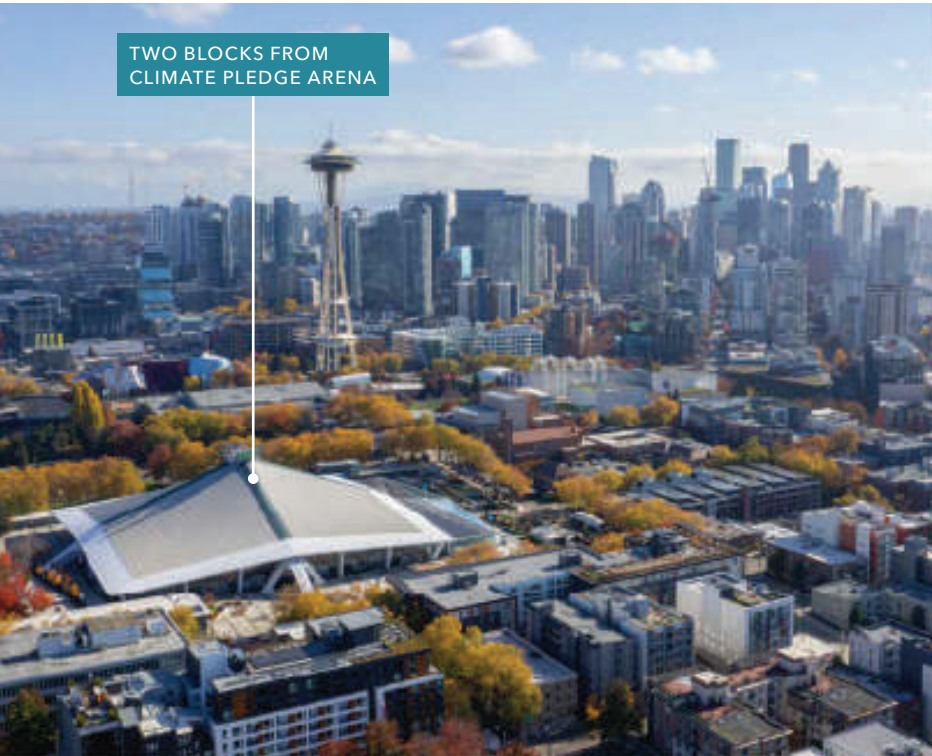
DELIVERY ~ SPRING 2025



Available	SF	Rate	NNN	Comments
Suite 1	729			Endcap
Suite 2	1,089			Ideal for quick service restaurant
Suite 3	943			
Suite 4	1,401			
Suite 5	1,028			Ideal for quick service restaurant
Suite 6	1,335			Endcap



EST JUNE 2025 DELIVERY



TWO BLOCKS FROM  
CLIMATE PLEDGE ARENA



ONE MILE FROM AMAZON  
HEADQUARTERS



100 ROY

METROPOLITAN  
MARKET

*Situated in the heart of uptown in downtown Seattle*

The project is a seven-story mixed-use building on Roy Street. It comprises 169 residential units and 7,052 square feet of retail/restaurant space. The site is located directly across the street from high-end grocer Metropolitan Market.

*Seattle is widely recognized as a hub for technology and medical research*

With several major companies based in downtown Seattle. These include Amazon, Google, the Bill & Melinda Gates Foundation, Facebook, Tableau Software, Adobe, The Fred Hutchinson Cancer Research Center, Dexter Yards and the Allen Institute for Brain Science.

*Two blocks from climate pledge arena, an 800,000 sf arena hosting up-to 18,100 attendees for their headliner concerts and Kraken NHL team events.*

100 Roy is conveniently positioned just north of Seattle Center, a prominent regional hub for entertainment, arts, and culture, the neighborhood boasts several significant landmarks including the iconic Seattle Space Needle, McCaw Hall, Memorial Stadium, Chihuly Garden and Glass, and the Museum of Pop Culture (MoPop). Art patrons and area

residents dine at Seattle's most trend setting eateries surrounding Seattle Center. One block to the south, Seattle Center hosts a diverse array of cultural events and festivals throughout the year, including well-known events such as Bumbershoot, Northwest Folklife Festival, Bite of Seattle, and Seattle International Film Festival.



AVAILABLE FOR LEASE

KIDDER MATHEWS

# UPTOWN RETAIL | 100 ROY ST SEATTLE

## DEMOGRAPHICS

	0.5 Mile	1 Mile	3 Miles
TOTAL POPULATION (2023)	18,727	64,800	298,234
TOTAL DAYTIME POPULATION (2023)	22,849	80,801	507,172
BACHELOR'S DEGREE OR HIGHER	72.3%	78.8%	75.4%
TOTAL HOUSEHOLDS (2023)	11,940	38,666	164,436
AVG HOUSEHOLD INCOME	\$155,836	\$191,230	\$172,039
ESTIMATED TOTAL BUSINESSES	953	3,495	19,388
ESTIMATED TOTAL EMPLOYEES	13,954	54,610	352,690



90

BIKER'S PARADISE



97

WALKER'S PARADISE



71

EXCELLENT TRANSIT





## UPTOWN RETAIL | 100 ROY ST SEATTLE

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