

# Miken Building

1417 4th Avenue | Seattle, WA 98101



Avery Connell  
Tiffini Connell

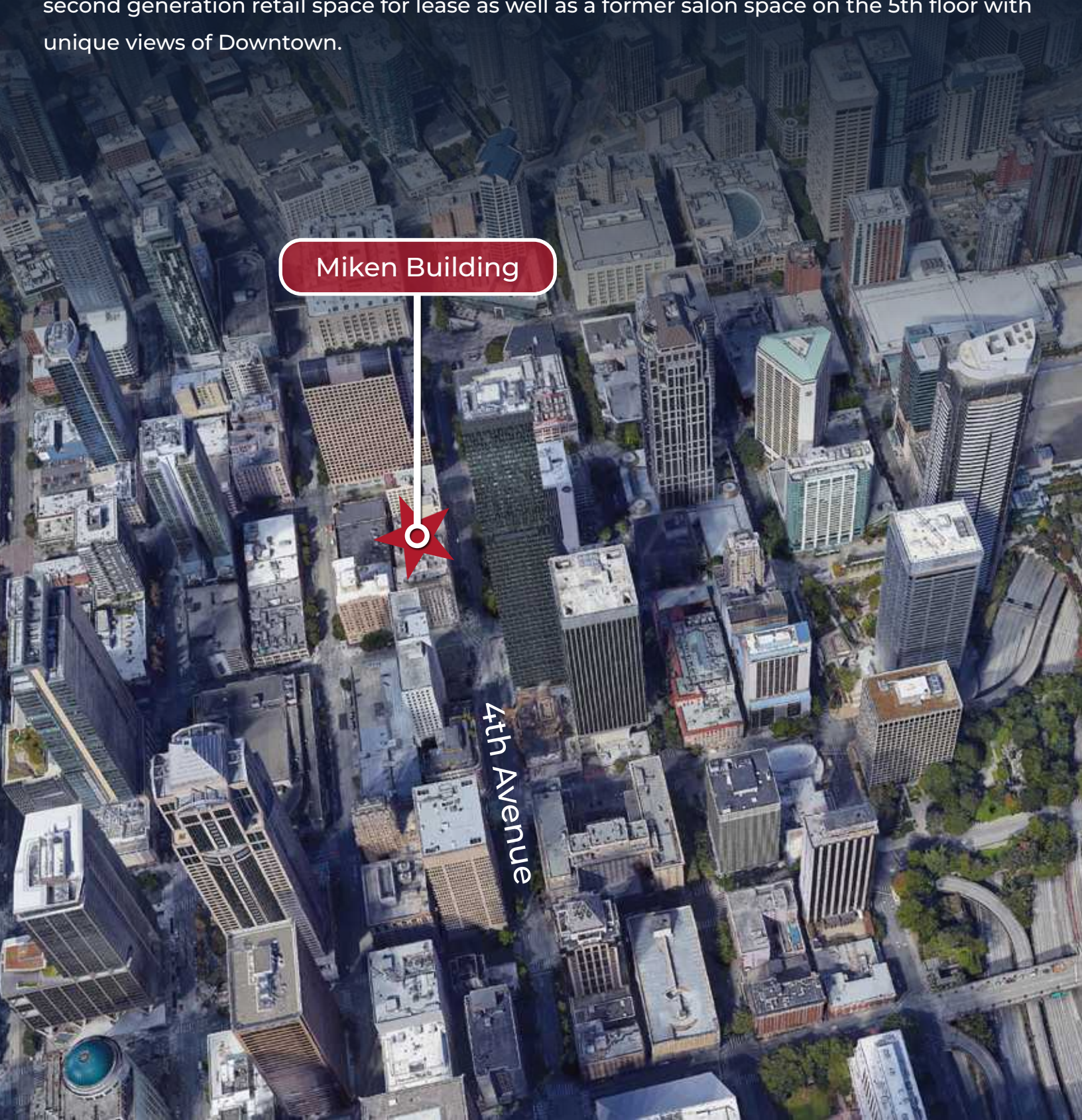
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West Coast Commercial Realty

