CEDAR HALL

1420 5TH AVENUE SEATTLE, WA 98101

A place to gather, to eat, to shop, to play

cedarhall.usbcseattle.com

CEDAR HALL

A place to gather, to eat, to shop, to play. This is downtown built with you in mind.

An inspiring new street-level space in downtown Seattle, Cedar Hall brings together national, local and regional retail experiences.

Entrance at 5th and Pike

A home for homegrown retail.

From wellness and casual dining to essentials like groceries and clothing, Cedar Hall's vast assortment offers in-person convenience catered to all.

Entering at 5th and Pike

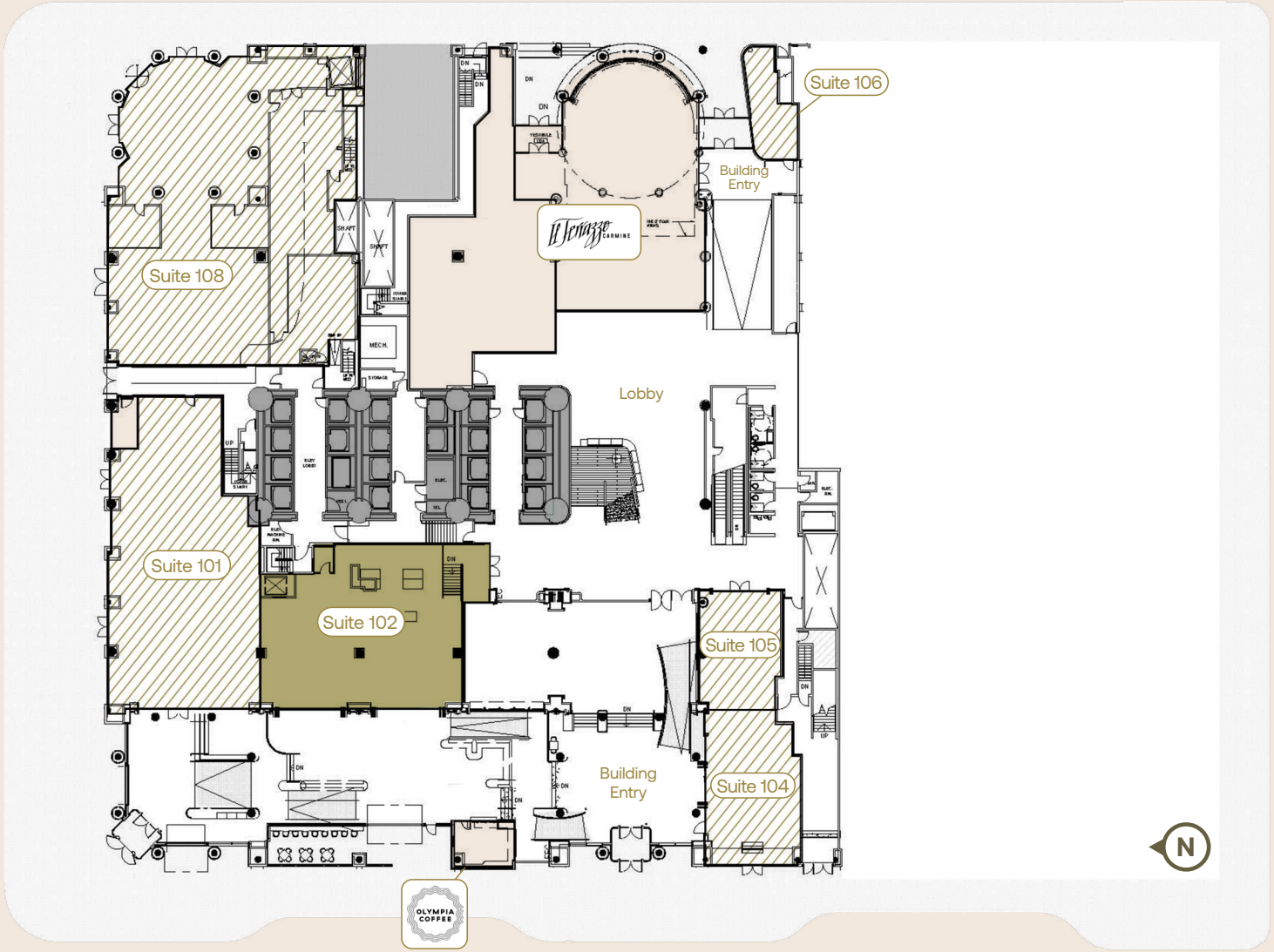
70,361 SQ. FT.

RETAIL OVERVIEW

- Located in the downtown retail core
- Abundant below-grade parking
- Retail captures the daytime population in the building, surrounding office buildings, tourists & locals
- Easy access to I-5, light rail & metro

Meet for yoga, stay for lunch, grab an espresso for the road. Cedar Hall curates the most relevant retail, worthwhile wellness, and dining that spans from casual to fine.

6th Avenue



Pike Street

Union Street

NOW OPEN!

