

OFFICE / RETAIL FOR LEASE

LESCHI LAKE CENTER

110-140 LAKESIDE AVENUE & 200 LAKE WASHINGTON BLVD, SEATTLE, WA 98122



FIRST-CLASS FACILITY | 75,000 SF OF OFFICE/RETAIL SPACE | SITUATED ON 2.99 ACRES



LISTING INFORMATION

Suite 120 Retail A	1,367 SF
Suite 120 Retail B (Restaurant)	1,823 SF
Suite 120-200	2,516 SF
Suite 120-230	2,887 SF
Suite 140-220**	1,321 SF
Suite 140-230**	563 SF
Suite 140-310	3,668 SF
Suite 140-314	2,786 SF
Suite 200-202	2,597 SF
Suite 300	3,425 SF

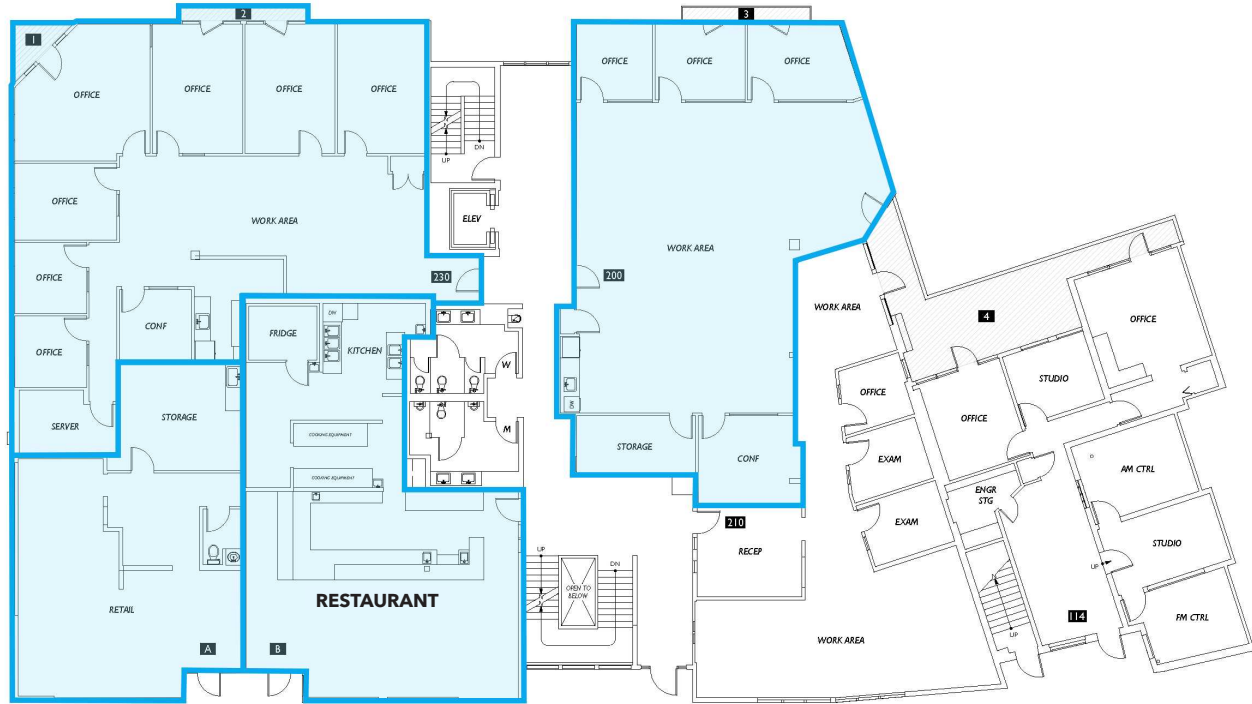
** 220 and 230 can be combined for a total of 1,884 SF

LEASE RATE: \$40.00 (NNN)

Leschi Lake Center was originally built in 1904, with renovations in 1980 and 2023, Leschi Lake Center served as the primary marine entry point landmark for water traffic to and from east King County before the floating bridges were built in the mid-1900s. The property includes a 109-slip marina, three restaurants, four office buildings with close proximity to neighborhood services including a market, wine shop, and Starbucks. The center offers shower facilities for tenants who take advantage of the waterfront, nearby parks and premier outdoor recreation opportunities. Leschi Lake Center is property owned and managed by a local family office.

