



200 OCCIDENTAL

PIONEER SQUARE

2ND GENERATION  
RESTAURANT SPACE

URBAN  
VISIONS  
REAL **RETAIL**



## ANIMATING OCCIDENTAL SQUARE

Located at the entrance to 200 Occidental, Occidental Square is one of Seattle's oldest public plazas, bustling with activity around a beautiful new pavilion and park. The wood and glass pavilion is designed by Olson Kundig Architects, and features a glass roof that can serve as an outdoor classroom, a stage, a dining area, and most importantly, a thriving park filled with people listening to music, painting, shopping, playing, celebrating, and supporting local teams and neighborhood businesses.



# PIONEER SQUARE

## SEATTLE'S ART & CULTURE DISTRICT



123 + Annual Sports Events  
25+ Art Galleries

## COMMUTABILITY

**98** WALK SCORE

BIKE SCORE **78**

**100** TRANSIT SCORE

**2026 FIFA World Cup** is estimated to bring **750k visitors & 929M in revenue** to Downtown Seattle.

REAL **RETAIL**



WA State Ferries System  
**19.1 Million**  
Annual Riders (2024)

PIER 50

PUGET SOUND

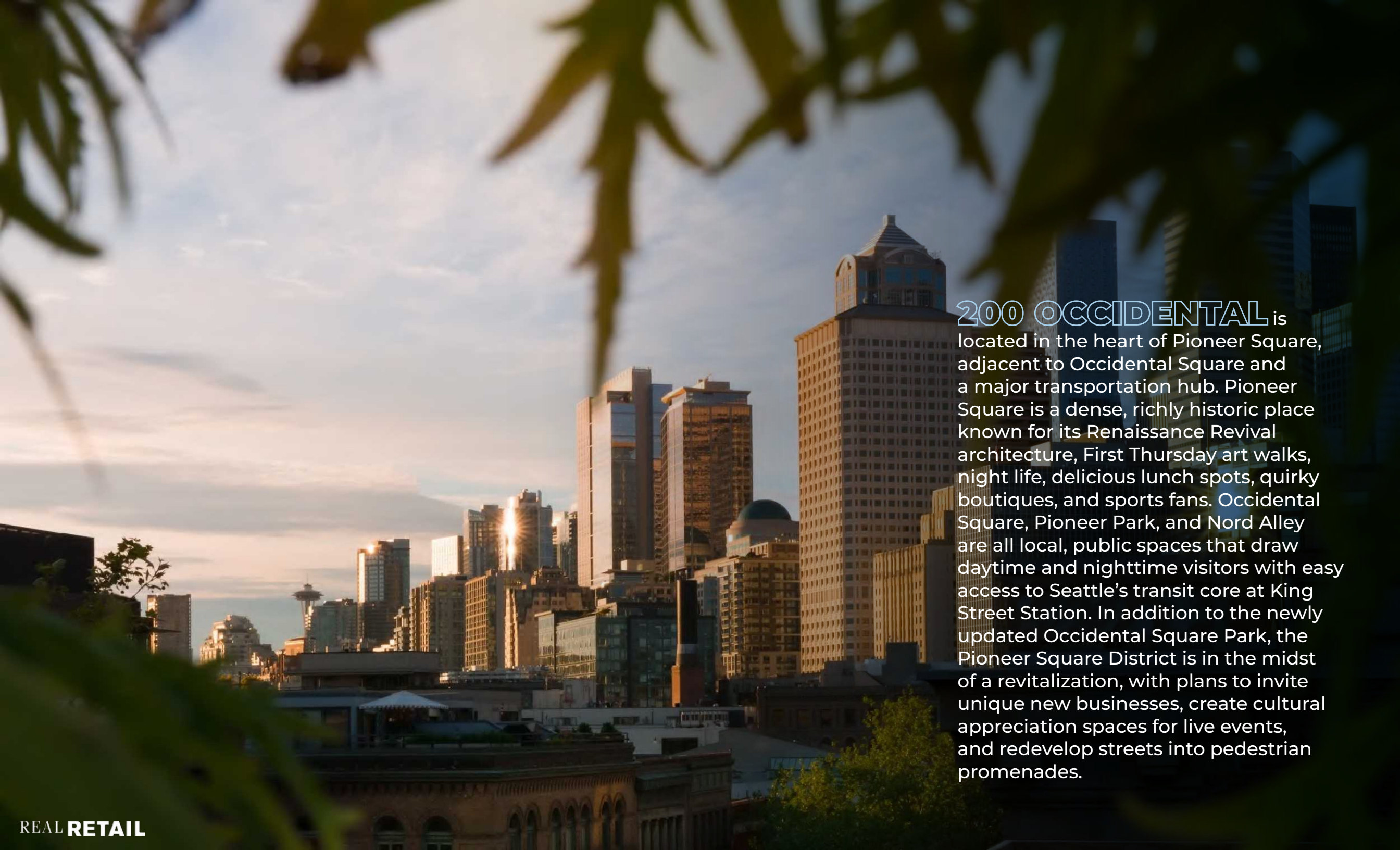
PIER 48

PIER 46



UNION STATION  
INTERNATIONAL DISTRICT CHINATOWN LIGHTRAIL STATION

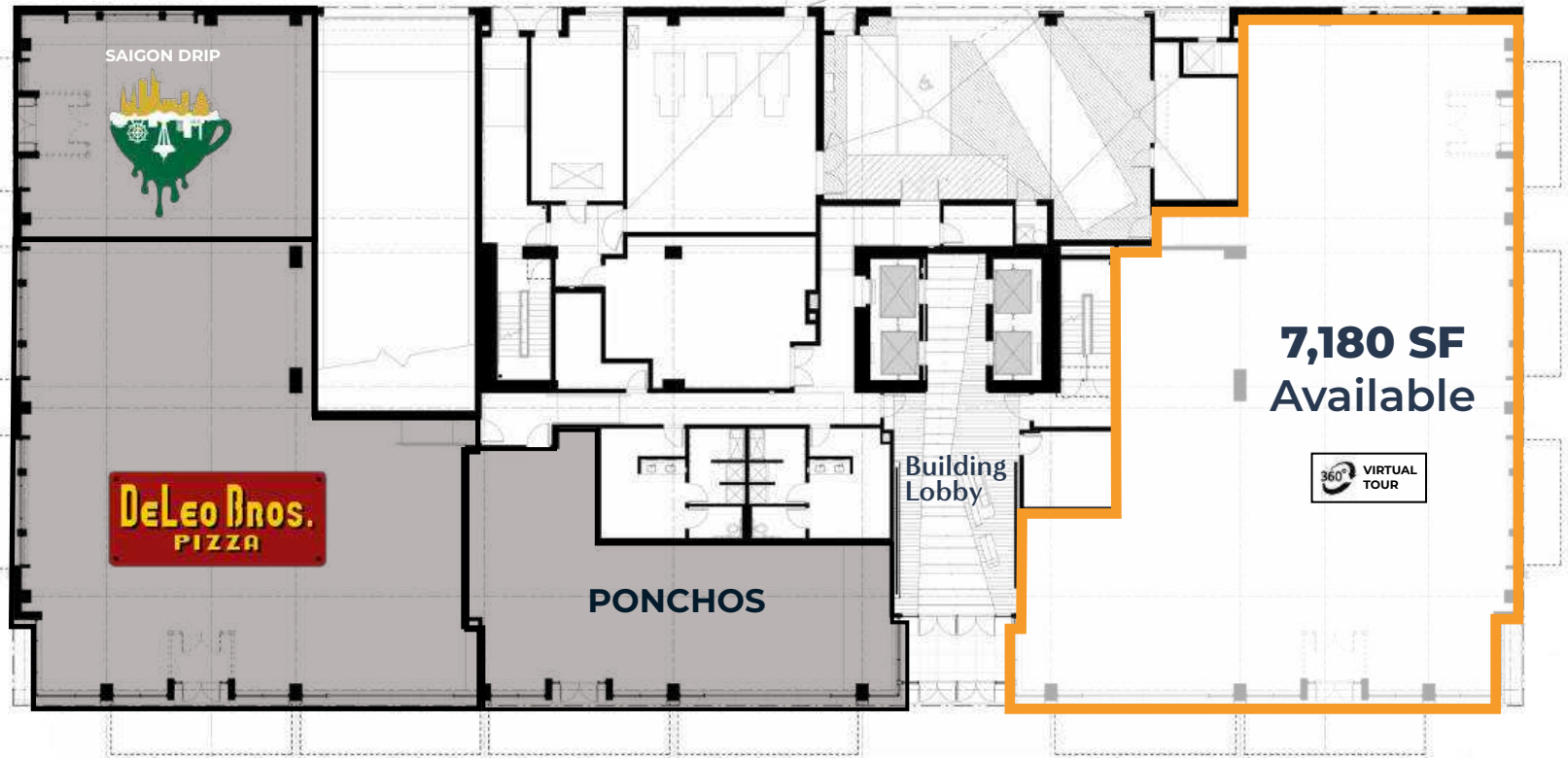




**200 OCCIDENTAL** is located in the heart of Pioneer Square, adjacent to Occidental Square and a major transportation hub. Pioneer Square is a dense, richly historic place known for its Renaissance Revival architecture, First Thursday art walks, night life, delicious lunch spots, quirky boutiques, and sports fans. Occidental Square, Pioneer Park, and Nord Alley are all local, public spaces that draw daytime and nighttime visitors with easy access to Seattle's transit core at King Street Station. In addition to the newly updated Occidental Square Park, the Pioneer Square District is in the midst of a revitalization, with plans to invite unique new businesses, create cultural appreciation spaces for live events, and redevelop streets into pedestrian promenades.



S WASHINGTON STREET



S MAIN STREET

OCCIDENTAL SQUARE

## 200 OCCIDENTAL

**7,180 SF 2nd generation restaurant** space available in the heart of Pioneer Square featuring operable storefront windows and abundant natural light. The space is perfectly positioned at the hard corner of S. Main Street and Occidental. Join food and beverage tenants Saigon Drip Cafe, DeLeo Bros Pizza and Ponchos.

Suite 202.....	7,180 SF
Rent.....	Call For Rates
NNN's.....	\$16.66 PSF
Availability .....	Immediate



**REAL RETAIL**

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