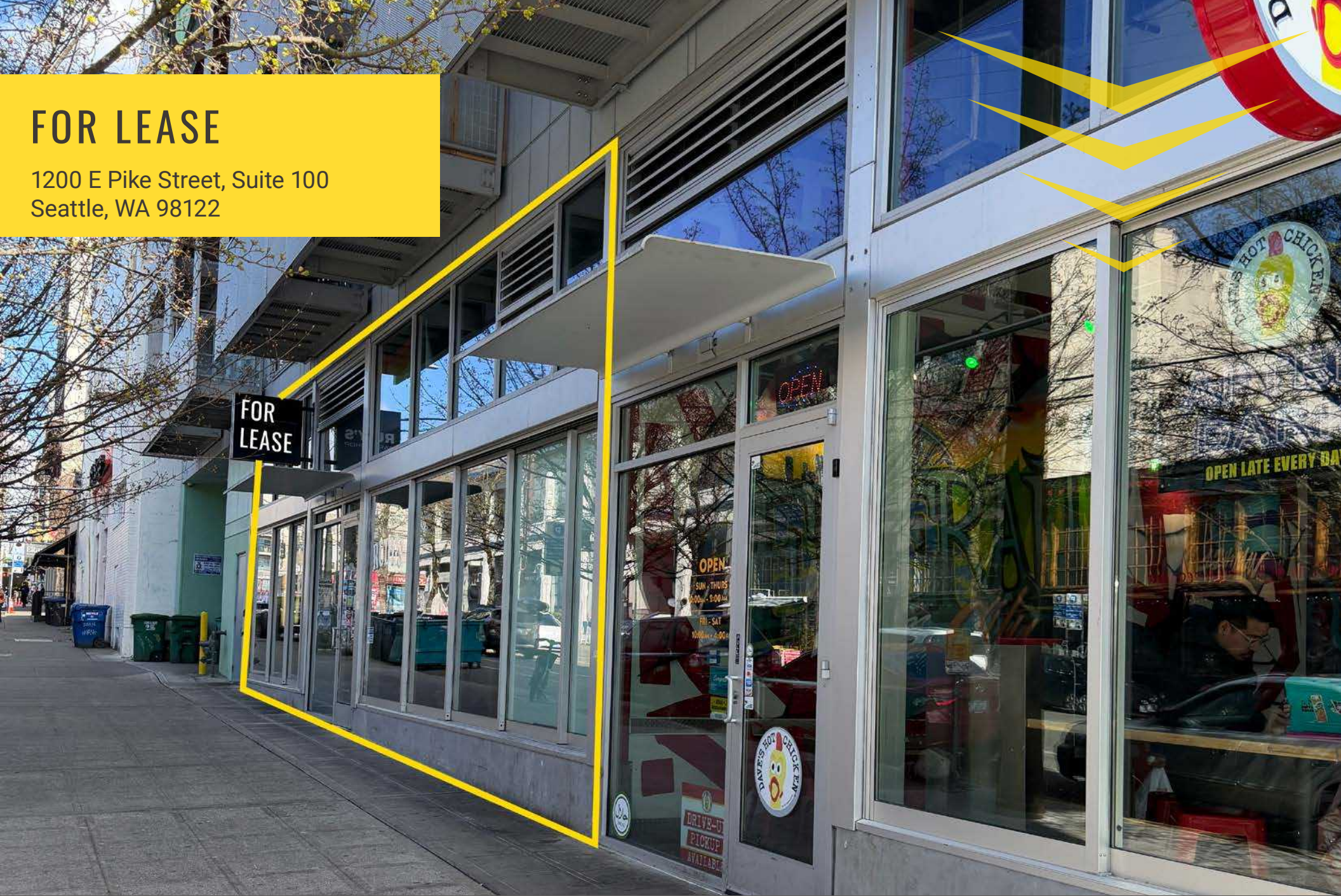


# FOR LEASE

1200 E Pike Street, Suite 100  
Seattle, WA 98122



## BERYL APARTMENTS RETAIL

Carrie Walker

First Western Properties—Tacoma Inc. | 253.472.0404  
6402 Tacoma Mall Blvd, Tacoma, WA 98409 | fwp-inc.com

**BERYL APARTMENTS RETAIL** is located in the heart of Seattle's Capitol Hill neighborhood, offering a highly visible, street-level retail opportunity along one of the area's most active corridors. This former barber shop space features strong storefront presence, abundant natural light, and a functional layout ideal for retail or service-oriented users. Surrounded by a vibrant mix of shops, restaurants, and nightlife, the location benefits from consistent foot traffic and excellent connectivity to downtown Seattle and nearby transit.

**1200 E PIKE STREET:**

**SUITE 100    1,243 SF    \$45 PSF PLUS NNN**

- Located underneath 88-unit apartment building
- Great exposure on main thoroughfare (E Pike) through Downtown Seattle
- Next door to the nation's top performing Dave's Hot Chicken location
- Former barber shop - landlord is open to other retail uses



