

FOR LEASE



# 108 NW Canal Street

Seattle, WA

*Bright, open second-floor office with parking in a highly desirable Fremont/Ballard location.*

## PROPERTY HIGHLIGHTS

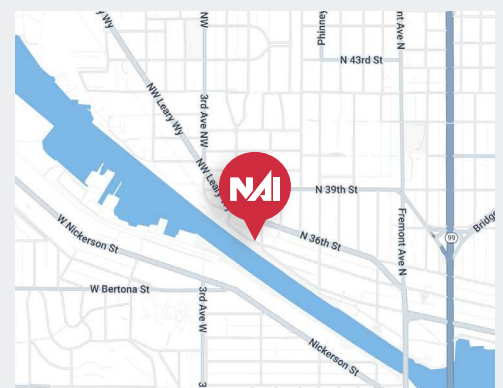
- + Prime location along the Ship Canal between Fremont and Ballard
- + Flexible layout suitable for start-up, creative, or production uses
- + Open floor plan with good ceiling height
- + Close to cafés, breweries, and neighborhood amenities
- + Easy access to Hwy 99, 15th Ave NW, and major Seattle arterials
- + Zoning allows a variety of commercial uses

TOTAL SF

**1,310 SF**

PRICE/SF

**\$32/SF, Gross**



**MATT LE**

Associate

+1 425 586 5647

mle@nai-psp.com

**BILLY POLL**

Partner

+1 425 586 5604

bpoll@nai-psp.com



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY THE OWNER OF THE PROPERTY OR OTHER SOURCES WE DEEM RELIABLE, WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE.



*Space for lease in  
downtown Seattle*



**MATT LE**

Associate  
+1 425 586 5647  
mle@nai-psp.com

**BILLY POLL**

Partner  
+1 425 586 5604  
bpoll@nai-psp.com



# Demographics



## 108 NW CANAL STREET, SEATTLE, WA

	1 MILE	2 MILES	3 MILES
Population	36,191	145,764	321,099
2030 Population	38,262	152,069	340,870
Households	17,735	72,713	165,010
Median Age	34.1	34.0	33.6
Median HH Income	\$145,742	\$145,699	\$139,518

**92**

WALK SCORE



**90**

BIKE SCORE



**60**

TRANSIT SCORE

### MATT LE

Associate  
+1 425 586 5647  
mle@nai-psp.com

### BILLY POLL

Partner  
+1 425 586 5604  
bpoll@nai-psp.com

