



RESTAURANT/CAFE + RETAIL FOR LEASE

Blake Taylor

WCCR

West Coast Commercial Realty





2nd GEN. RESTAURANT FRONTAGE

EAST UNION STREET

RETAIL FRONTAGE

10th AVENUE





EAST UNION STREET

10th AVENUE

CBA ICSC CoStar

Blake Talyor

(206) 283-5212

www.wccommercialrealty.com

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WCCR

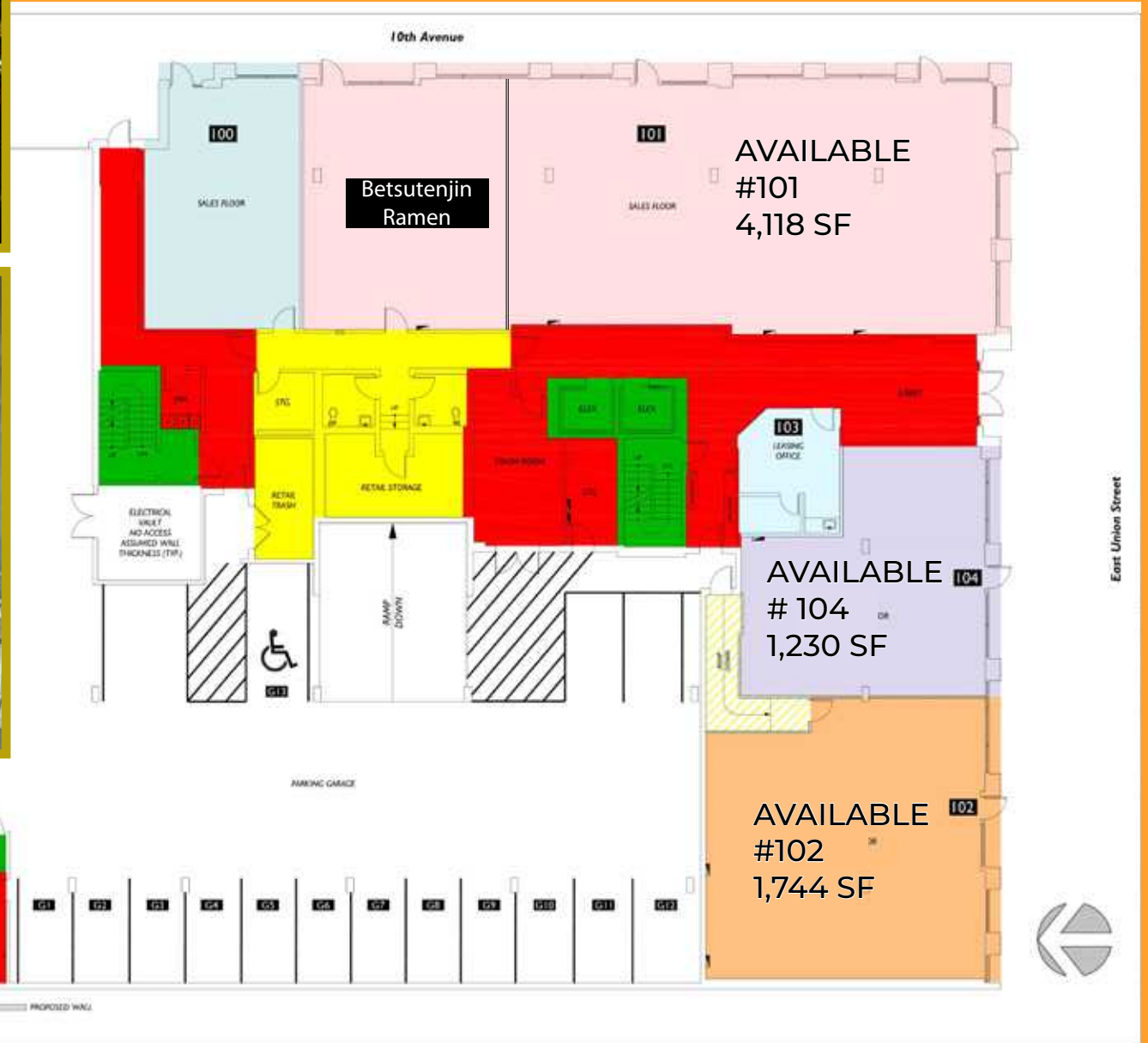
West Coast Commercial Realty

Evolve Apartments  
954 E. Union Street  
Seattle, WA 98122

## SPACE DETAILS:

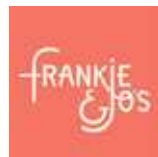
- central capitol hill location at e. union street & 10th avenue
- mixed-use 79 apartments
- 2nd generation restaurant space 3,938 USF/4,118 RSF (type 1 hood)
- 1st Generation restaurant/retail space 2,976 SF tot (divisible to 1,744 SF & 1,230 SF)
- open layout, tall storefront windows, framed restrooms, HVAC, exposed ceilings, concrete floors
- potential horizontal type 1 hood with a scrubber
- 4-5 secured employee parking stalls available

