

# Ballard Place Condominiums

1545 NW 57th Street  
Seattle, WA 98107

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Corner Second-Generation Retail/Office  
Available For Lease



# Architectural Gem: Versatile Loft at the Heart of Ballard.

Experience a rare blend of industrial soul and contemporary flexibility at the base of Ballard Place. This stunning 2,154 SF space features soaring 22'+ ceilings and an open-concept footprint, offering an expansive feel that is perfect for a flagship retail showroom, a high-energy creative office, or a curated beverage concept.

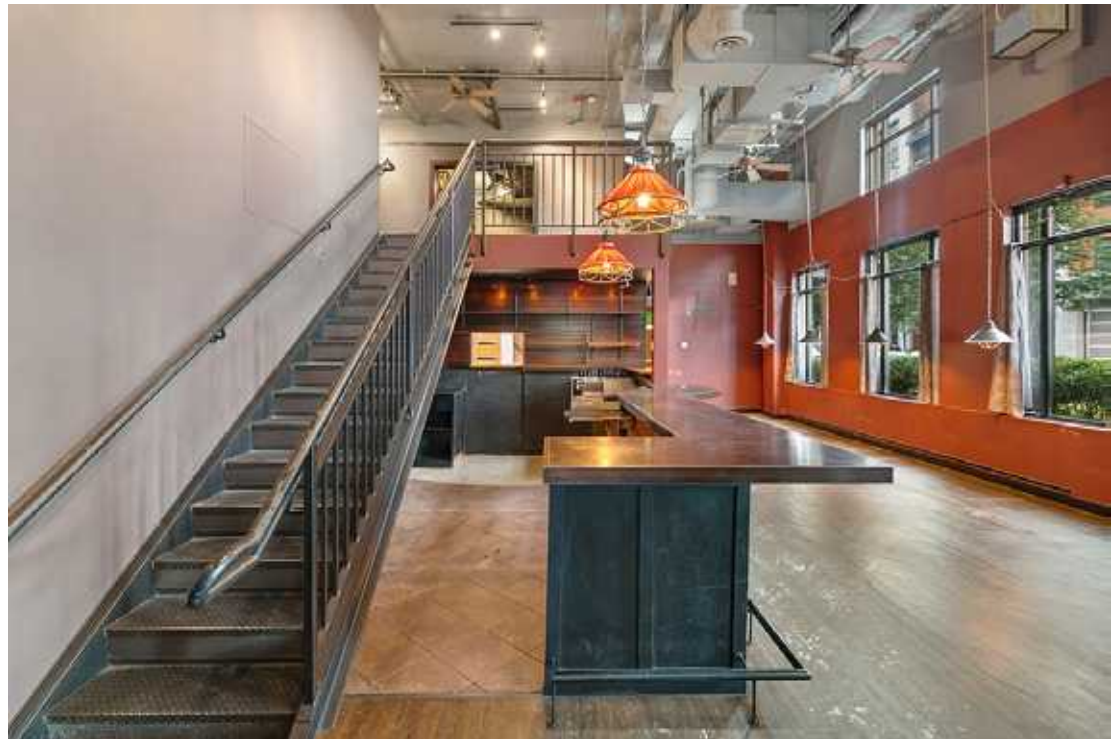
## The Space

Designed for both form and function, the layout maximizes its footprint with:

- Main Level (1,534 SF): A sun-drenched ground floor bathed in great natural light.
- Mezzanine (620 SF): An elevated area ideal for additional seating, a private office, or curated storage.
- Modern Amenities: Fully equipped with full HVAC, two shared restrooms, and a newly remodeled kitchen prep area with refrigeration.

