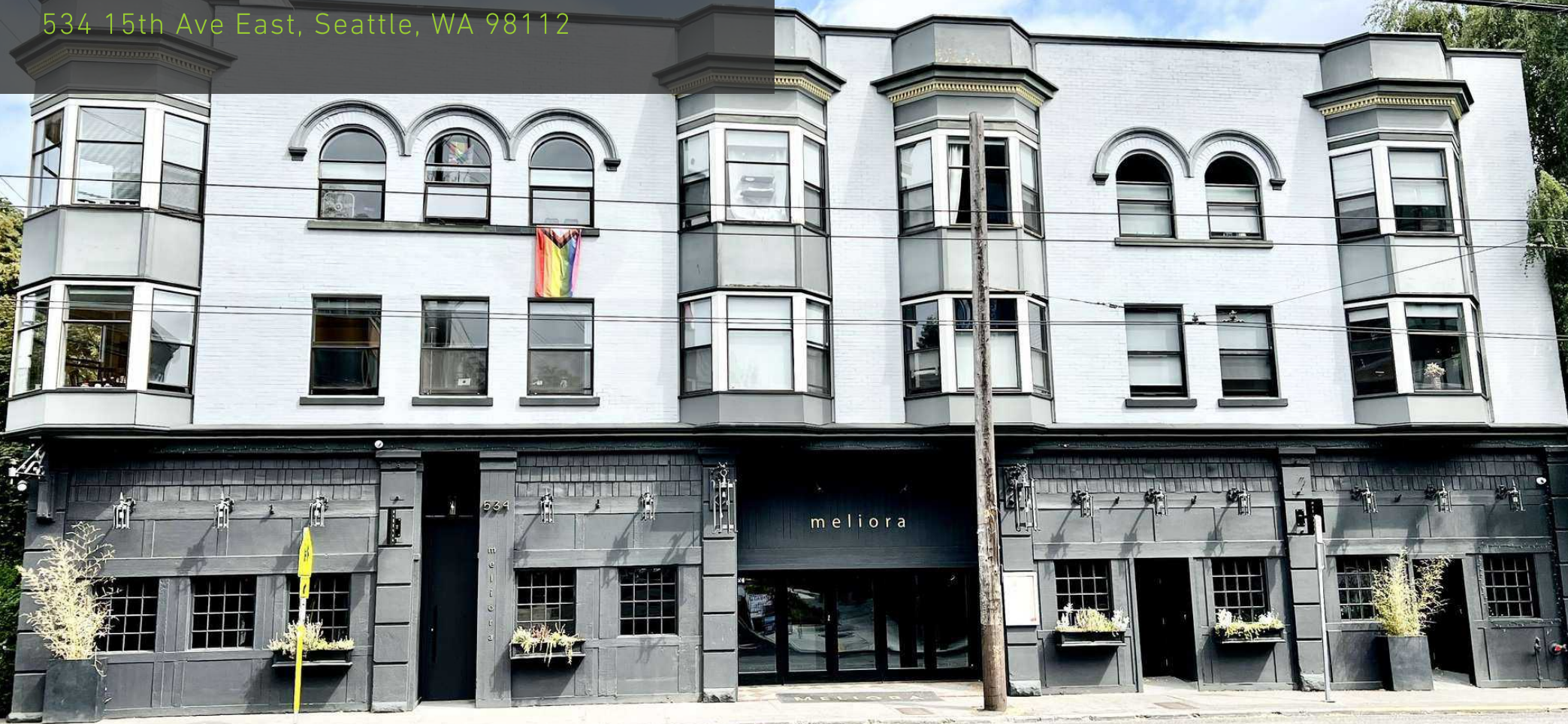


FOR LEASE
TURN-KEY RESTAURANT + BAR
FREDONIA

534 15th Ave East, Seattle, WA 98112



For more information please contact:

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534 15TH AVENUE EAST, SEATTLE, WA 98112

