

LESCHI LAKE CENTER

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

OFFICE / RETAIL FOR LEASE

ALCO INVESTMENT
Company

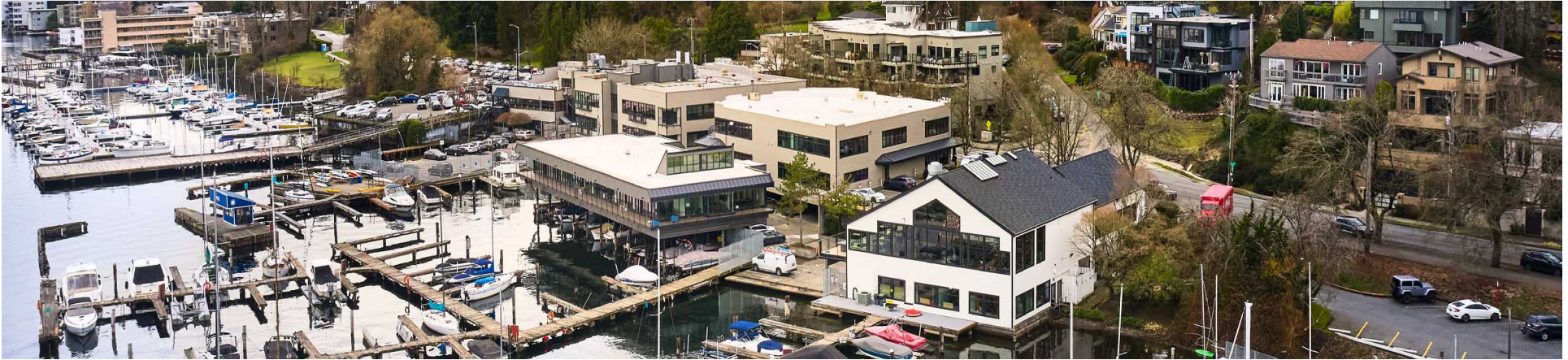
CUSHMAN &
WAKEFIELD



FIRST-CLASS FACILITY | 82,000 SF OF OFFICE/RETAIL SPACE | SITUATED ON 2.99 ACRES

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.

LESCHI LAKE CENTER AVAILABILITIES



Building 120

SUITE	FLOOR	SIZE	LEASE TYPE	LEASE RATE
A (Retail)	2 nd	1,367 SF	NNN	\$40.00 SF/yr
B (Restaurant)	2 nd	1,823 SF	NNN	\$40.00 SF/yr
200	2 nd	2,515 SF	NNN	\$40.00 SF/yr
230	2 nd	2,887 SF	NNN	\$40.00 SF/yr
300	3 rd	3,425 SF	NNN	\$40.00 SF/yr

Building 140

SUITE	FLOOR	SIZE	LEASE TYPE	LEASE RATE
220	2 nd	1,321 SF	NNN	\$40.00 SF/yr
230	2 nd	563 SF	NNN	\$40.00 SF/yr
Combined	2 nd	1,884 SF	NNN	\$40.00 SF/yr

