

AVAILABLE NOW | 900 NORTH 34TH STREET, SEATTLE, WA

WATERSHED FREMONT

RETAIL & RESTAURANT SPACE FOR LEASE



FOR MORE INFORMATION PLEASE CONTACT:

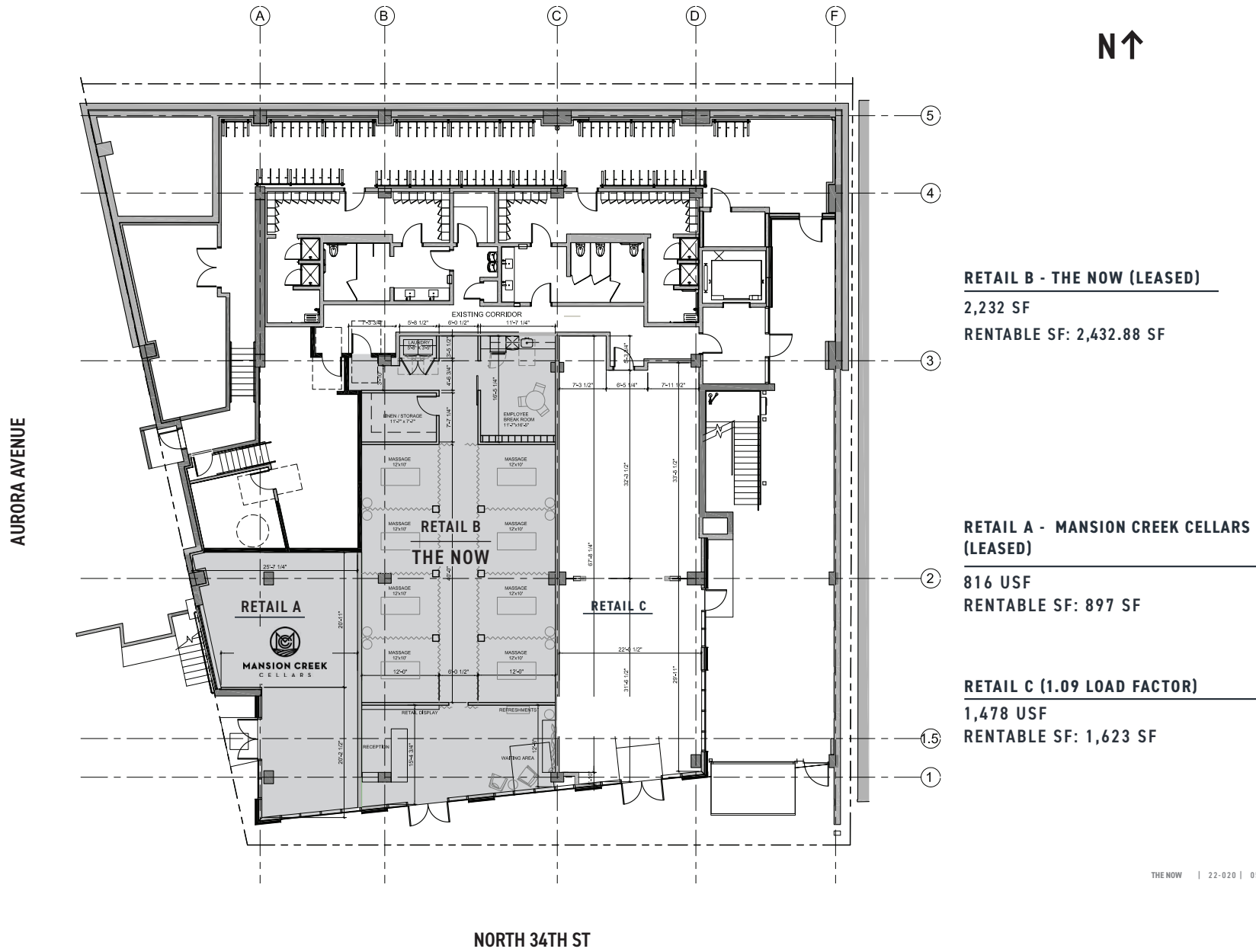
TRACY CORNELL

tracyc@gibraltarusa.com
206.948.0630

LAURA MILLER

laura@gibraltarusa.com
206.351.3573





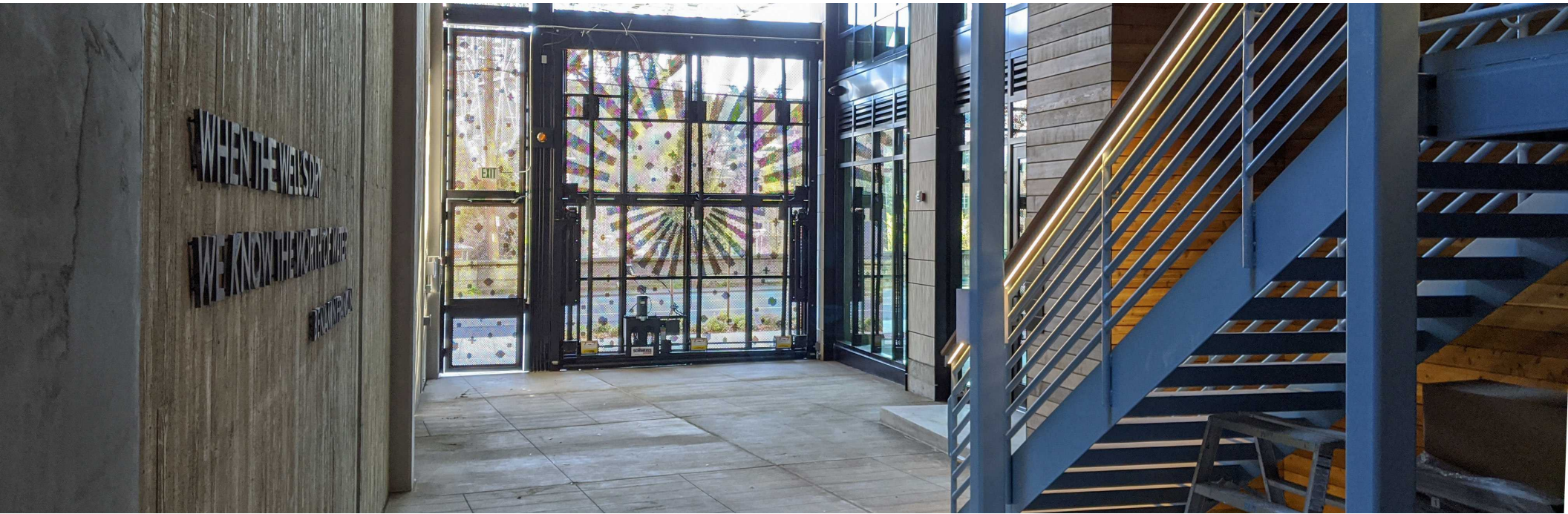


PROJECT OVERVIEW

- One of the city's most beloved neighborhoods, Fremont has grown with its recent tech neighbors without budging on character. A haven for hip bars, the Pacific Northwest's restaurant scene, and off-kilter neighborhood festivals, Fremont's laid back waterside locale cuts an attractive stomping ground for culture-loving tenants.
- The Watershed Building will be one of the city's most sustainable buildings intended for high-tech use, showcasing cutting-edge design and seamless integration into Seattle's vibrant Fremont neighborhood.
- The Watershed Project is a 7 story office/retail project totaling to 66,541 SF.
- Watershed is the only commercial building currently available developed under the Seattle's Living Building Pilot Program.
- The project sits 20 yards from the Burke-Gilman Trail and within walking distance of the Fremont Troll.
- Outdoor Atrium and sidewalk seating available.
- Surrounding businesses include Tableau, Fremont Brewing, MiiR, Evvo, and Brooks Headquarters.

