

RESTAURANT  
LEASE



# Shelton 2nd Generation Restaurant Space

101 S 1st St | Shelton, WA

Jeff Ayers

Owner | Designated Broker

425.275.2406

[jeff@ayerscommercialgroup.com](mailto:jeff@ayerscommercialgroup.com)

Andrew Ayers

Broker

206.300.0459

[andrew@ayerscommercialgroup.com](mailto:andrew@ayerscommercialgroup.com)

Cole Soreano

Broker

206.683.6871

[cole@ayerscommercialgroup.com](mailto:cole@ayerscommercialgroup.com)



# PROPERTY FEATURES

<b>YEAR BUILT</b>	<b>1908</b>
<b>LEASE TYPE</b>	<b>NNN</b>
<b>GAS/GARBAGE</b>	<b>Paid by Tenant</b>
<b>ELECTRICITY/WATER/SEWER</b>	<b>Tenant Reimbursed</b>
<b>PARKING</b>	<b>Street Parking</b>



# AVAILABLE SPACES

Suite	Square Feet	Base Rent	NNN Expenses	Total	Notes
101 S 1st St	2,600	\$4,117	\$878	\$4,995	Restaurant space available in Historic Shelton Hotel building located on busy South 1st Street. Move-in ready restaurant with Type 1 hood.