

COMMISSARY KITCHEN SPACE FOR LEASE

±3,773 SF

3810 AIRPORT WAY S
Seattle

NEWMARK





PROPERTY HIGHLIGHTS

- Commissary suite available, approx. 3,773 SF, with dedicated exterior entry
- 2nd generation commissary space, fully built out with Type I venting installed, plumbing, and ADA restrooms
- Parking available, including a gated surface lot for larger vehicle parking located to the South
- Minutes to I-5 onramps and the West Seattle bridge

AREA DEMOGRAPHICS

	.25 MILE	.5 MILE	1 MILE
TOTAL POPULATION	211	1757	9,420
DAYTIME POPULATION	1,577	5,437	27,097
AVERAGE HH INCOME	\$203,353	\$168,215	\$170,309
MEDIAN AGE	41.8	40.8	39.0

SPACE AVAILABLE

SUITE ± 3,773 SF

RATE \$42.50 PSF + NNN

NNN ESTIMATE \$12.72 PSF*

TIMING January 1, 2026

* NNN Estimate includes water, sewer, and electric. Tenant pays garbage costs directly.

AIRPORT WAY S



SPACE
AVAILABLE

AIRPORT WAYS

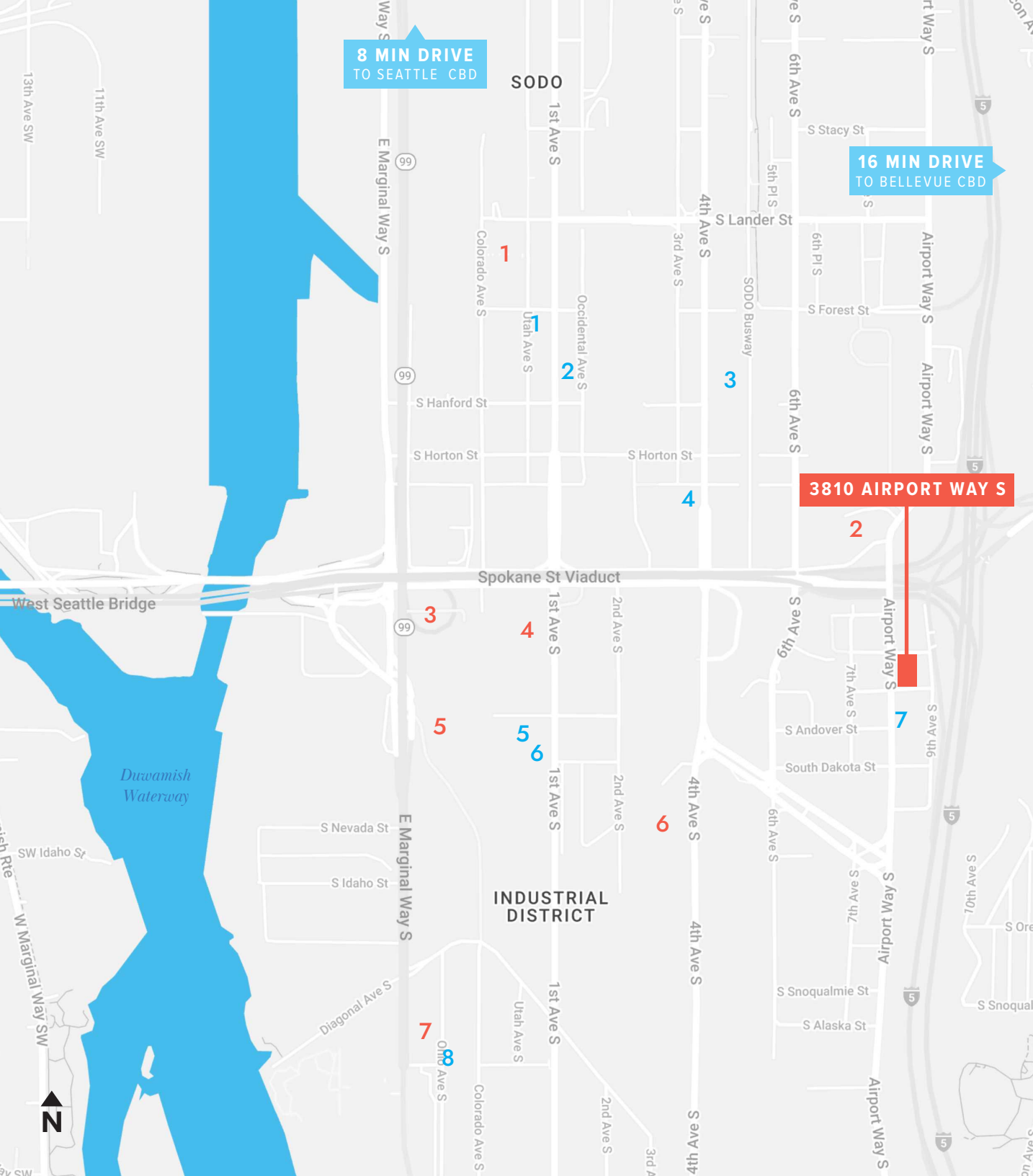
PARKING

SUITE A
3,773 SF

PARKING

GATED
PARKING

PARKING



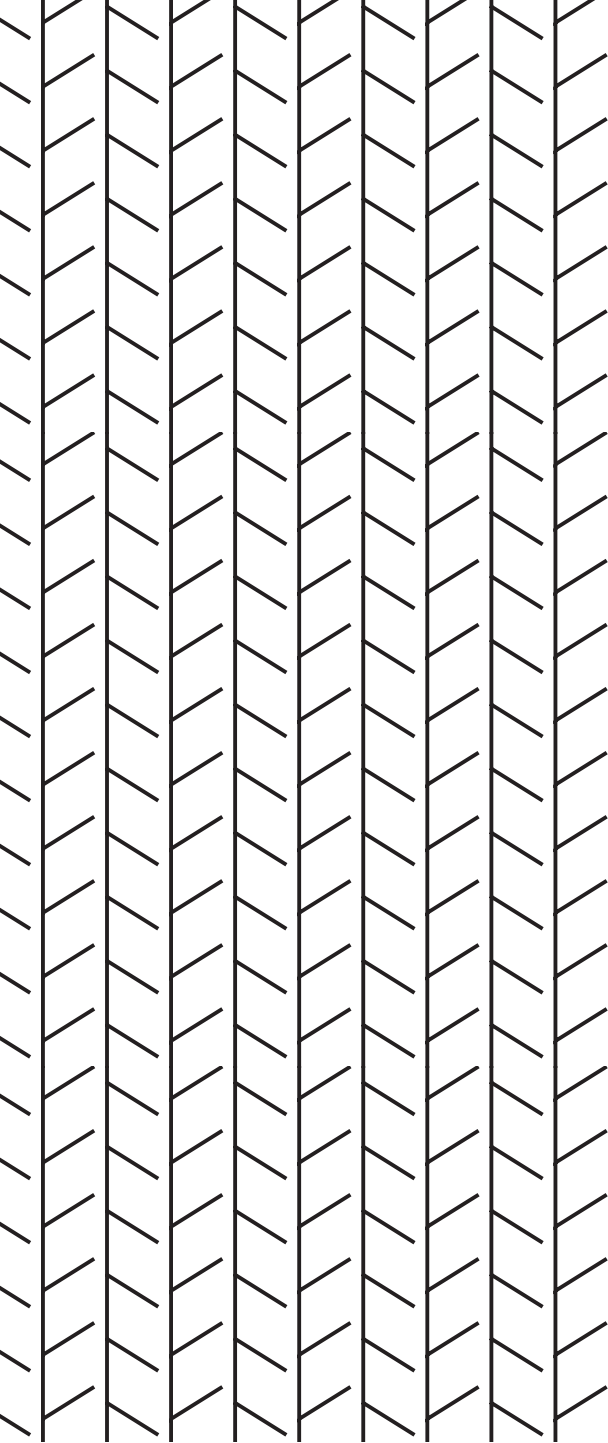
NEARBY AMENITIES

RESTAURANTS

1. Monkey Loft
2. Ghostfish Brewing Co
3. Republic of Cider
4. Siren Tavern
5. SODO Urbanworks
6. Nine Pies Pizzeria
7. Jacks BBQ
8. Seattle Cider Company

RETAIL

1. The Home Depot
2. Redsoul
3. Epicurean Edge
4. Bargreen Ellingson
5. Restaurant Depot
6. Costco Wholesale
7. Arena Sports SODO



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