



RAILSPUR

49K SF
OFFICE SPACE
AVAILABLE

RAILSPUR | 419 OCCIDENTAL AVE | 115 S. JACKSON | 100 S. KING

CBRE



100
S. KING ST

HOTEL WESTLAND

115
S. JACKSON

APTS | RETAIL

419
OCCIDENTAL

OFFICE | EVENTS | RETAIL

SEATTLE'S NEWEST MICRO-DISTRICT

OFFICE & RETAIL | HOTEL WESTLAND | RESIDENTIAL

Named for the railways that once ran through the area, RailSpur encompasses three historic warehouse buildings in Pioneer Square, Seattle's first neighborhood. Constructed of brick and timber, the structures — and the corridors between them — connected the the Great Northern Railway and the bustling port of Seattle.

Focused on preservation and sustainability as much as community and innovation, this transformative micro-district includes office, retail, restaurant, residential, and hospitality experiences.

The offices at 419 Occidental are complete, and Hotel Westland, a boutique hotel with a rooftop bar and restaurant, is scheduled to open in 2025.

Center City Connector

Jackson St.

Jackson St. Street Car Station

To Occidental Park & Downtown



ALLEY CROSSROADS

Activated Alleyway | Public Seating
Community Events

HOTEL WESTLAND

100 S. KING

Boutique Hotel | Rooftop Bar
Event Space | Alley Bar

APTS & RETAIL

115 S. JACKSON

Mixed-Use Residential
Coffee Shop | Diner | Flower Shop
Pop-up Retail

OFFICE EVENTS & RETAIL

419 OCCIDENTAL

Modern Office | Event Space
Restaurant | Rooftop Deck

King St.

To Stadium District



To Waterfront Promenade

To King St. Station



WORK AT RAILSPUR



OFFICE SPACE

419 OCCIDENTAL



3 Floors of Beautifully Updated Office Space

- + Historic Architectural Details
- + Gender Neutral Restrooms
- + Modern Elevators
- + Seismic Bracing
- + Ready for Tenant Buildout