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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
Retail A	1,367	NNN	\$40.00 SF/yr
Retail B (Restaurant)	1,823	NNN	\$40.00 SF/yr
120-200	2,516	NNN	\$40.00 SF/yr
120-230	2,887	NNN	\$40.00 SF/yr

CONTACT

Aaron Mathieu

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Jim Reed, SIOR

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ALCO INVESTMENT
Company

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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
140-220	1,321	NNN	\$40.00 SF/yr
140-230	563	NNN	\$40.00 SF/yr

** 220 and 230 can be combined for a total of 1,884 SF

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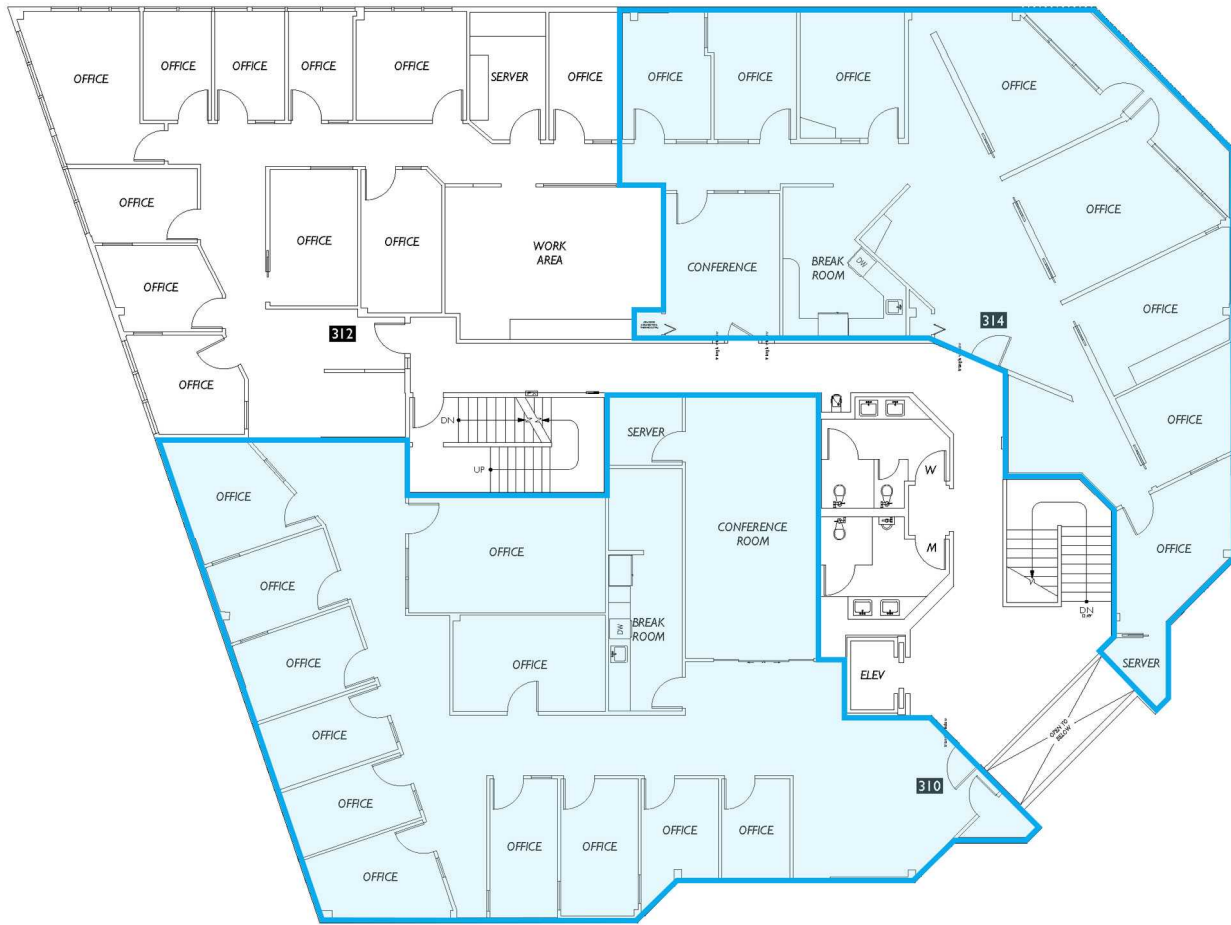
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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
140-310	3,668	NNN	\$40.00 SF/yr
140-314	2,786	NNN	\$40.00 SF/yr

