



FOR LEASE
5680 24th Avenue NW
Seattle, WA 98107



NOMA BUILDING | RETAIL

First Western Properties, Inc. | 425.822.5522 | fwp-inc.com
11621 97th Lane NE, Kirkland, Washington 98034

NOMA BUILDING is a 91 unit condominium building over commercial retail space located in the Ballard neighborhood of Seattle known for its blend of contemporary urban offerings with the tranquility of residential living. Distinguished by its historical charm, Scandinavian influences, and vibrant commercial scene, Ballard stands as a cherished and unique facet of the greater Seattle region. Its commitment to preserving historic buildings, hosting cultural events, and fostering community engagement significantly contributes to its economic vitality and appeals to both residents and tourists. The site is strategically located near the “Locks” and Nordic Museum bringing more than 300,000 tourists to the neighborhood annually; Old Town Ballard - a city wide draw, & Swedish Hospital Ballard.



5680 24TH AVE NW:

8,743 SF \$24.50 PSF, NNN

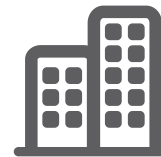
- Formerly Fitness 19
- Rare Corner Location - Excellent Retail Opportunity
- NNN: \$4.44 PSF (est. 2024)
- Parking: 9 Dedicated Stalls + 2 Handicap Stalls, Monthly Rate is Negotiable
- Neighbors: QFC, Bartell Drugs, Edward Jones, People’s Bank



Population



Average HH Income



Daytime Population

Regis - 2024

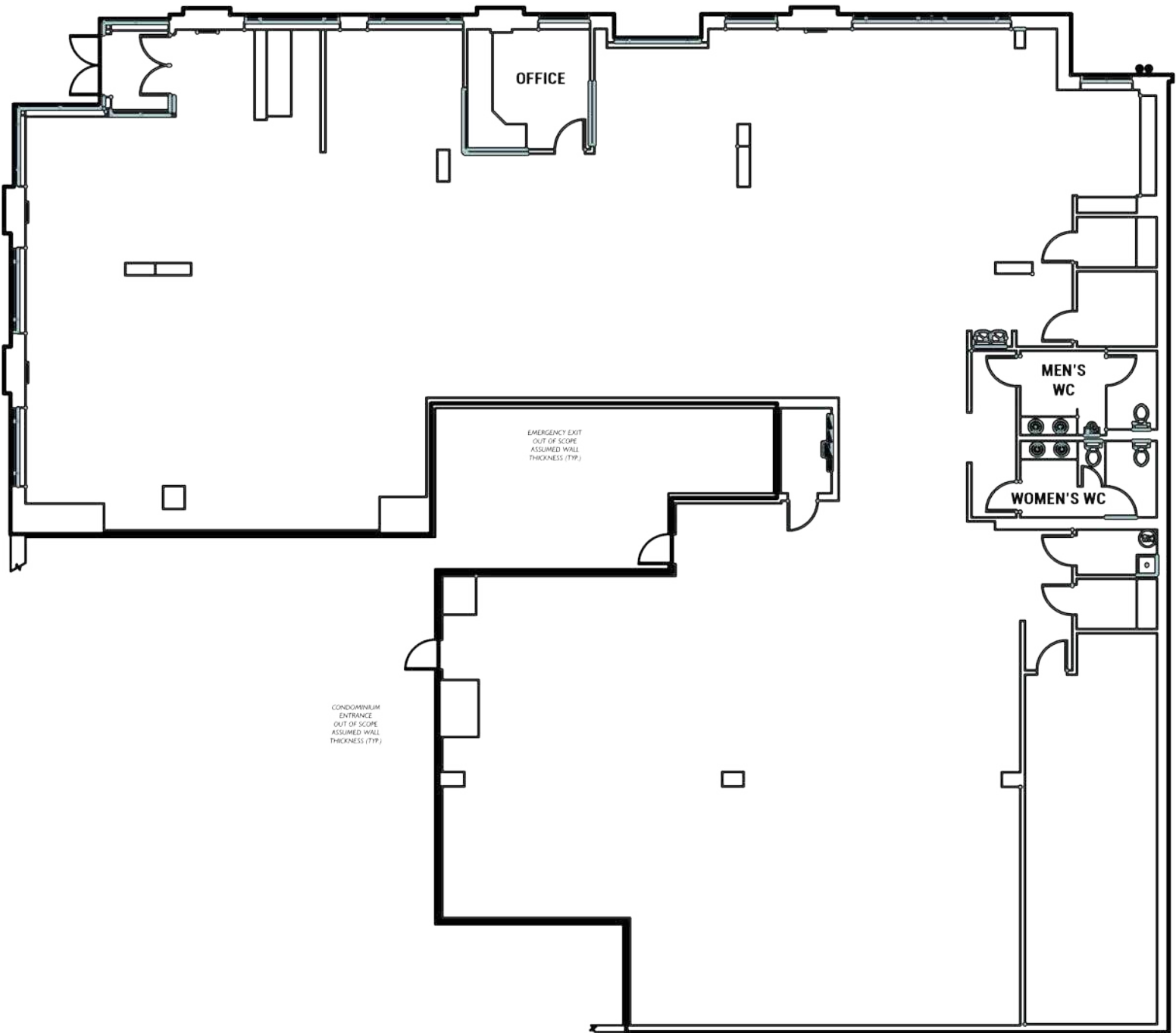
	Population	Average HH Income	Daytime Population
Mile 1	33,223	\$201,210	20,082
Mile 3	169,596	\$219,796	71,802
Mile 5	423,595	\$177,991	255,190