2 Floors of Boutique Coworking Space



2-Floor Event Space with Private Rooftop Deck for Office Tenants to Enjoy



Sea Creatures Restaurant by Renee Erickson

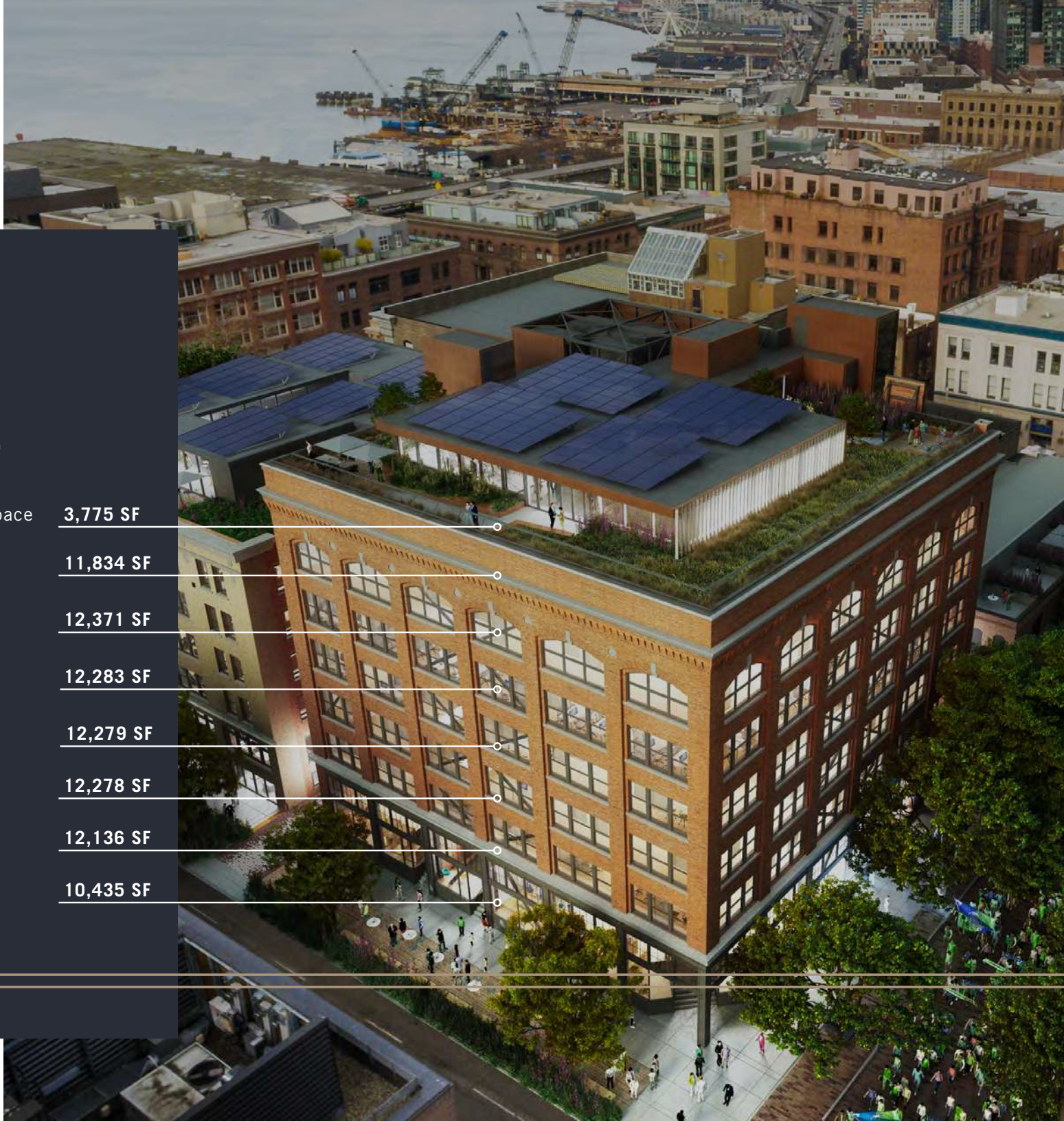


WORK AT RAILSPUR

OFFICE SPACE

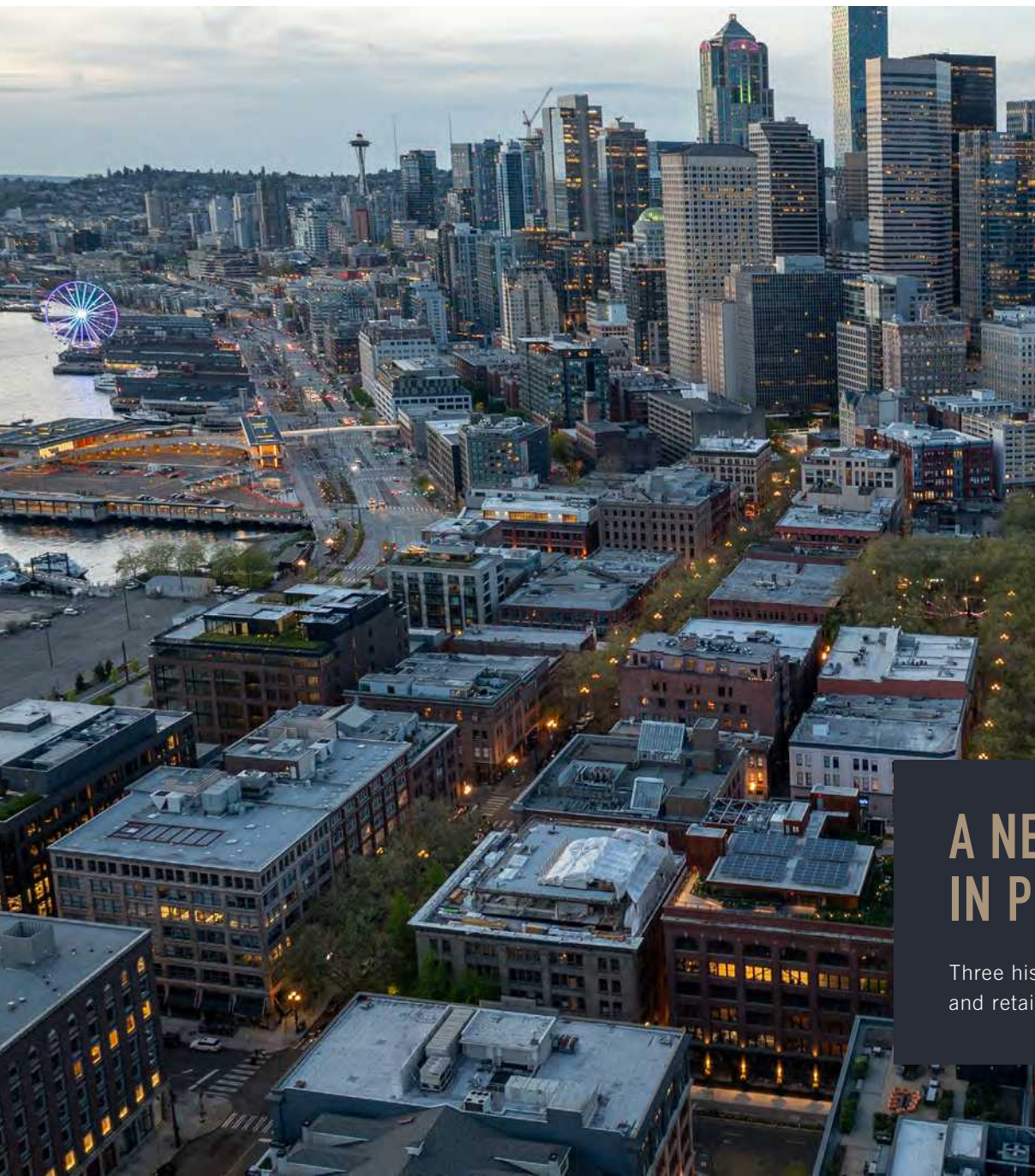
419 OCCIDENTAL

Mezzanine, Rooftop & Event Space	3,775 SF
7th Floor Event Space	11,834 SF
6th Floor Office	12,371 SF
5th Floor Office	12,283 SF
4th Floor Boutique Coworking	12,279 SF
3rd Floor Boutique Coworking	12,278 SF
2nd Floor Office	12,136 SF
Retail & Restaurant Space	10,435 SF



THE ALLEYS **HAVE IT**

RAILSPURSEATTLE.COM



A NEIGHBORHOOD REVITALIZATION IN PIONEER SQUARE.

Three historic buildings with connecting alleyways offering unique activation and retail experiences, from morning coffee through evening celebrations.