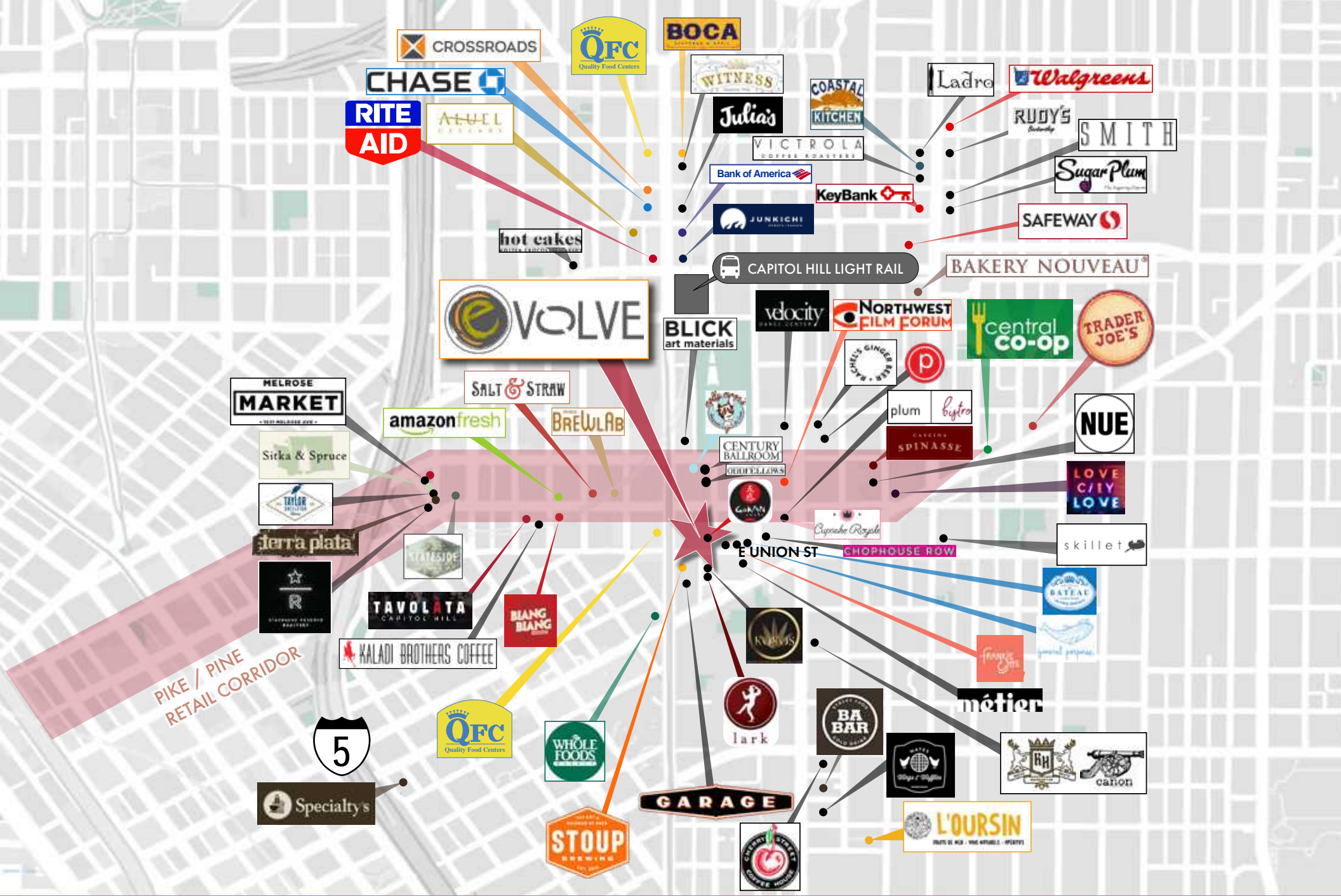
# FLOOR PLAN





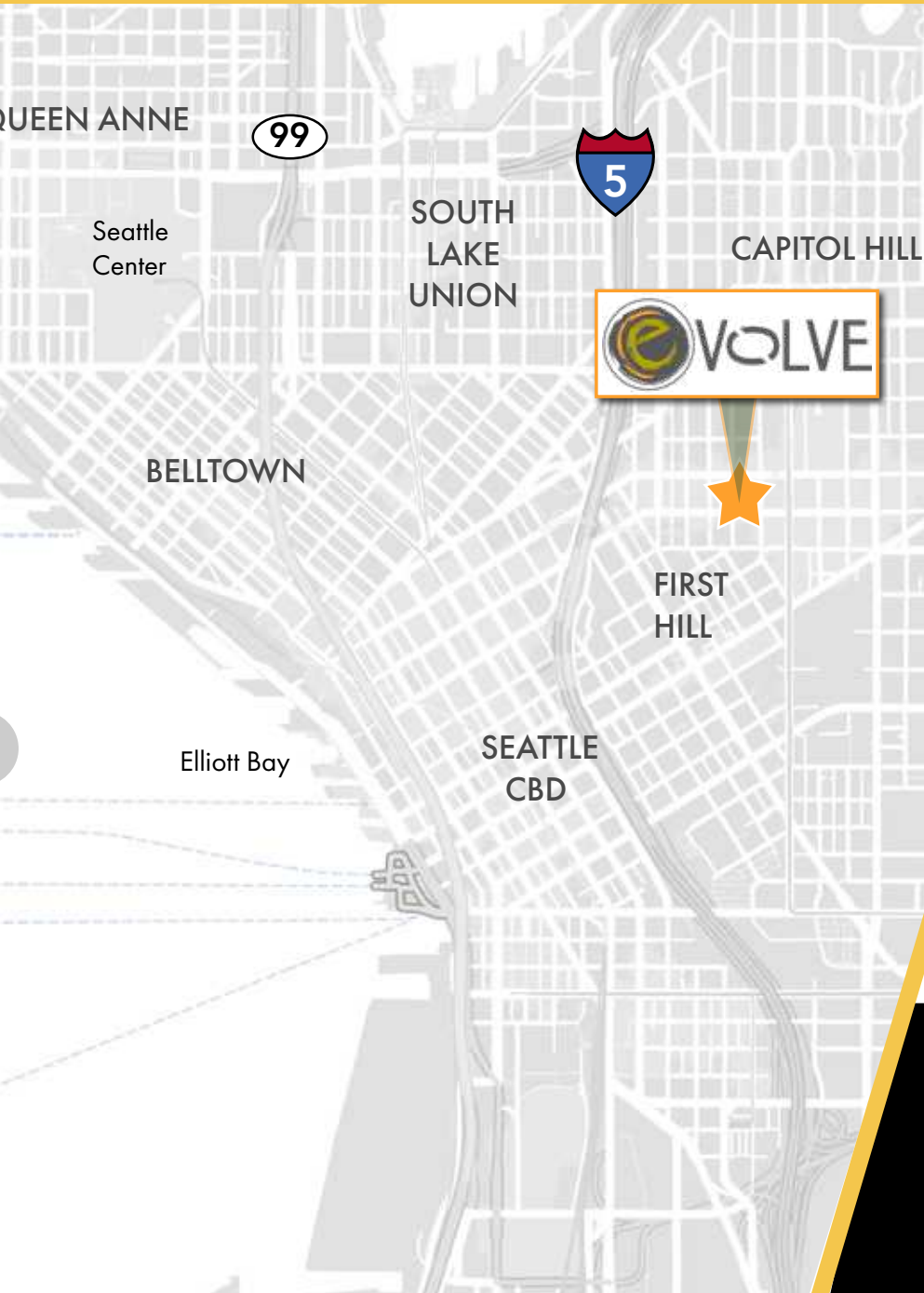
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PIKE / PINE  
RETAIL CORRIDOR





# STRONG DEMOGRAPHICS

## ▶ DAYTIME POPULATION

1-Mile: 83,250  
 2-Mile: 83,250  
 3-Mile: 213,450

## ▶ TOTAL HOUSEHOLDS

1-Mile: 48,595  
 2-Mile: 92,321  
 3-Mile: 118,332

## ▶ AVERAGE HOUSEHOLD INCOME

1-Mile: \$93,300  
 2-Mile: \$115,467  
 3-Mile: \$82,540

**100**  
 Walk Score  
 "Walker's Paradise"

**90**  
 Transit Score  
 "Excellent Transit"

**80**  
 Bike Score  
 "Rider's Paradise"





EAST UNION STREET

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