Building 140

SUITE	FLOOR	SIZE	LEASE TYPE	LEASE RATE
310	3 rd	3,668 SF	NNN	\$40.00 SF/yr
314	3 rd	2,786 SF	NNN	\$40.00 SF/yr

Building 200

SUITE	FLOOR	SIZE	LEASE TYPE	LEASE RATE
202	1 st	2,596 SF	NNN	\$40.00 SF/yr

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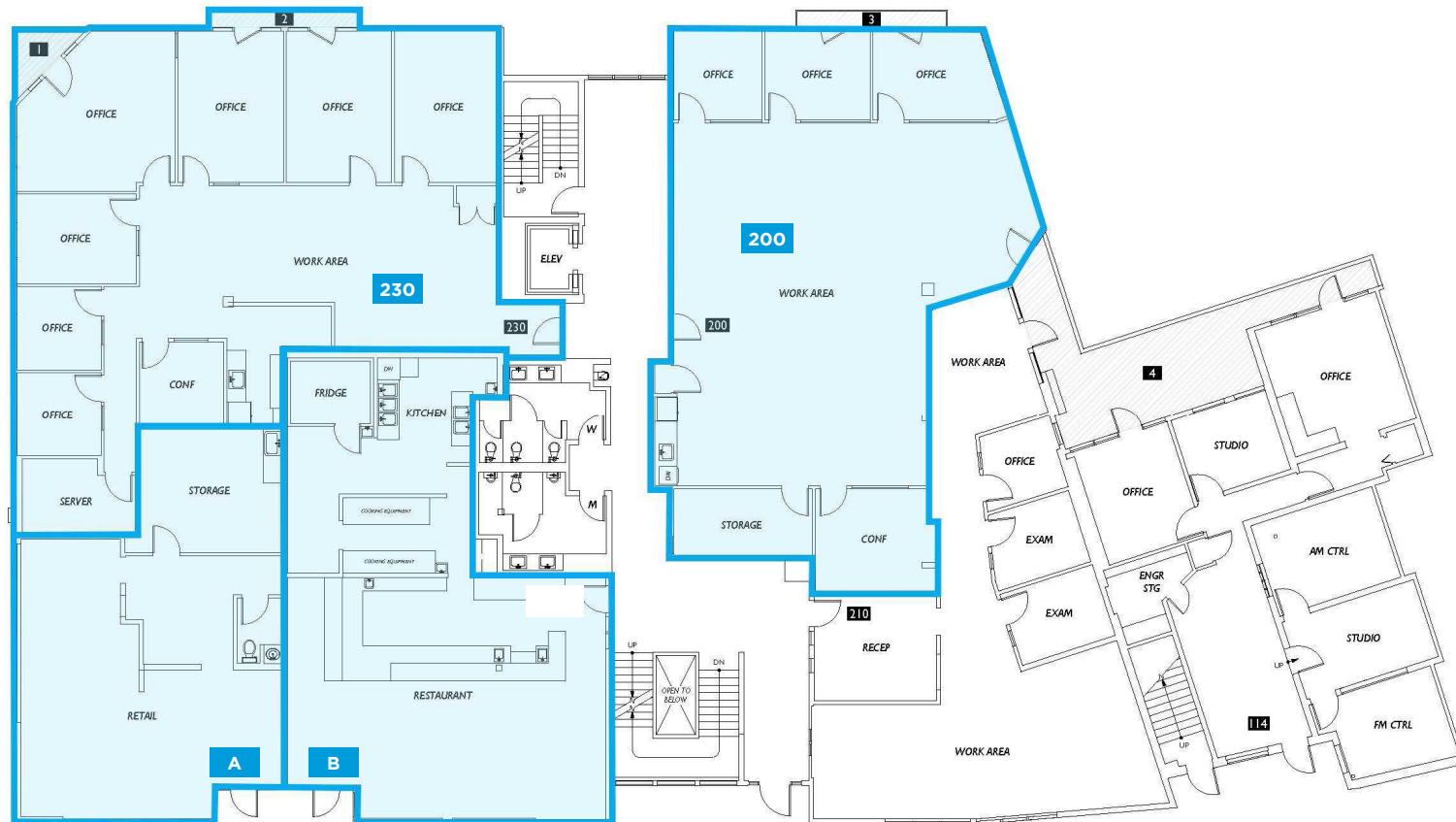