ACTIVATED ALLEY

CONCERTS | ART | FOOD | DRINKS | COMMUNITY

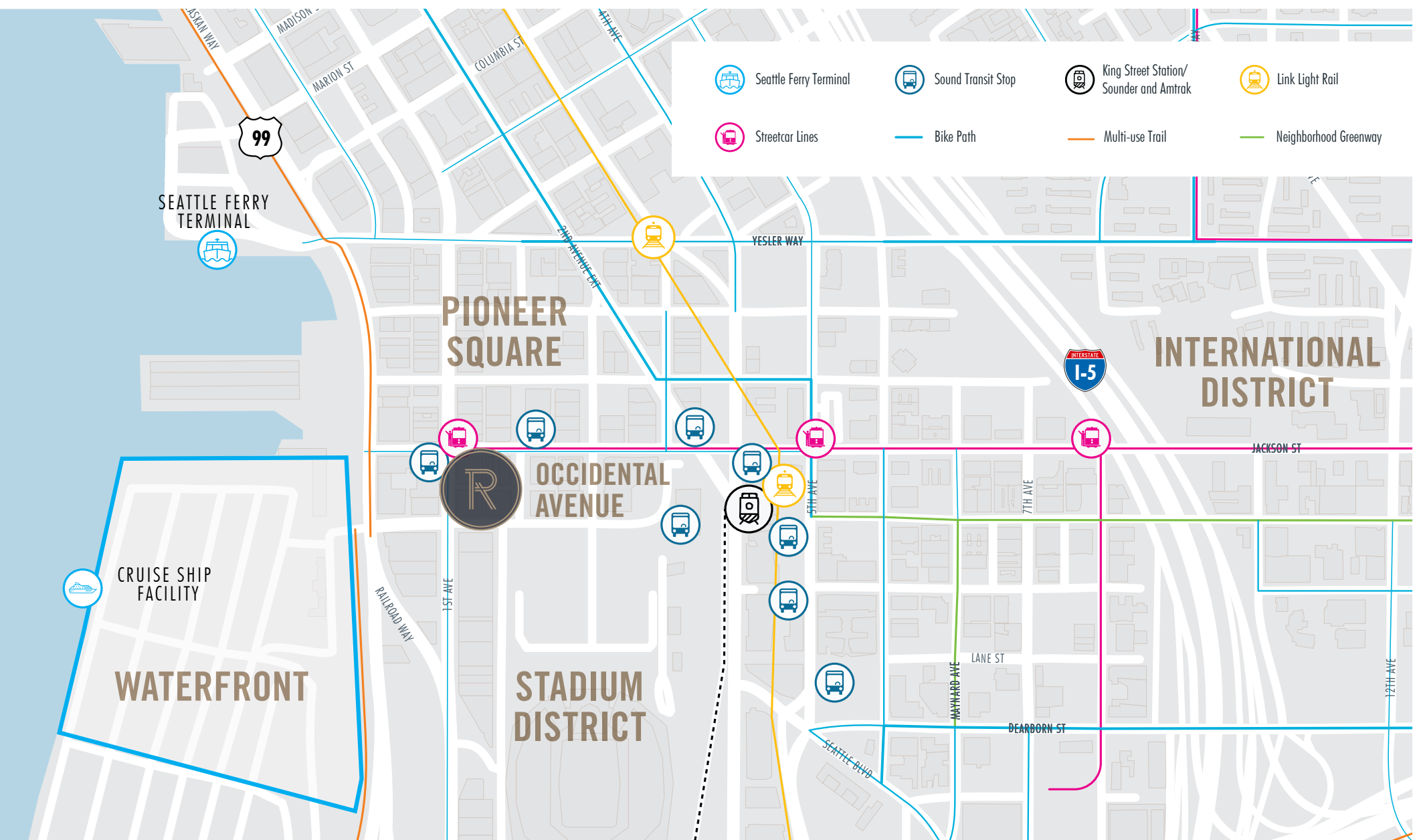
Urban Villages specializes in transformative placemaking that benefits entire communities.

RailSpur will feature year-round programming — concerts, art installations, food & wine tastings — designed to complement the experiences offered by local retailers and restaurants.

A CENTER OF ACTIVITY

ADDING VIBRANCY
TO SEATTLE'S
FIRST NEIGHBORHOOD.

RAILSPURSEATTLE.COM



LIVE IN RAILSPUR

APARTMENTS

115 S. JACKSON



26 Efficient Residential Units



Outdoor Decks for Entertaining



Coffee Shop, Diner, Flower Shop,
and Pop Up Retail Space



STAY AT RAILSPUR

HOTEL WESTLAND

100 S. KING ST



Lobby Programming with Unique
Event and Meeting Spaces



Rooftop Bar & Restaurant
with Spectacular Views



120 Modern Guest Rooms



Alley Bar in the Heart of
The Railspur Alley Crossroads



Valet Parking



Operated by Aparium Hotel Group





FOR MORE INFORMATION, PLEASE CONTACT

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CBRE

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