## The Location

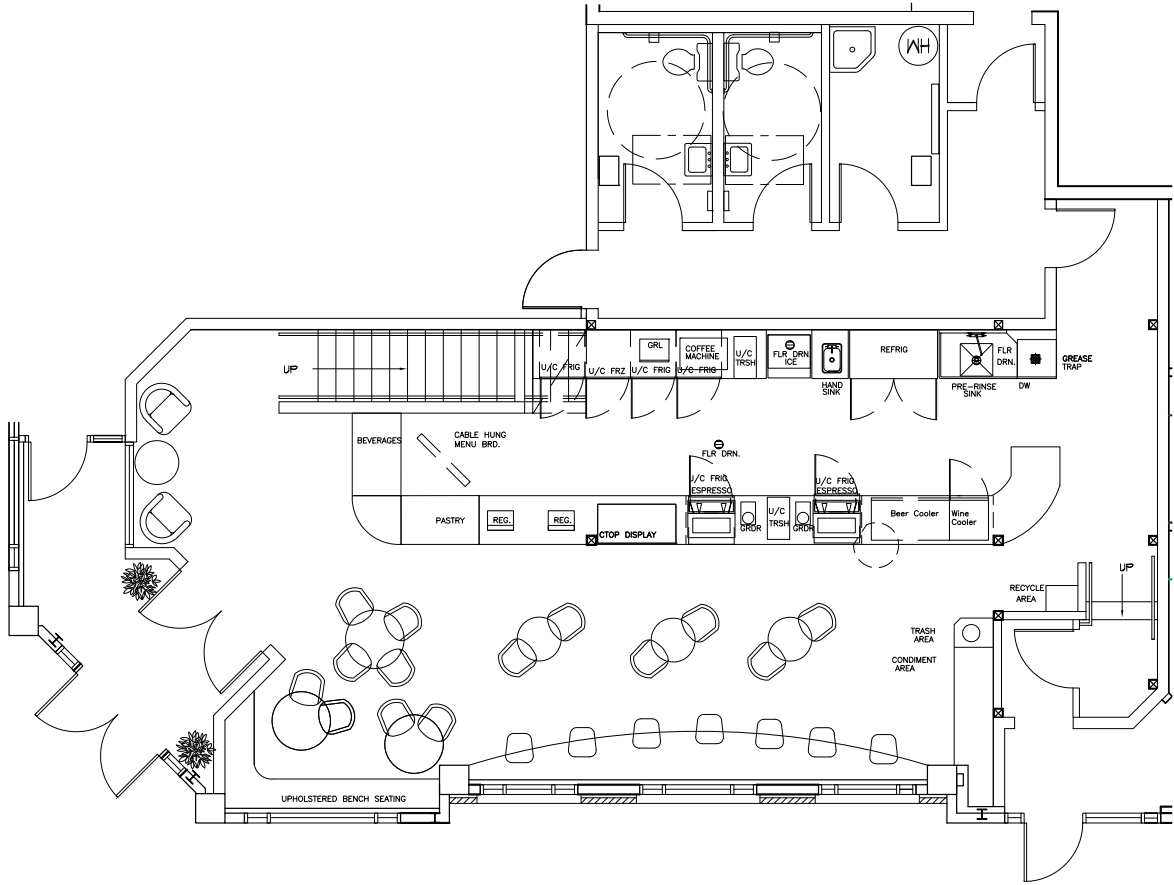
Situated at the base of a premier 173-unit residential condominium, your business will have a built-in community at its doorstep. You are perfectly positioned in the vibrant core of Ballard, just blocks from the heavy foot traffic of Market Street, the Ballard Public Library, and Ballard Commons Park.



# FLOOR PLAN

2,154 SF Available

- 1,534 SF ground floor
- 620 SF mezzanine





Ballard Place Condominiums

usbank

TACO DEL MAR

MOD

TACO BELL

MAJESTIC BAY THEATRES

CHASE

SONIC BOOM SEATTLE, WA

hot cakes

TOWN & COUNTRY BALLARD MARKET

Pep Boys

SAFEWAY

Walgreens

KeyBank

SWEDISH

STONEBURNER

tractor

BALLARD PIZZA COMPANY

Stallie's Hat

STOUP BREWING

URBAN FAMILY BREWING CO.

Serious pie.

BEYOND THE BREAD

TRADER JOE'S

ZOSS DRESS FOR LESS

PCC COMMUNITY MARKETS

LA FITNESS

BevMo!

Fred Meyer

Salmon Bay



# Demographics

## AVERAGE HOUSEHOLD INCOME

1-Mile: \$135,314

3-Mile: \$147,269

5-Mile: \$140,899

## TOTAL POPULATION

1-Mile: 33,854

3-Mile: 206,068

5-Mile: 445,317

## TOTAL EMPLOYEES

1-Mile: 17,567

3-Mile: 81,635

5-Mile: 336,775



98  
Walk Score  
"Walker's Paradise"



95  
Bike Score  
"Biker's Paradise"



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**Blake Taylor**

blake@wccommercialrealty.com  
206 931 0525

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Realty

206 283 5212  
wccommercialrealty.com

