



FOR LEASE FLEX SPACE

5419 26th Ave NW, Seattle, WA 98107



WOLF BAY
ASSET MANAGEMENT

CONSTRUCTION OFFICE, LIGHT INDUSTRIAL, OR CREATIVE SPACE...

JOIN A LINEUP OF SUCCESSFUL BUSINESSES IN ONE OF SEATTLE'S MOST SOUGHT-AFTER NEIGHBORHOOD VILLAGE DESTINATIONS.

CONVERTED WAREHOUSE/INDUSTRIAL SPACE IS CURRENTLY A CONSTRUCTION OFFICE, AND CAN BE A CREATIVE SPACE FOR MANY TYPES OF USES.

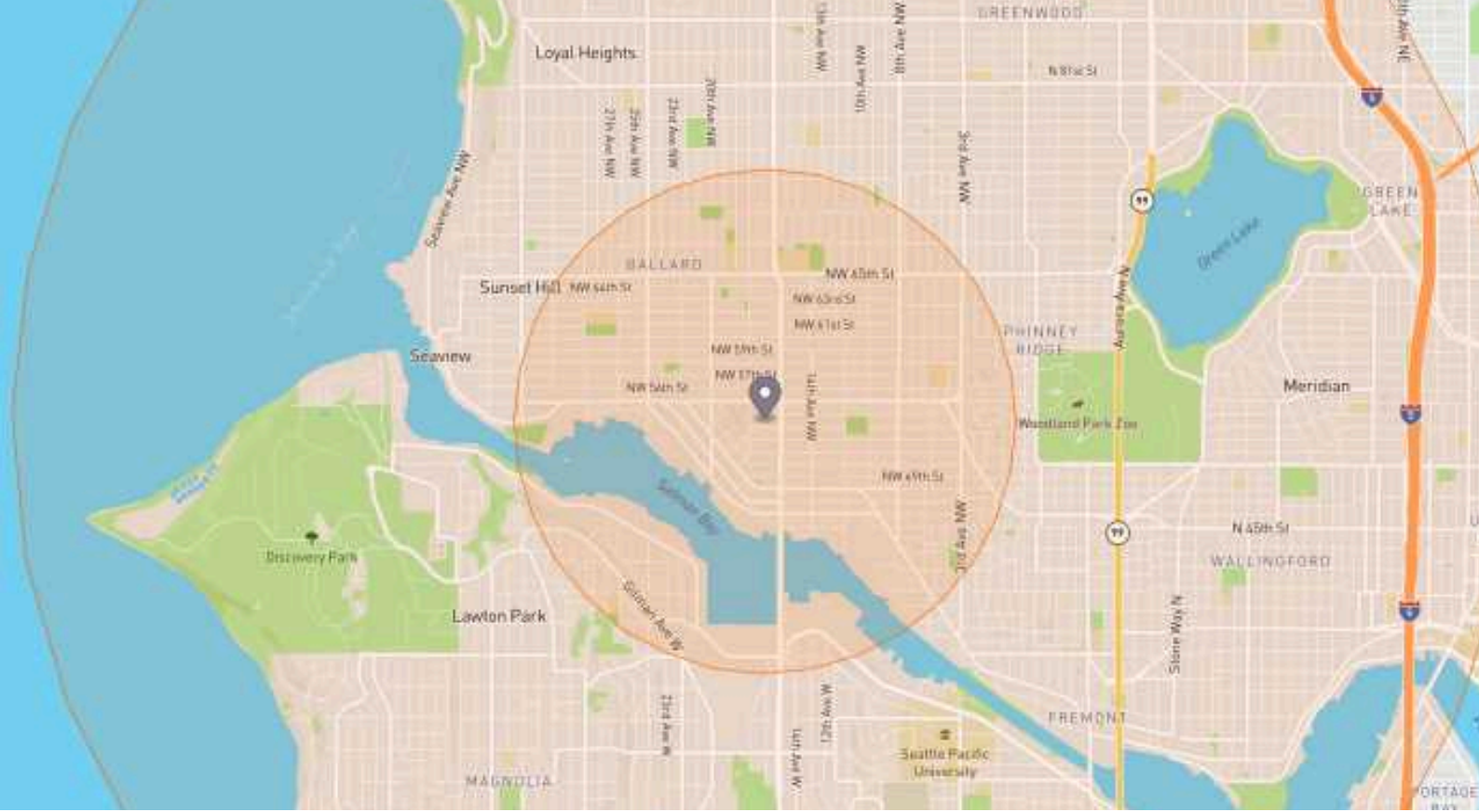
- ✔ Prime heart of Ballard creative space
- ✔ 2,504 sf available | \$19.00/sf NNN
- ✔ Adjacent to the National Nordic Museum
- ✔ 4 private offices, 8 work stations, 2 bathrooms, kitchenette, conference room

Contact:
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1200 Westlake Ave N, #608,
Seattle, WA 98109



NEIGHBORHOOD DEMOGRAPHICS

How many
people live
here?

