

RETAIL FOR LEASE

700 Dexter Avenue North
Seattle, WA 98109



DEXTER
YARD

BioMed Realty



WCCR

West Coast Commercial Realty



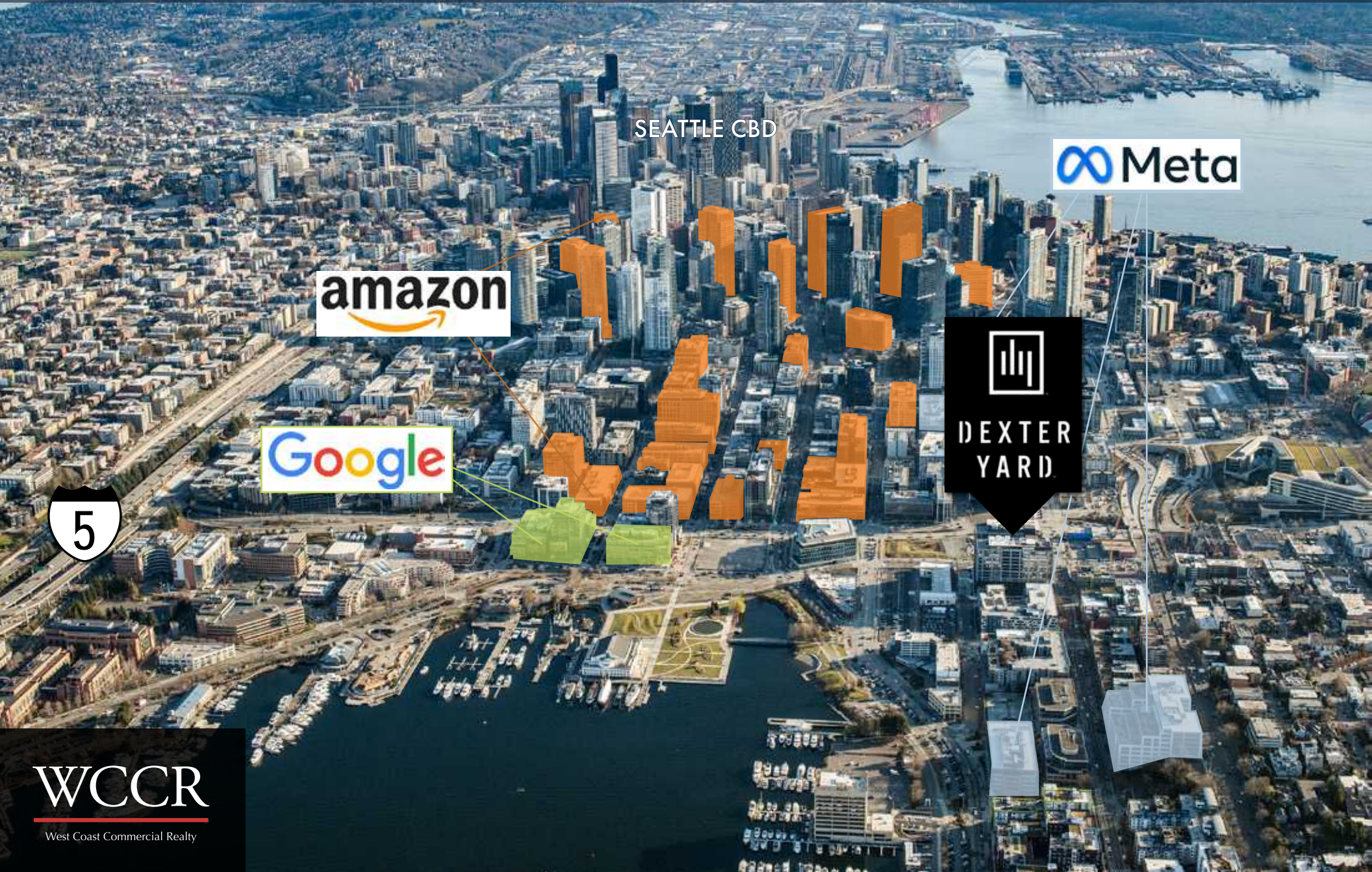
**STRONG
DEMOGRAPHICS**

TOTAL POPULATION

1-Mile: 77,718
2-Mile: 182,782
3-Mile: 280,760

AVERAGE HOUSEHOLD INCOME

★ 1-Mile: \$139,720
2-Mile: \$137,162
3-Mile: \$136,021



SEATTLE CBD



WCCR

West Coast Commercial Realty



**DEXTER
YARD**

Prime retail spaces available for lease at the ground floor of Dexter Yard – an open block campus in the highly sought after neighborhood of South Lake Union, home to many large employers such as Amazon, Meta, Apple, Google, and many more. Located just two blocks from Lake Union, Dexter Yard is centrally located with stunning views of the water and easy access to both Highway 99, Interstate-5, the SLU street car and nearby bus stops. Join this thoughtfully designed project in the heart of the city. Call us today!



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DEXTER
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ESTABLISHED INFILL LOCATION

Located within a
10-15 minute walk

124

Restaurants & Bars

44

Cafes

2

National Grocers

45

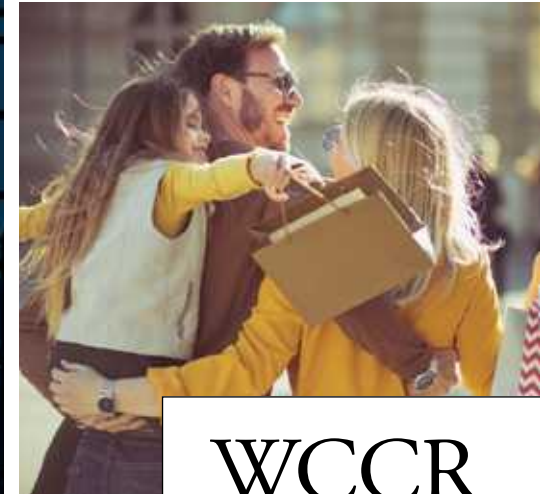
Boutiques & Shops

9

City Parks

CULTURAL CENTERS

- Climate Pledge Arena
- Pacific Science Center
- McCaw Hall
- Cornish Playhouse
- Space Needle
- Chihuly Garden & Glass
- MOHAI
- Center for Wooden Boats
- The Gates Foundation



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SITE PLAN



Suite 210: 1,539 SF AVAILABLE
 Suite 200: 1,540 SF AVAILABLE
 can combine 3,079 SF

Suite 270: 1,420 SF AVAILABLE
 Suite 260: 1,420 SF AVAILABLE
 can combine 2,840 SF



MAIN LEVEL PLAN



LOWER LEVEL PLAN

P BUILDING GARAGE ELEVATOR
R COMMON AREA RESTROOM



DEXTER
YARD



Join SLU BRU

– a craft beer tap room
and bottle house
overlooking the Field House.

Coming soon to Dexter Yard!



Renderings of anticipated build outs
to the left.



DEXTER
YARD



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LEASING INFORMATION

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