

FOR LEASE
PRIME ADMIRAL DISTRICT
FREE-STANDING BUILDING

4323 SW Admiral Way, Seattle, WA 98116



For more information please contact:

LAURA MILLER
laura@gibraltarusa.com
206.351.3573

SAM BENTON
samb@gibraltarusa.com
312.550.8825



4323 SW ADMIRAL WAY, SEATTLE, WA 98116

FREE-STANDING BUILDING FOR LEASE



NEIGHBORHOOD OVERVIEW

The Admiral District lies on the northern bluff of West Seattle, rich in views and history. Specialty retail, coffee shops, great restaurants, and quality grocery stores, combined with parks and libraries make up a thriving commercial district. An active Neighborhood Association serves the community and organizes several events throughout the year. Neighborhood businesses include Freshy's, Mio Posto, Metropolitan Market, Ma'ono, Admiral Theater, and The Good Society Brewery.

PROPERTY HIGHLIGHTS

- Prime frontage on SW Admiral Way in West Seattle
- Current buildout is Bank of America
- Ideal for financial institution, medical/dental/healthcare, childcare or restaurant
- 18 stall parking lot
- 2,493 Sq Ft
- HVAC
- Available March 2025
- Rental Rate: \$58.00/SF plus 2024 NNN (\$2,300/month) = \$14,349.50 per month. Tenant responsible for all utilities, building and parking lot maintenance expenses. Long term lease available.



44

TRANSIT SCORE



93

WALK SCORE



67

BIKE SCORE



99,086

TOTAL POPULATION



38,065

TOTAL HOUSEHOLDS



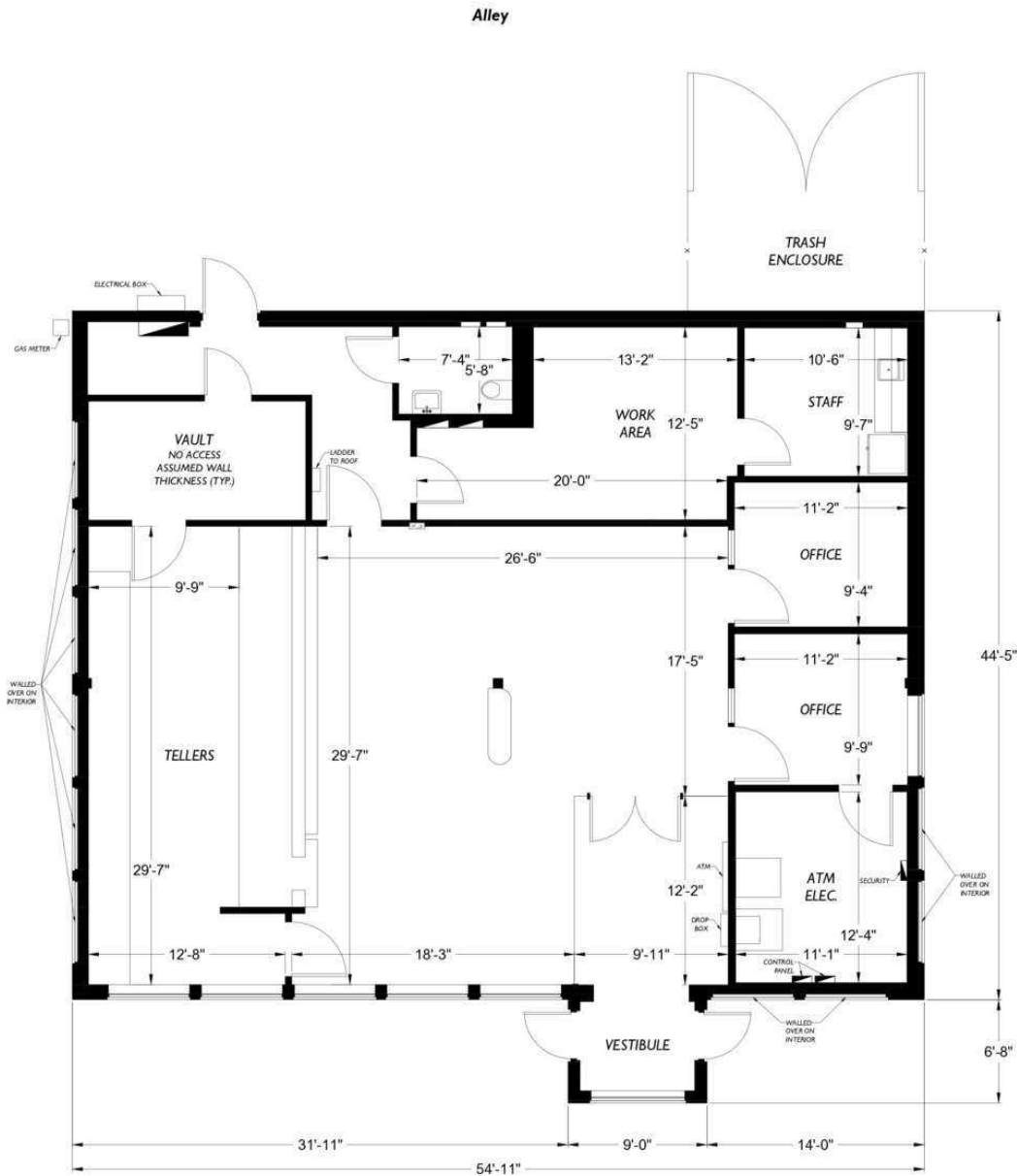
\$124,795

MEDIAN INCOME

* Estimated 2024 Demographics based on a 5 mile radius

4323 SW ADMIRAL WAY, SEATTLE, WA 98116

FREE-STANDING BUILDING FOR LEASE



Gross Area of building = 2,500 SF

Parking
44th Avenue SW

0 10 20
Scale: 1/8" = 1'-0"

2-D

AS-BUILT
FLOOR PLANS

2DFLOORPLANS.COM

371 NW Gilman Blvd.
Suite 140
Issaquah, WA 98027
425-677-7511

This drawing is an instrument of service and is the sole property of the client listed. Any alteration of this drawing without removal of references to 2-D As-Built Floor Plans, Inc. is prohibited.

Drawing scale and dimensions are provided for reference only. Refer to CAD files for exact measurements.

©2010 2-D As-Built Floor Plans, Inc. All Rights Reserved.

Project: C24-992

Date	Project	Action
	ISSUED	
	REVISED	
	CLAIM	

Parking

Floor Plan



Floor

4323 SW ADMIRAL WAY, SEATTLE, WA 98116

FREE-STANDING BUILDING FOR LEASE



FOR LEASE
4323 SW Admiral Way

Mioposto Pizzeria

West Seattle Grounds

The Good Society Brewery & Public House

Freshy's

West Seattle Runner

PCC Community Markets

Mission Cantina

Admiral Theater

Metropolitan Market

Ma'ono West Seattle

Mud Bay

Safeway

Hiawatha Playfield