

FOR LEASE  
RETAIL/RESTAURANT SPACE

**J.G. WHITTIER**

7730/7750 15th Ave NW, Seattle, WA 98117



For more information please contact:



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## THE NEIGHBORHOOD

Named by Seattle Magazine as one of Seattle's "Best Pocket Neighborhoods", Whittier Heights is part of the greater Ballard neighborhood, and boasts some of Seattle's most popular food havens, as well as a strong sense of community. Bounded to the East by Phinney Ridge, and the North by Crown Hill, this animated area is home to Delancey, Un Bien, The Fat Hen, Frankie & Jo's Ice Cream, Portalis Wine Shop, Essex, The Dray, Ballard High School, and more!

## PROPERTY HIGHLIGHTS

- Rare opportunity to lease restaurant/retail space in Ballard's charming Whittier Heights neighborhood
- Two retail spaces located on the ground level of a 54 unit apartment building
- Building features cedar "portals" over entry, canopied entryway, opportunity for illuminated signage, and 400-amp power
- Both retail spaces feature a type 1 hood shaft and roll-up doors with potential for outdoor bar top seating
- Built-out restrooms (shared between spaces)



52

TRANSIT SCORE



88

WALK SCORE



77

BIKE SCORE



97,494

TOTAL POPULATION



45,151

TOTAL HOUSEHOLDS



\$104,021

MEDIAN INCOME

\* 2020 Demographics based on 2 mile radius



### AVAILABLE SPACE

SUITE	TENANT	SIZE (SF)	EST. OPERATING EXPENSES	LEASE RATE	DESCRIPTION
Retail A	Available	1,682	\$8.75	Inquire	Retail/Restaurant space with Type 1 hood shaft, large storefront windows, two roll-up doors fronting 15th Ave NW, shared restrooms.
Retail B	Available	1,531	\$8.75	Inquire	Corner Retail/Restaurant space with Type 1 hood shaft, large storefront windows, roll-up door fronting 15th Ave NW, shared restrooms.
Combined	Available	3,213	\$8.75	Inquire	