TURN-KEY RESTAURANT + BAR



PROPERTY HIGHLIGHTS

- Bring your concept: rare opportunity to lease a turn-key built out restaurant + bar located on Capital Hill's bustling 15th Ave E. Formerly the Canturbury Ale House then Meliora
- 4,987 Sq Ft space that features main dining room with original wood paneling from a local barn, chandeliers and stained glass window, plant motif wallpaper and tons of character
- Chef's kitchen features a 20 foot type 1 hood, walk-in cooler, 2 full bars, operable/sliding storefront windows
- Local landlord plans to install large, new store front windows
- Monthly Rate \$36 PSF plus 2024 estimated NNN (\$7.50) = \$18,078 Long term lease available



71

TRANSIT SCORE



93

WALK SCORE



95

BIKE SCORE



21,077

TOTAL POPULATION



11,215

TOTAL HOUSEHOLDS



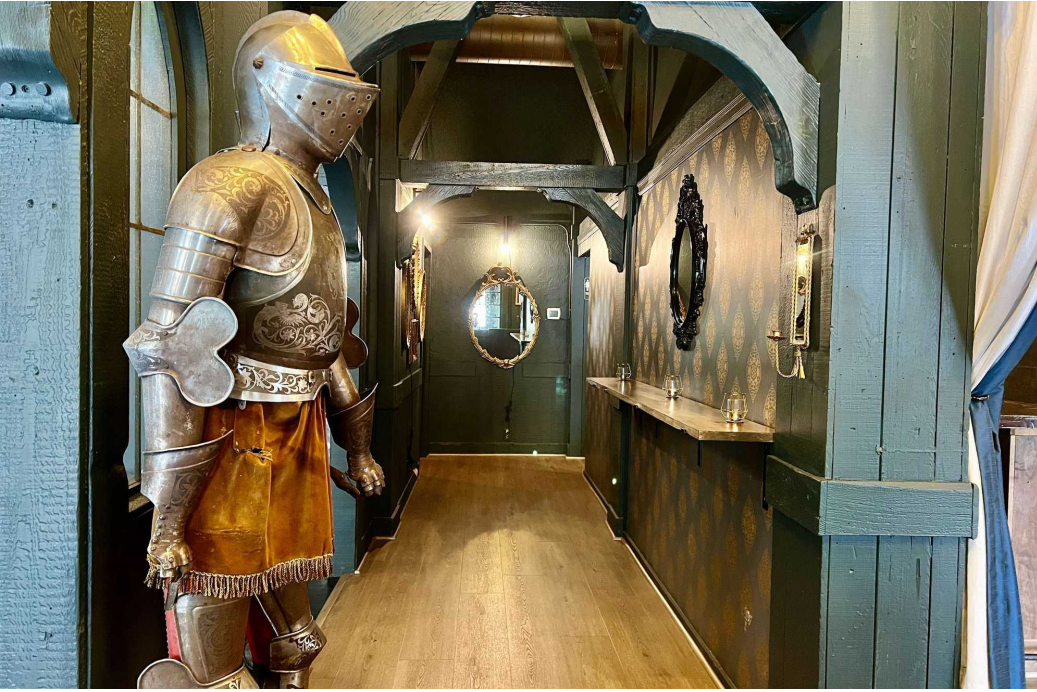
\$153,204

MEDIAN INCOME

* Estimated 2023 Demographics based on a 2 mile radius