LESCHI LAKE CENTER BUILDING 120

120 LAKESIDE AVENUE

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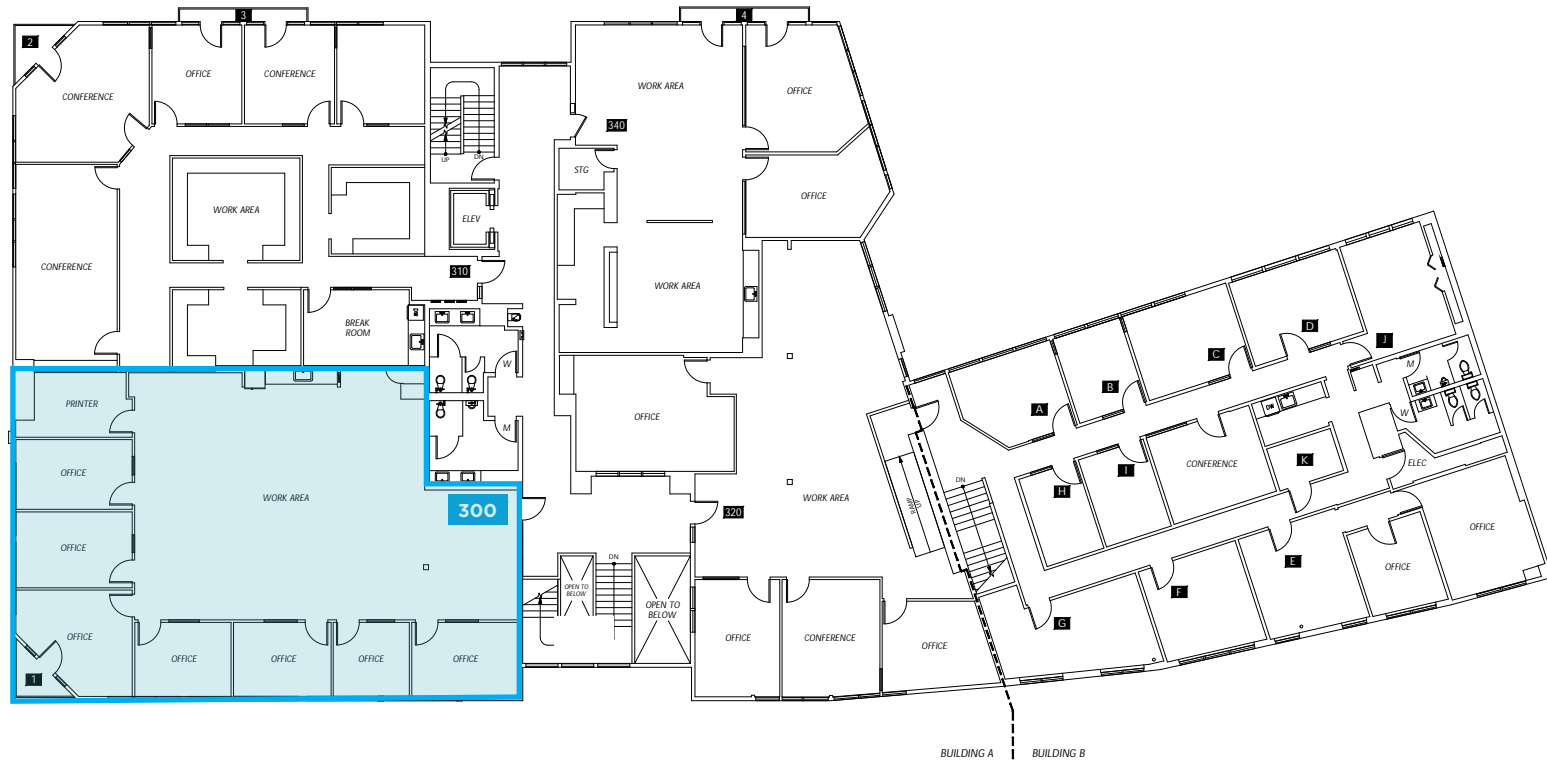