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SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
200-202	2,597 SF	NNN	\$40.00 SF/yr

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AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE
300	3,425	NNN	\$40.00 SF/yr

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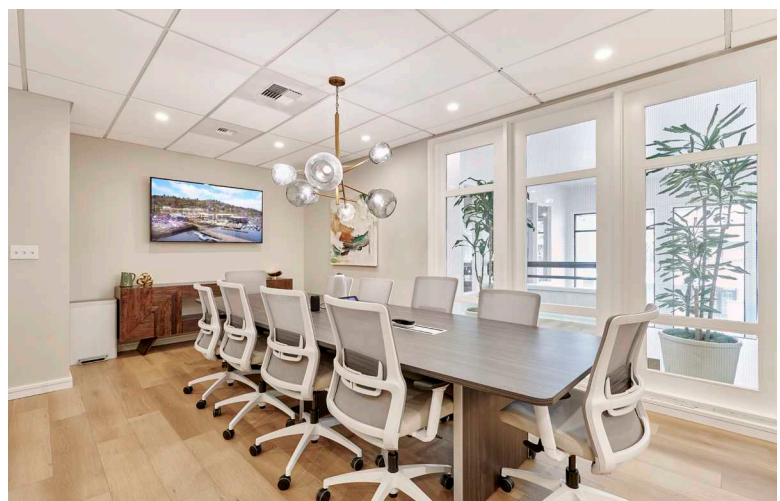
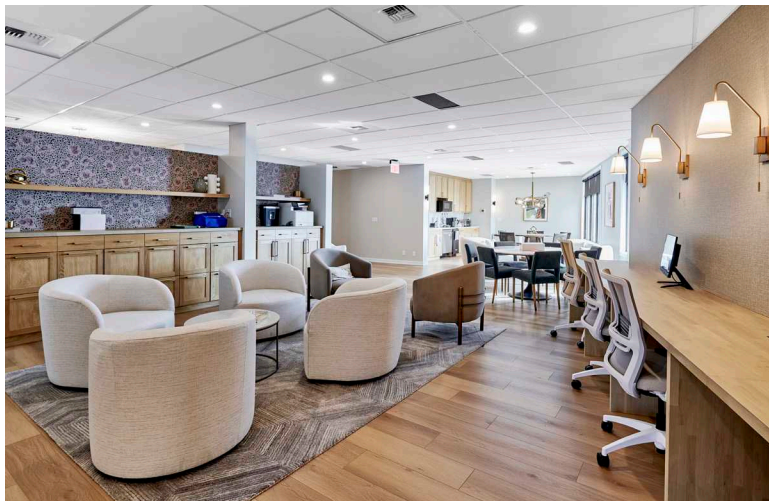
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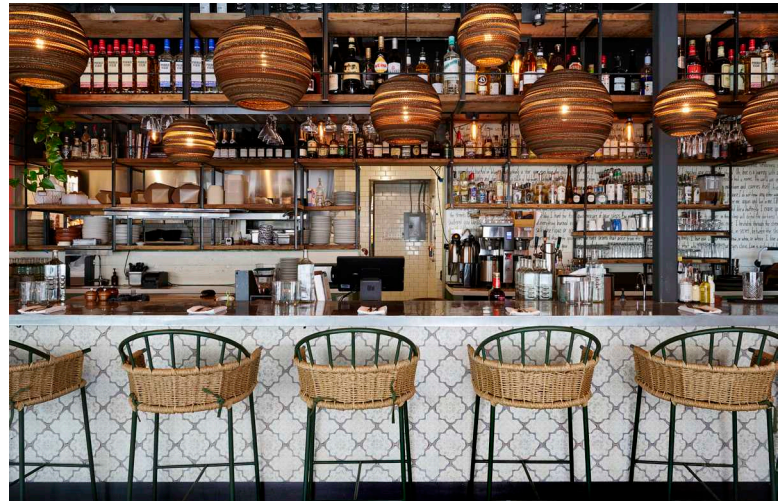
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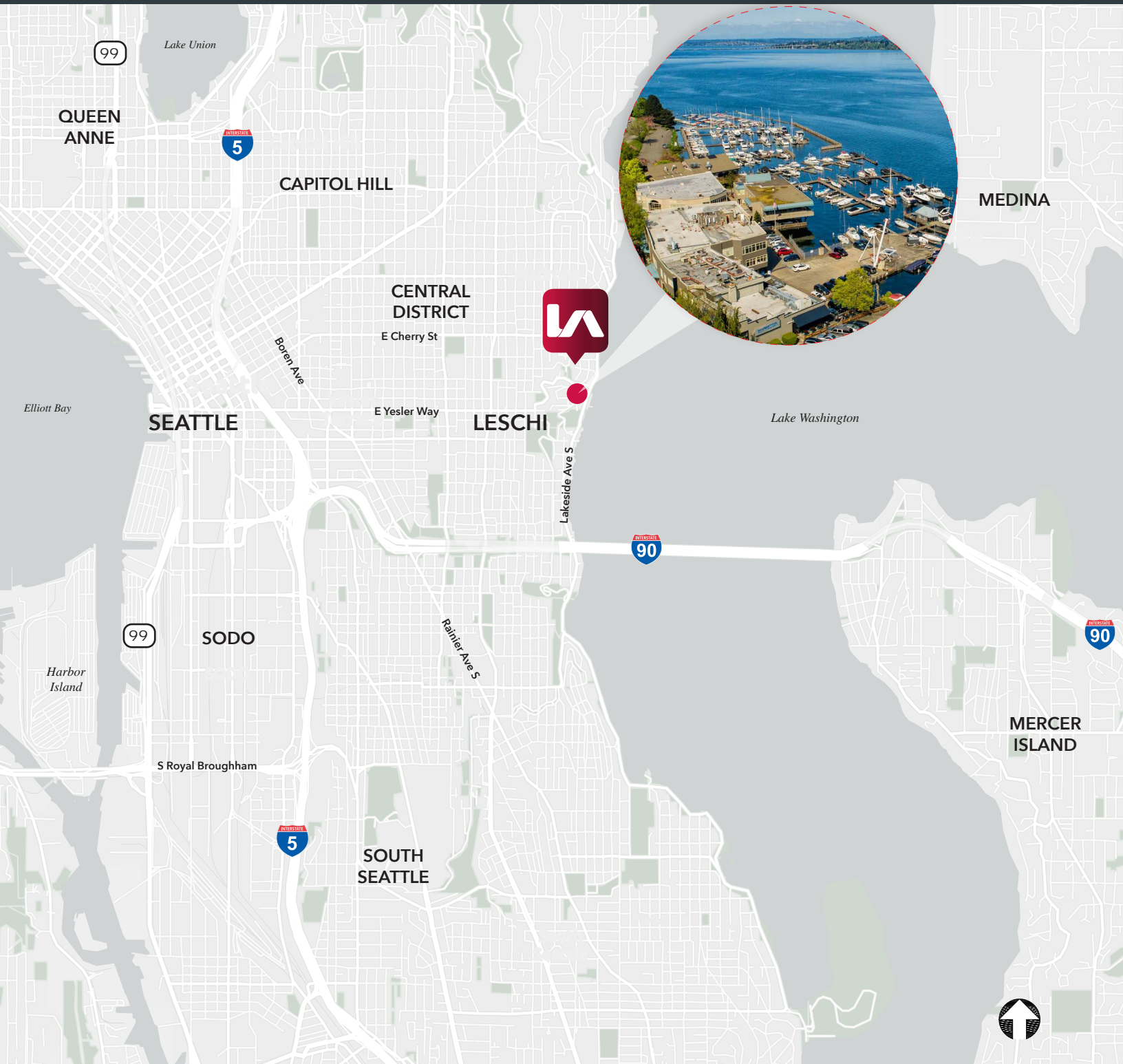
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