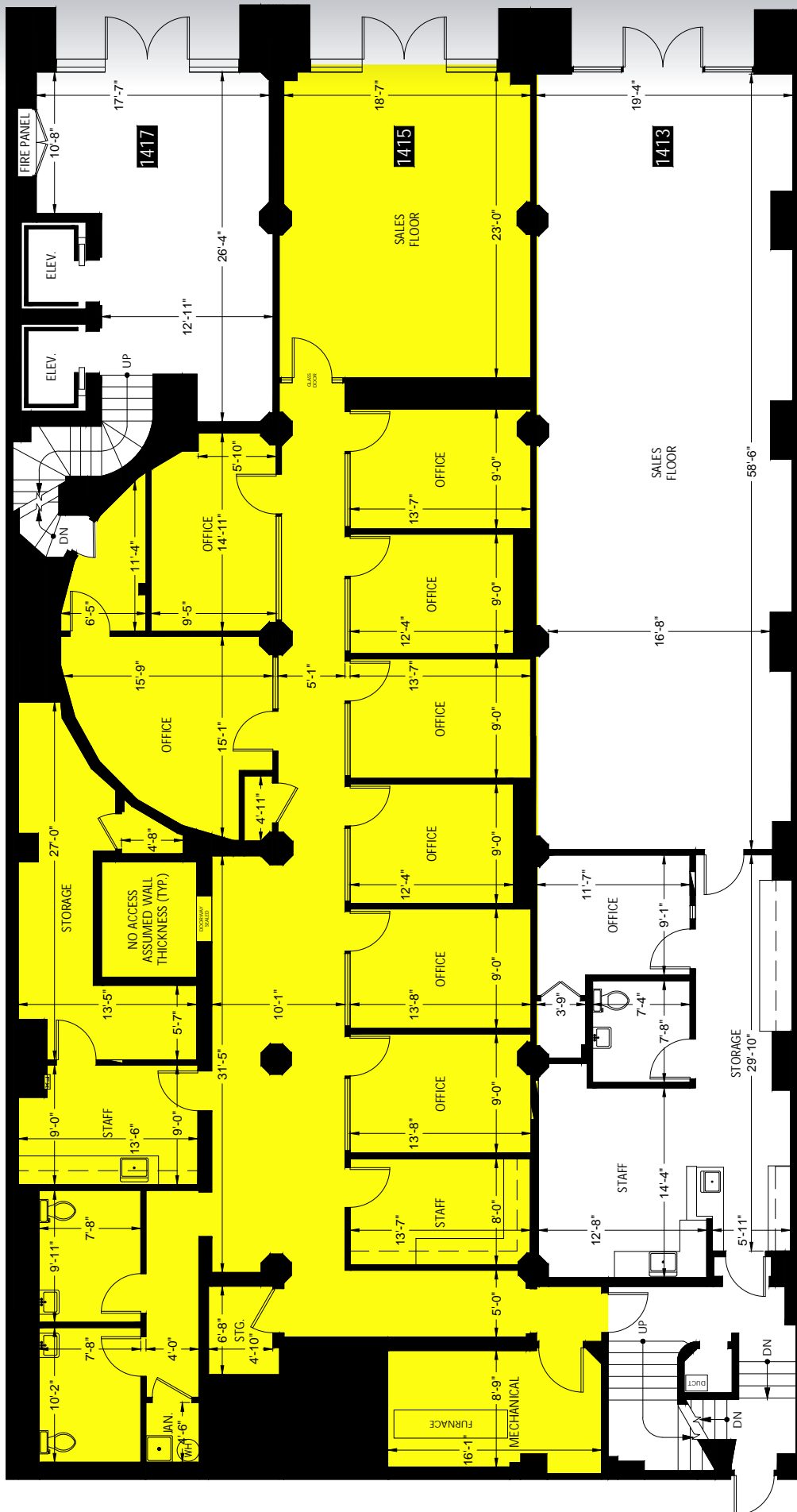


## THE OPPORTUNITY

The Miken Building benefits from high foot traffic and accessibility, making it an ideal location for retail businesses looking to attract a variety of demographics. The Miken Building is centrally located with a mix of office buildings, residential apartments, cultural institutions, and dining hotspots in the immediate area, making it a convenient dot on the map for both locals and tourists looking to enjoy the city's vibrant atmosphere. First floor second generation retail space for lease as well as a former salon space on the 5th floor with unique views of Downtown.







# FIRST FLOOR PLAN

Suite: 1415

3,711 SF  
AVAILABLE

Suite: 500 - 4,707 SF AVAILABLE





Denny Way

99



the spheres

PACIFIC PLACE

NORDSTROM  
Flagship store & offices



WESTLAKE CENTER

Miken Building  
1417 4th Avenue | Seattle, WA 98101

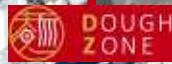


COMING SOON TO  
1200 STEWART STREET  
**TRADER JOE'S**  
**LIVE NATION**  
Sonder  
Trader Joe's  
3,000 capacity Live Nation venue  
124 room Sonder Hotel  
1,000 apartment units



STARBUCKS RESERVE

PARAMOUNT THEATRE  
SEATTLE WASHINGTON



Mendocino Farms



TOTAL  
POPULATION

1-Mile: 79,967

2-Mile: 166,154



AVERAGE  
HOUSEHOLD  
INCOME

1-Mile: \$132,089

2-Mile: \$134,236



TRAFFIC  
COUNTS

19,468 vehicles per day  
at 4th Ave and Pine St

DEMOGRAPHICS







# WCCR

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## FOR MORE INFORMATION

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CBA

ICSC

CoStar  
POWERBROKER