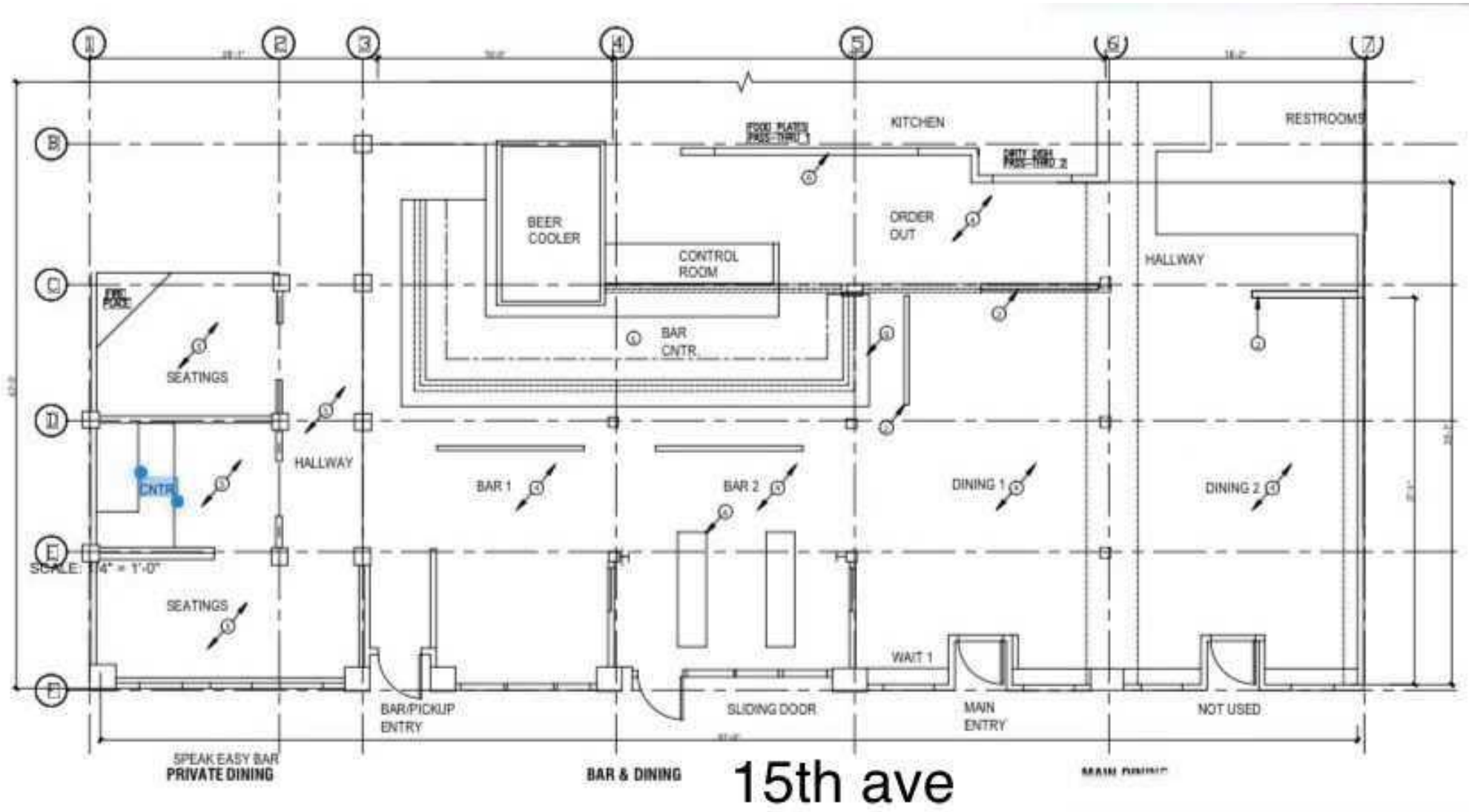
534 15TH AVENUE, SEATTLE, WA 98112

TURN-KEY RESTAURANT + BAR

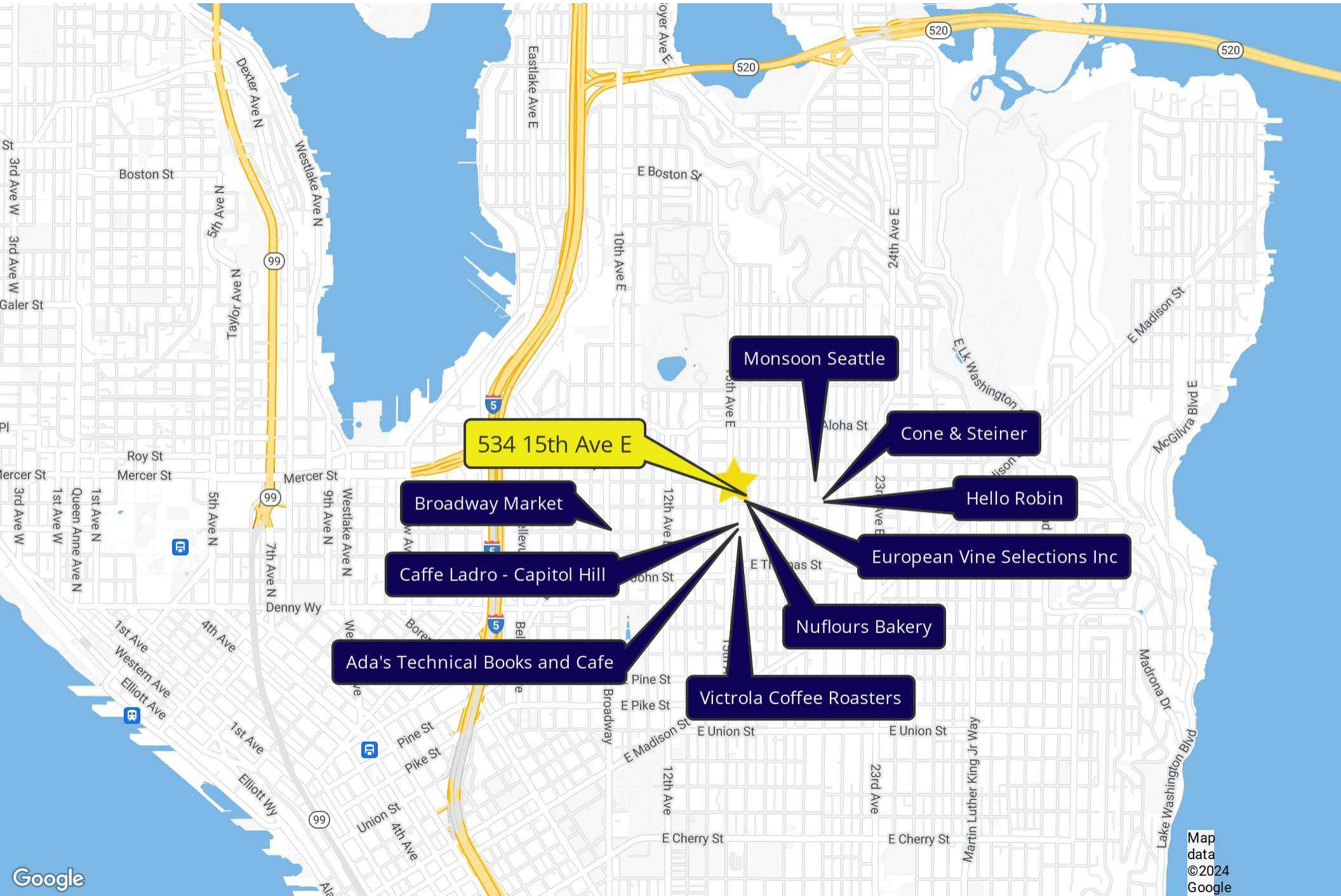


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TURN-KEY RESTAURANT + BAR



TURN-KEY RESTAURANT + BAR



534 15th Ave E

Broadway Market

Caffe Ladro - Capitol Hill

Ada's Technical Books and Cafe

Monsoon Seattle

Cone & Steiner

Hello Robin

European Vine Selections Inc

Nufloors Bakery

Victrola Coffee Roasters