5th Avenue

- Main Restaurant
- Retail
- Mercantile
- Leased

- Suite 108 includes 7,807 RSF on main floor and 1,333 RSF in mezzanine
- Level A space (former bank vault) provides direct access to the building loading dock
- Join Olympia Coffee and Carmine's (coming 2025) at Cedar Hall

BUILDING PLAN

Level 1

Suite 101	4,448 RSF
Suite 102	PENDING
Suite 103	OLYMPIA COFFEE
Suite 104	1,517 RSF

Suite 105	1,033 RSF
Suite 106	515 RSF
Suite 107	CARMINE'S
Suite 108	9,140 RSF*

* See Notes

Asking Rate	Call for rates
NNN Estimate	$16.32 PSF
Improvements	Negotiable
Parking	Abundant below-grade parking

6th Avenue

Pike Street

Union Street

5th Avenue

Retail

Leased - Financial

Leased - Retail

BUILDING PLAN

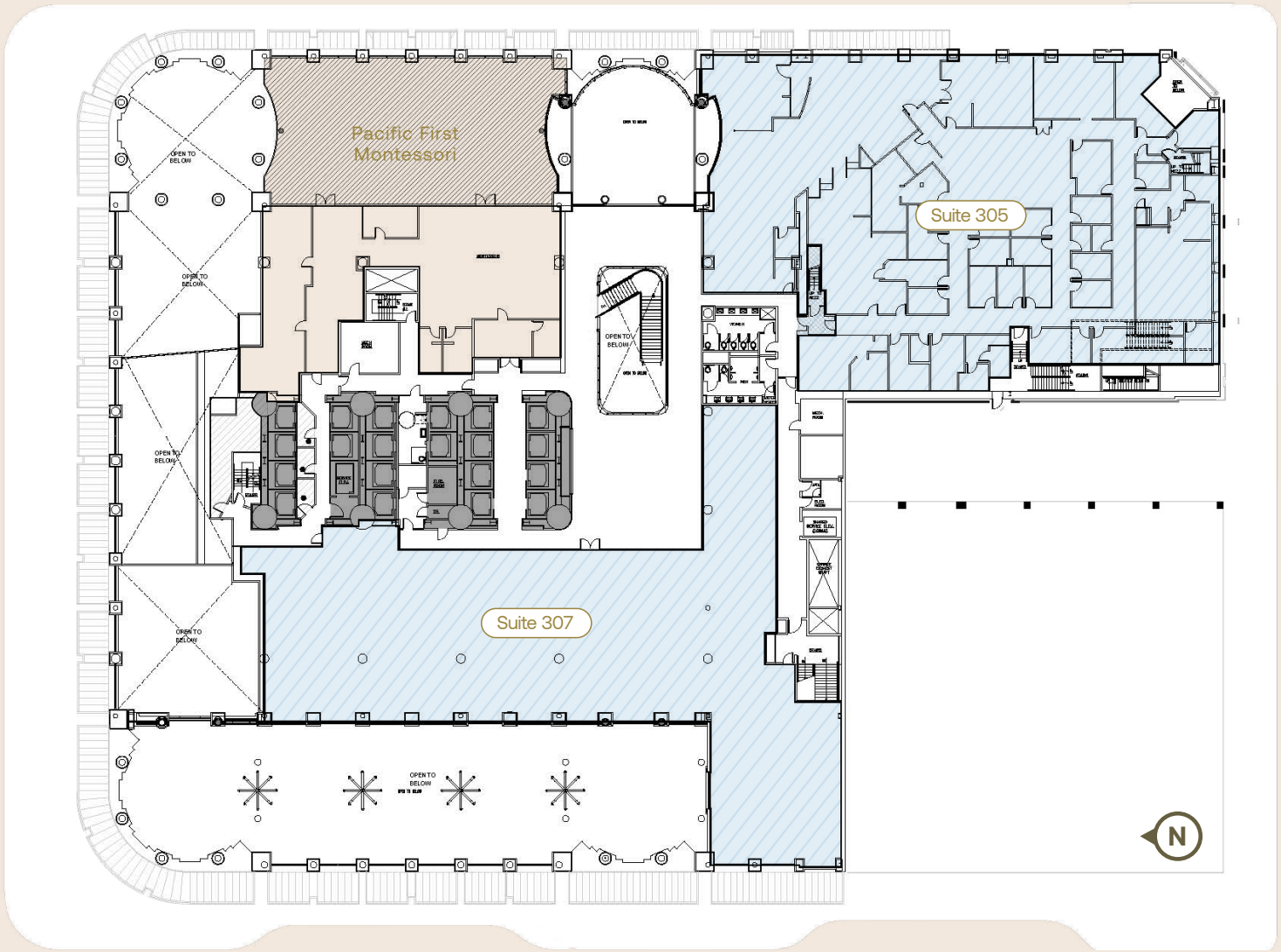
Level 2

Suite 209	1,130 RSF
Suite 210	5,309 RSF*
Suite 211	5,350 RSF*

* Able to demise

Asking Rate	Call for rates
NNN Estimate	$16.32 PSF
Improvements	Negotiable
Parking	Abundant below-grade parking

6th Avenue



Pike Street

Union Street

5th Avenue

Retail / Entertainment

Leased

- Suite 305 built out as former healthcare use
- Additional mezzanine space available for Suite 305 (2,101 RSF)
- Suite 305 and 307 may be combined

BUILDING PLAN

Level 3

Suite 305	PENDING
Suite 307	13,063 RSF*

* Demisable

Asking Rate	Call for rates
NNN Estimate	$16.32 PSF
Improvements	Negotiable
Parking	Abundant below-grade parking

RESTAURANTS & RETAIL

Active new street-level storefronts in downtown Seattle and the interior Cedar Hall brings together national, local and regional retail experiences.