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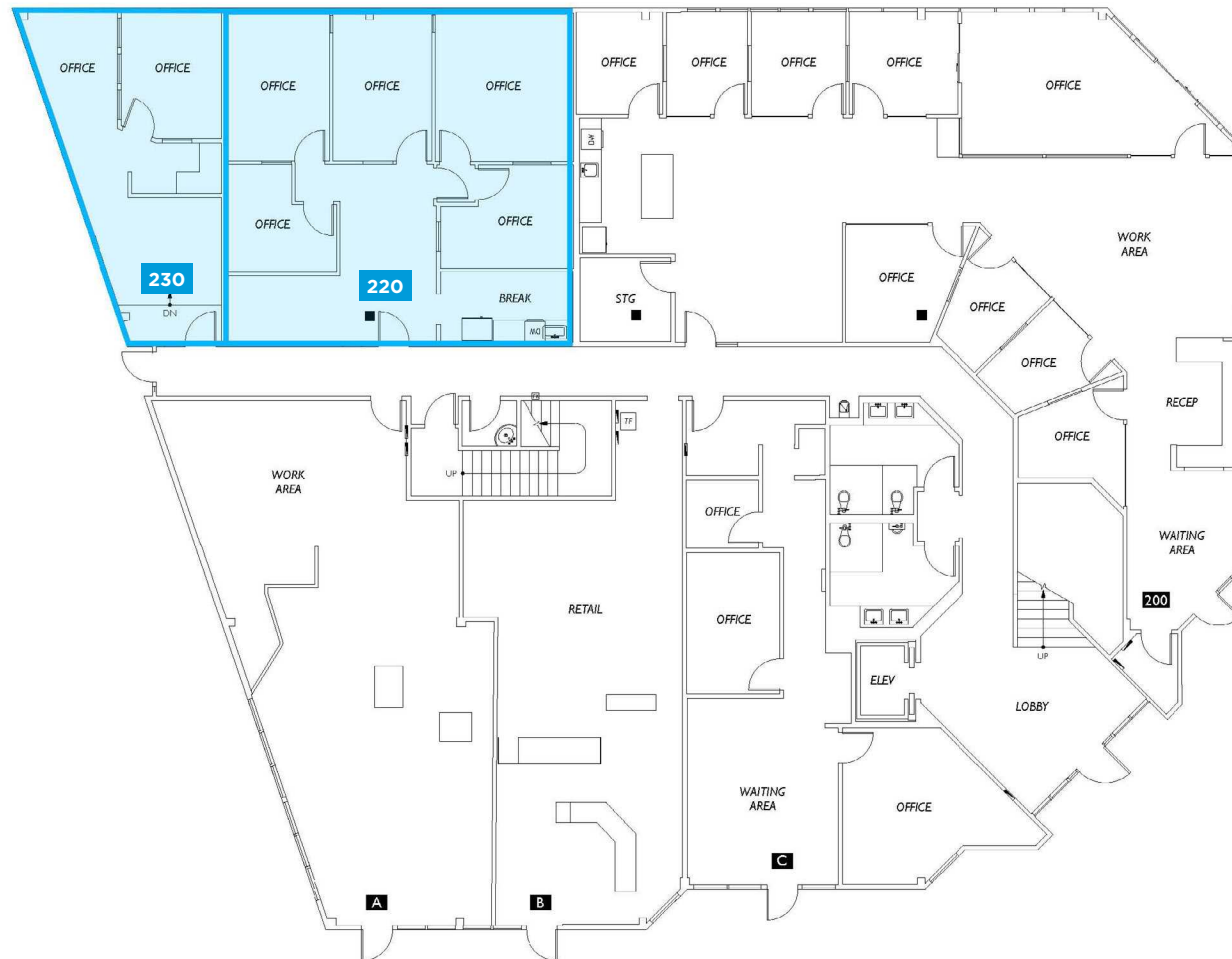