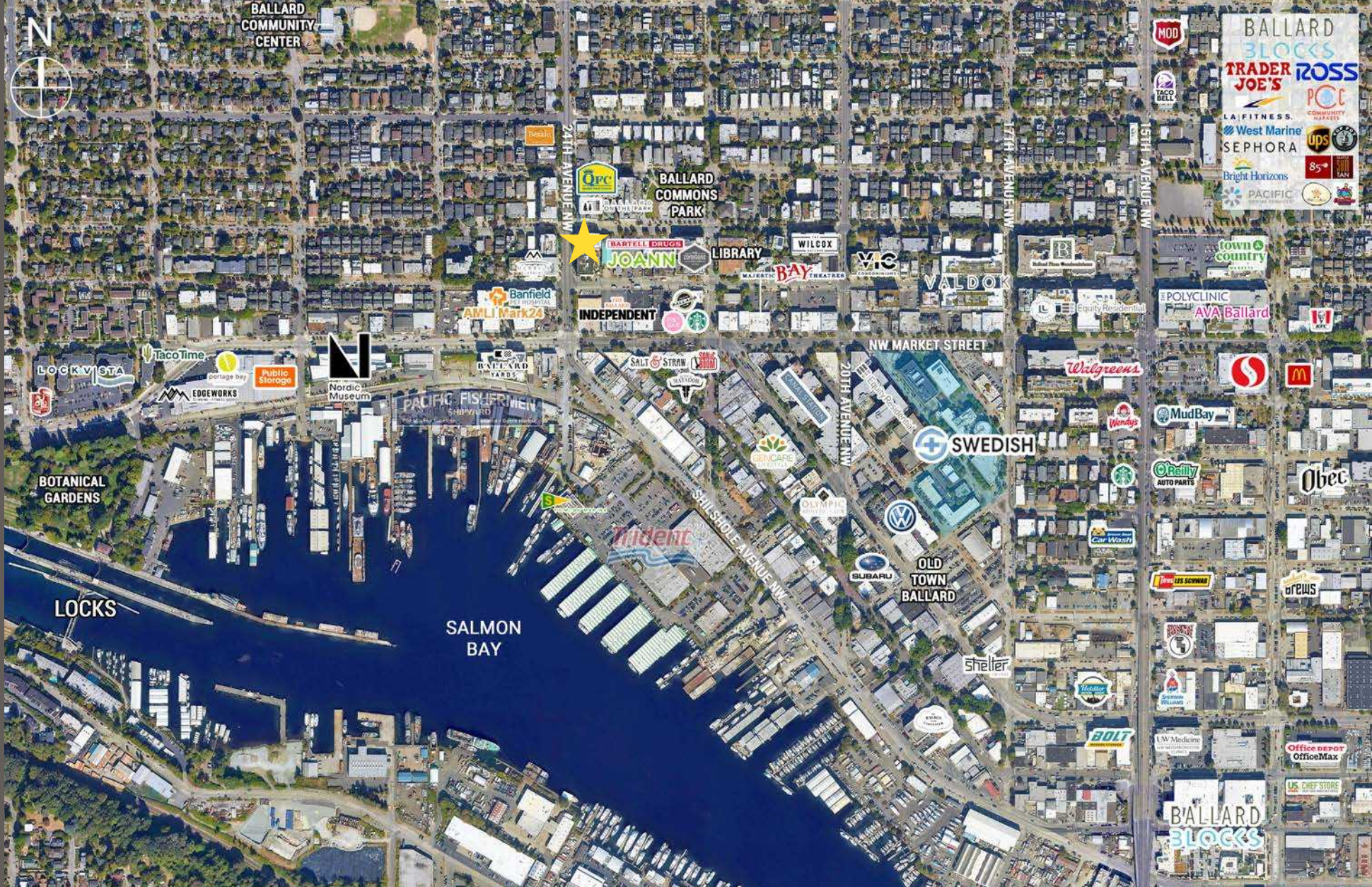


"AS BUILT" PLAN

24th Avenue Northwest

Northwest 57th Street





Moments from
QFC & Bartell Drug



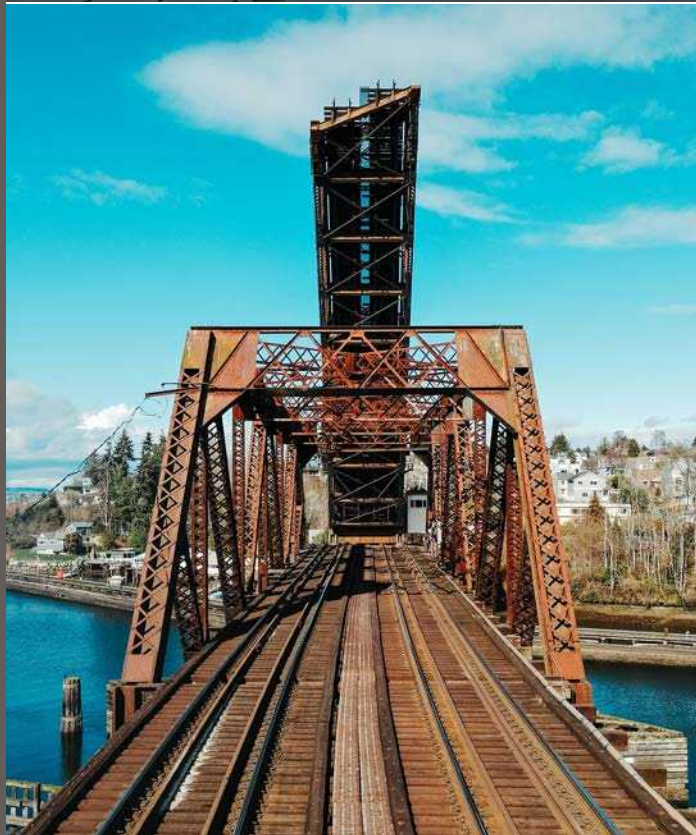
Minutes from
Swedish Ballard



6,939 ADT
24th Ave NW



Just North of
Ballard Old Town



SEATTLE, WA is a multi-faceted city located in the Pacific Northwest. An extremely multicultural influenced by the Pacific Rim in art and architecture, the city offers residents a pace of life that can be either relaxed or fast paced & entrepreneurial. Seattle is home to many successful startup businesses such as Microsoft, Starbucks, Eddie Bauer, Nintendo, Amazon.com, and REI. Water is everywhere and the city's maritime heritage is very noticeable.

KIRKLAND | TACOMA | PORTLAND | SEATTLE



RELATIONSHIP FOCUSED. RESULTS DRIVEN.

BRENNAN MCCLURG

425.822.5522
bmccclurg@fwp-inc.com

STEVE ERICKSON

425.822.5522
serickson@fwp-inc.com

JAKE THURBER

425.250.3277
jthurber@fwp-inc.com



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11621 97th Lane NE Kirkland, WA 98034 | fwp-inc.com

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