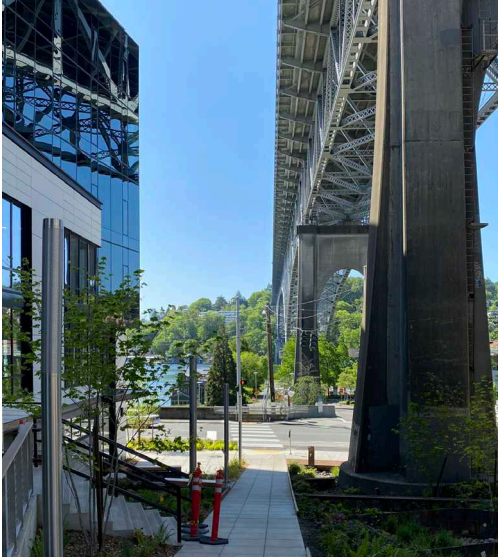
96
WALK
SCORE

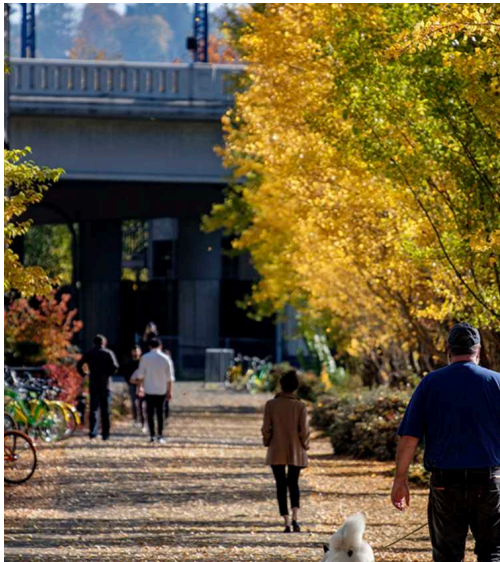
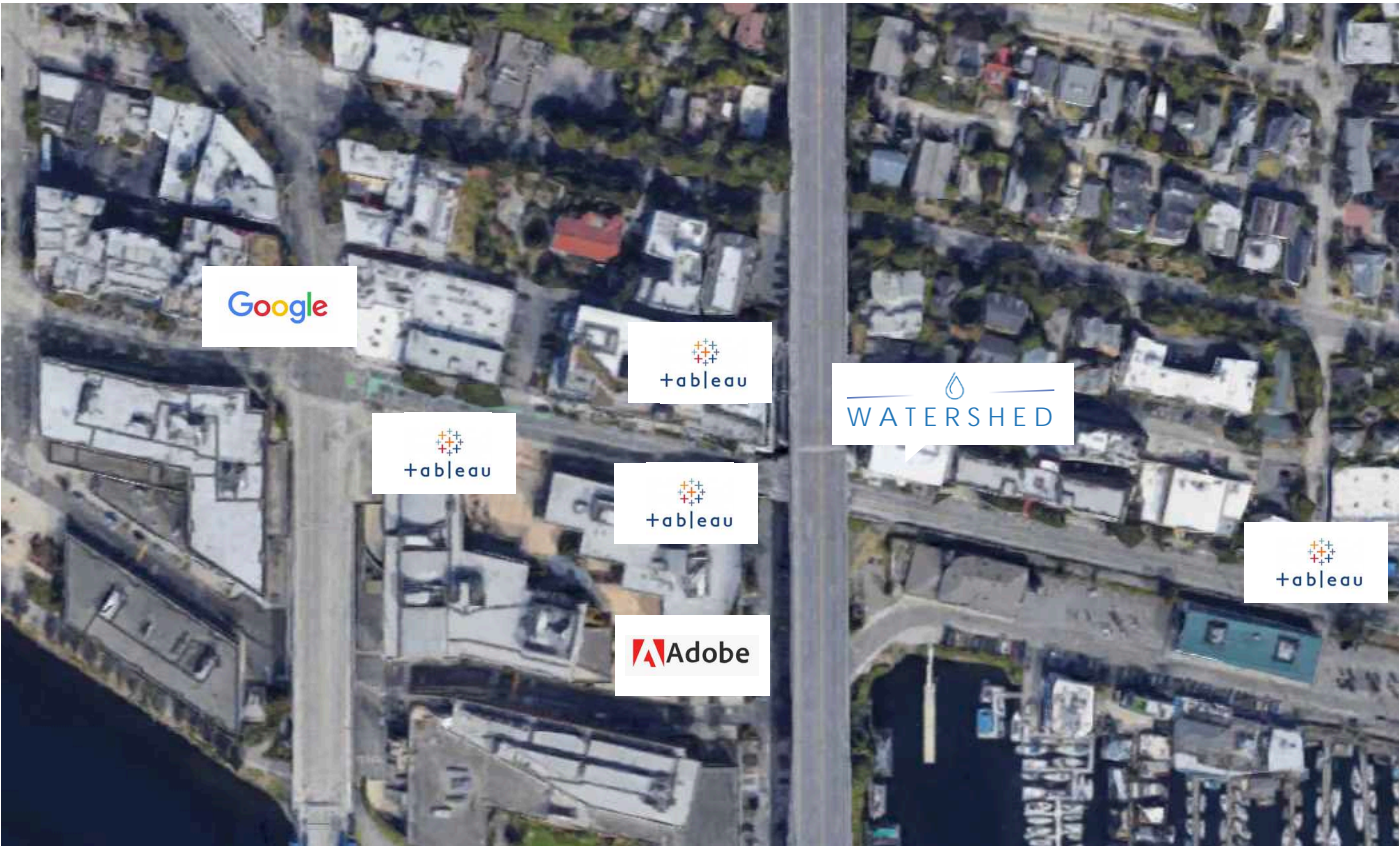
99
BIKE
SCORE



AVAILABLE RETAIL

SUITE	TENANT	USF	RSF	NNN RATE EST. 2024	LEASE RATE	DESCRIPTION
Retail A	Mansion Creek Cellars (Leased)		897 RSF			Corner suite, 13'2" ceilings, large storefront windows and patio seating
Retail B	The Now (Leased)		2,432.88 RSF			13'2" ceilings, common area bathrooms.
Retail C	Available	1,478 USF	1,623 RSF	\$15.89/SF	\$35.00 SF/Year	Type 1 hood shaft, 13'2" ceilings, large storefront, patio seating and common area bathrooms





FOR MORE INFORMATION PLEASE CONTACT:

TRACY CORNELL

tracyc@gibraltarusa.com

206.948.0630

LAURA MILLER

laura@gibraltarusa.com

206.351.3573



This information has been obtained from sources believed reliable. No guarantee, warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions withdrawal without notice, and to any special listing conditions, imposed by our principals. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property.