1 MI	3 MI
35K	214K
CITY: 735K	COUNTY: 2,254K

How much
money do
they make?

1 MI	3 MI
\$135K	\$126K
CITY: \$116K	COUNTY: \$116K
<i>median household income</i>	

How **old** are they?

1 MI	3 MI
34	34
CITY: 35	COUNTY: 37
<i>median age in years</i>	







BALLARD



GREEN LAKE

99

UNIVERSITY DISTRICT

513

FREMONT

Clyde

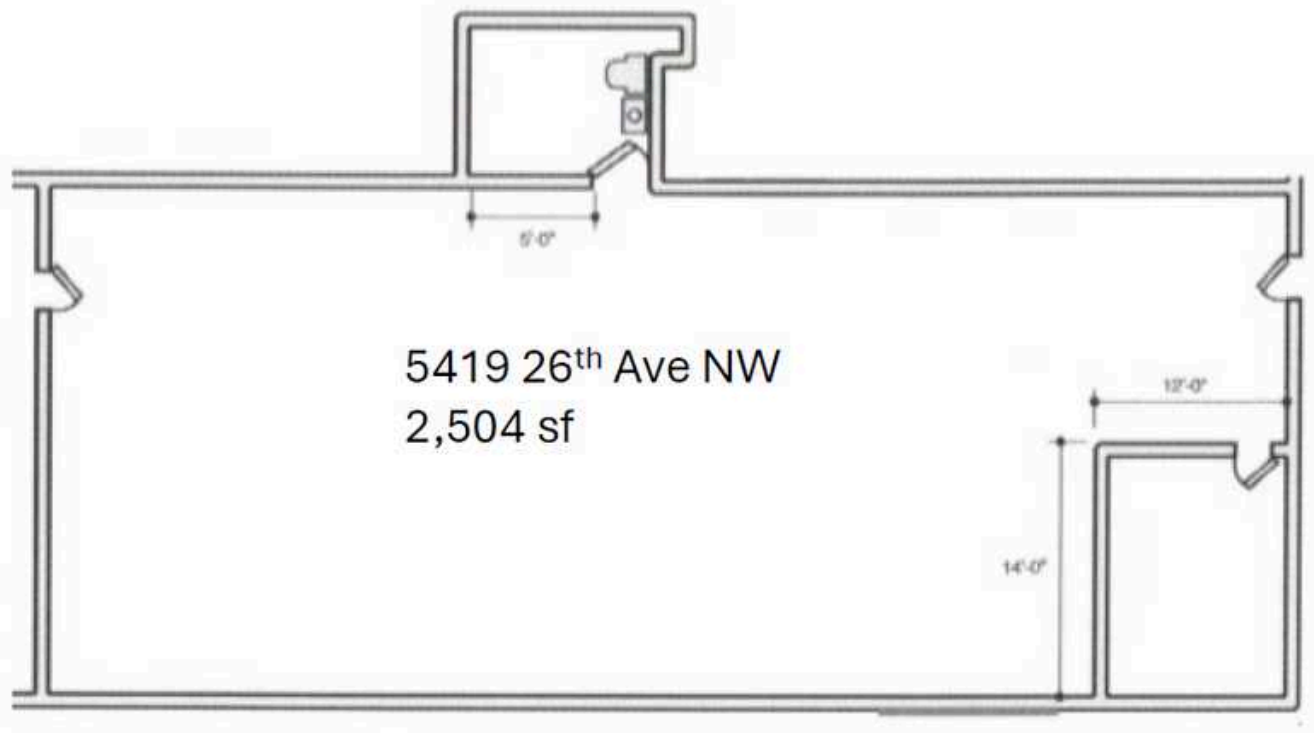
Medina

CAPITOL HILL

Space Needle

Seattle

305



5419 26th Ave NW
2,504 sf

26th Ave NW

14'-0"

12'-0"

6'-0"