The thoughtful design of the building's renovation offers flexibility and endless opportunities to allow for several retail uses including wellness, medical, fitness, entertainment and retail goods in the center of the City's density.

Cedar Hall's unique food & beverage assortment offers in-person convenience, from casual dining to grab & go options, groceries and more. Operable storefronts allow for open-air dining and activity in Cedar Hall for patrons during favorable weather months.

A built-in customer base with class A office above mixed with the local and regional traffic from many of Seattle's adjacent landmarks, including Pike Place Market and the Convention Center, create a unique and exceptional destination to work, play and eat.

Entering at 5th and Pike

Cedar Hall Retail

Entrance at 5th & Pike Street.

Lobby next to future Carmine's entrance

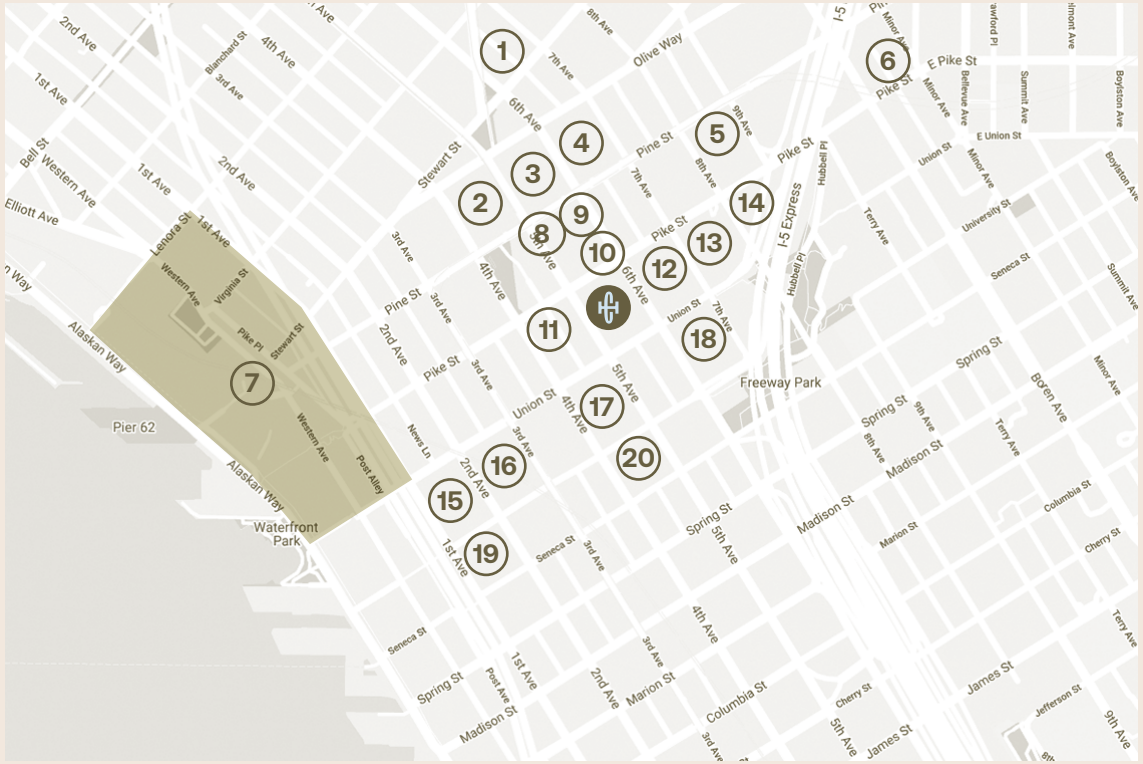
1420 5TH AVENUE

NEIGHBORHOOD MAP

We're in good company.

Within walking distance of Seattle staples like Pike Place Market and Pacific Place, Cedar Hall has the best neighbors in the Northwest.

1 - Le Caviste
2 - Westlake Center
3 - Nordstrom Flagship
4 - Pacific Place
5 - Dough Zone
6 - Starbucks Roastery
7 - Pike Place Market
8 - Ben Bridge Jeweler
9 - Pandora Jewelry
10 - Mario's
11 - Arc'teryx
12 - Sheraton
13 - ACT Theatre
14 - Seattle Convention Center
15 - Seattle Art Museum
16 - Benaroya Hall
17 - Rainier Square
18 - Cortina
19 - The Village @ 2+U
20 - Fairmont Olympic Hotel



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A place to gather, to eat, to shop, to play—coming 2023.

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