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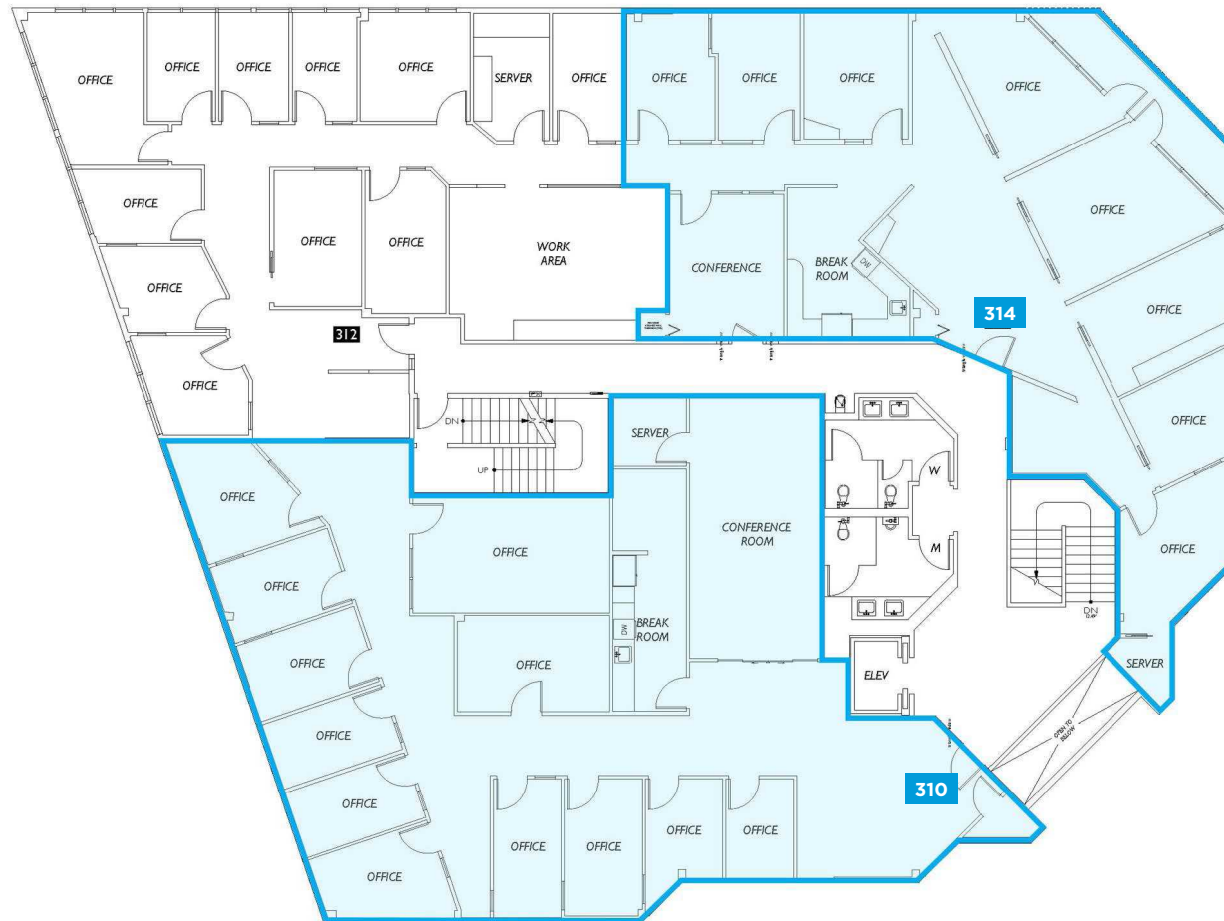


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NEARBY AMENITIES



1. FoxGloveInn
2. Seattle Gaslight Inn
3. Silver Cloud Hotel
4. The ART INN Seattle
5. Sweet Suites Capitol Hill
6. Madrona Park
7. Howell Park
8. Washington Park Arboretum
9. Volunteer Park
10. QFC Pharmacy
11. Wells Fargo
12. QFC (Quality Food Centers)
13. U.S. Bank
14. CorePower Yoga
15. Walgreens
16. Chase
17. Orangetheory Fitness
18. QFC (Quality Food Centers)
19. HoneStreet Bank
20. Pizza Twist
21. Bank of America
22. Due Cucina
23. [solidcore]
24. IHOP
25. Walgreens
26. Foundation Crossfit
27. Loving Hut Vegan Cuisine
28. Pure Barre
29. Banner Bank
30. Bank of America
31. Safeway
32. KeyBank
33. Walgreens
34. Trader Joe's
35. Anytime Fitness
36. F45 Training
37. Safeway
38. PCC Natural Markets
39. Chase
40. Emerald City Crossfit
41. Left Side Crossfit
42. Amazon Fresh
43. Walgreens
44. Grocery Outlet
45. Pagliacci
46. Daniel's Boiler
47. Wells Fargo
48. Chase
49. HoneStreet Bank
50. Bank of America
51. KeyBank

LESCHI LAKE CENTER

Light Rail Lines
 Light Rail Lines
 Light Rail Stops

Streetcar Lines
 Streetcar Lines
 Streetcar Stations

Amenities

- Banks (14)
- Fitness (9)
- Restaurants (6)
- Lodging (5)
- Health (5)
- Recreation (4)
- Grocery (8)

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