

RETAIL FOR LEASE REED APARTMENTS

4009 Stone Way N, Seattle, WA 98103

**BROKER LEASE
SIGNING BONUS:
\$2,500**



For more information please contact:

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 **GIBALTAR**
INVESTMENT PROPERTY SOLUTIONS

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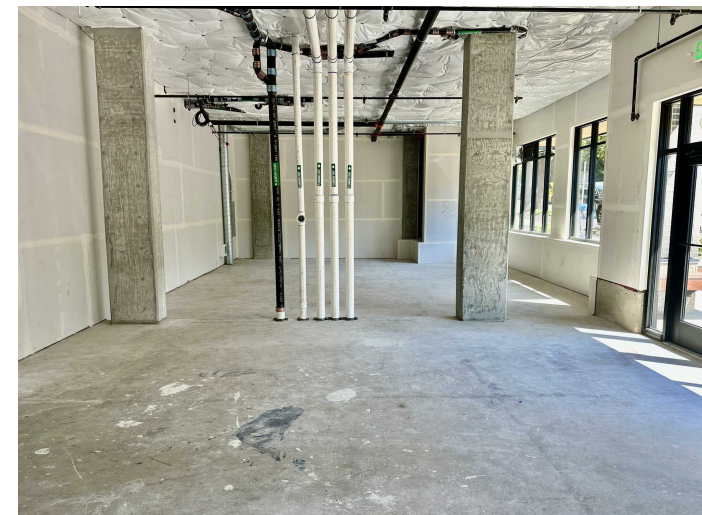


PROPERTY HIGHLIGHTS

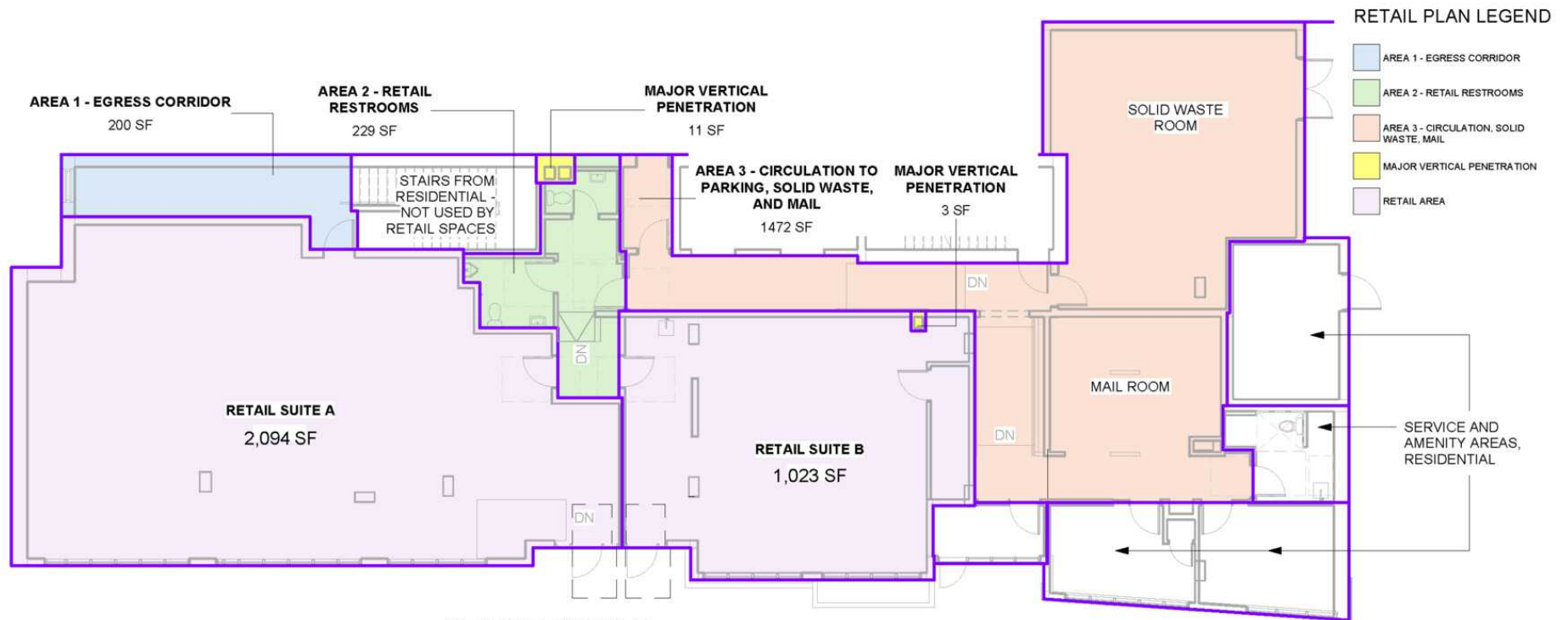
- Located in the heart of the bustling, high-traffic Stone Way corridor, this versatile retail space offers excellent visibility and foot traffic
- Ideal for soft goods, fitness, cafe, outdoor gear/apparel, health/wellness
- Located at the base of Reed Apartments, a 5-story, 125 unit apartment project, designed by Cone Architecture
- Large storefront windows and restrooms installed
- Surrounding businesses include Doce Donuts, Haerfest, Urban Nail Box, Aroom Coffee, Joule, Sea Wolf Bakers, Studio 45 Pilates, evo Seattle, Black Diamond, Bouldering Project and more

NEIGHBORHOOD OVERVIEW

Wallingford, a vibrant and eclectic neighborhood in Seattle, is known for its charm, walkable streets, and diverse mix of shops, restaurants, and cafes. It's a popular area with a friendly atmosphere, and close proximity to Lake Union and downtown Seattle



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1 RETAIL BOMA DIAGRAM **STONE WAY N**
 SCALE: 3/32" = 1'-0"

CONE ARCHITECTURE <small>2206 3RD AVE, SEATTLE, WA 98121 TEL: (206) 693-3133</small>	Project REED TI	Project Number 2610
	Title RETAIL BOMA DIAGRAM	TI-1
	Date 04/03/2026	
	Scale 3/32" = 1'-0"	

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AVAILABLE SPACES

SUITE	SIZE (SF)	EST 2026 NNN	LEASE RATE	DESCRIPTION
Retail North	1,023 SF	\$8.50/SF	\$35.00 SF/yr	13'4" ceilings
Retail South	2,094 SF	\$8.50/SF	\$35.00 SF/yr	14'1" ceilings

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64

TRANSIT SCORE



92

WALK SCORE



86

BIKE SCORE



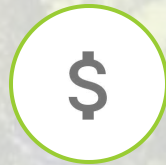
312,624

POPULATION



152,118

HOUSEHOLDS



\$120,391

HOUSEHOLD INCOME

Estimated 2025 Demographics based on a 2 mile radius

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