Population



Average HH Income



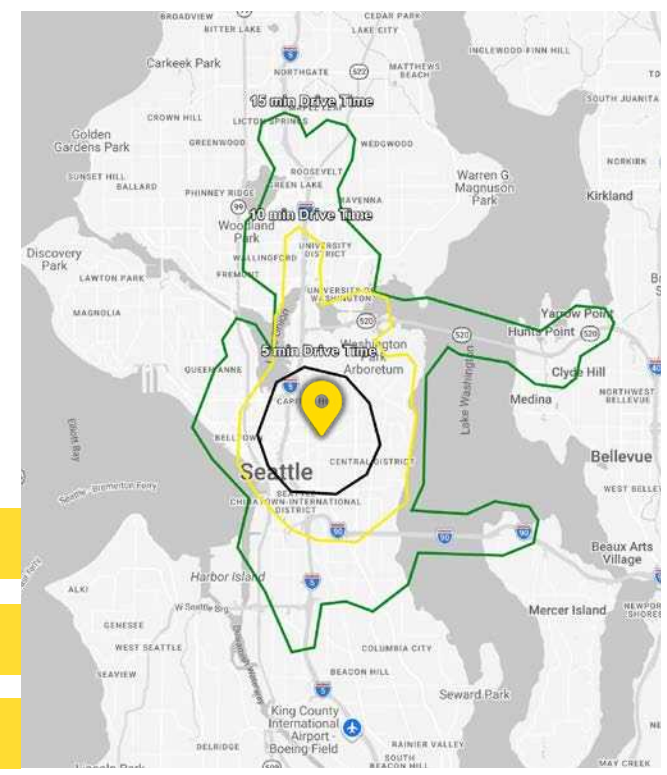
Daytime Population

Regis - 2026	Population	Average HH Income	Daytime Population
5 min Drive Time	104,642	\$169,660	120,872
10 min Drive Time	197,669	\$178,864	253,091
15 min Drive Time	333,693	\$184,237	375,077

**NEARBY RETAIL**



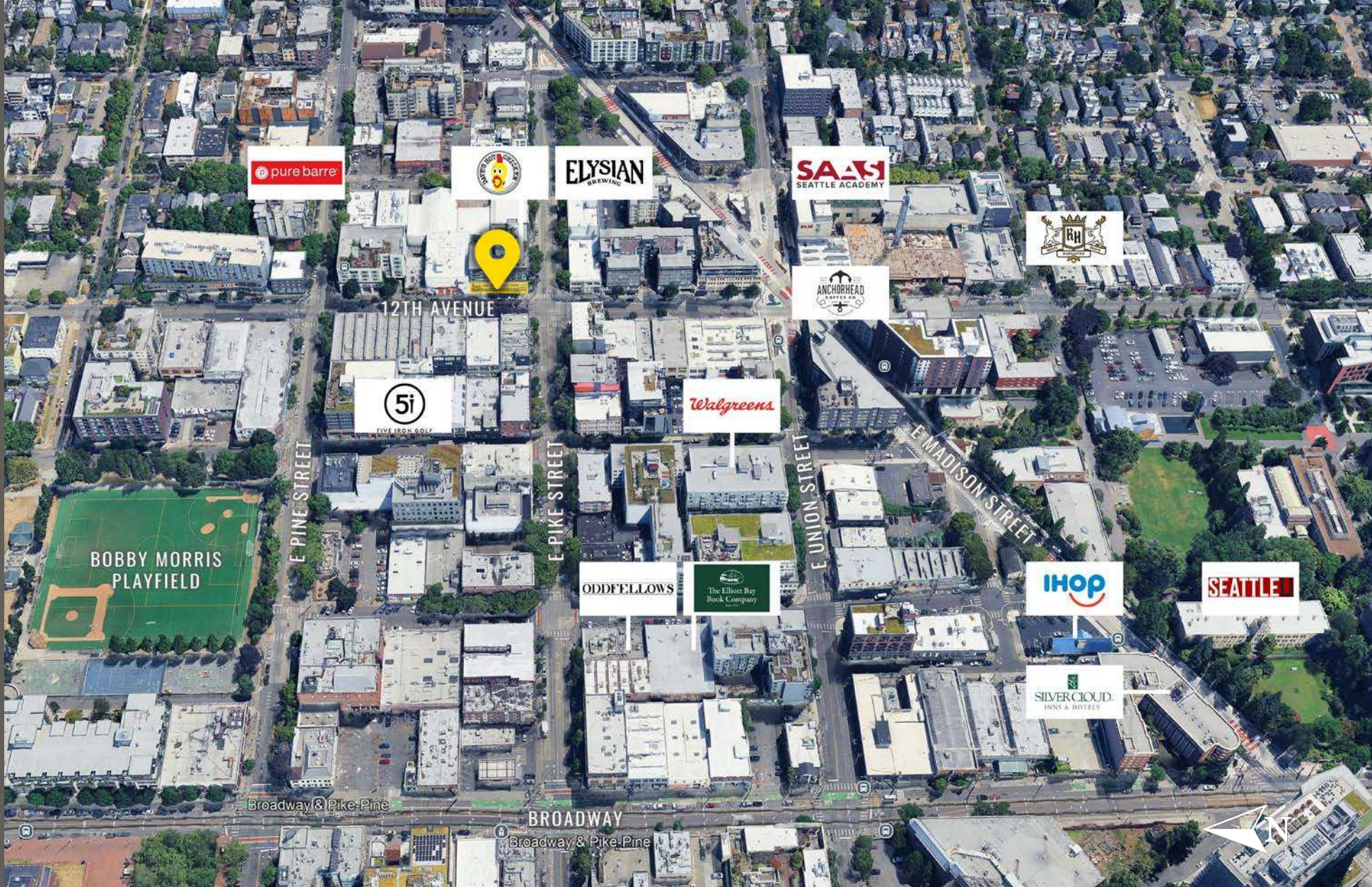
Gong cha



PHOTOS



LOCATION DETAILS



Located moments from access to Interstate 5



Located in Capitol Hill neighborhood



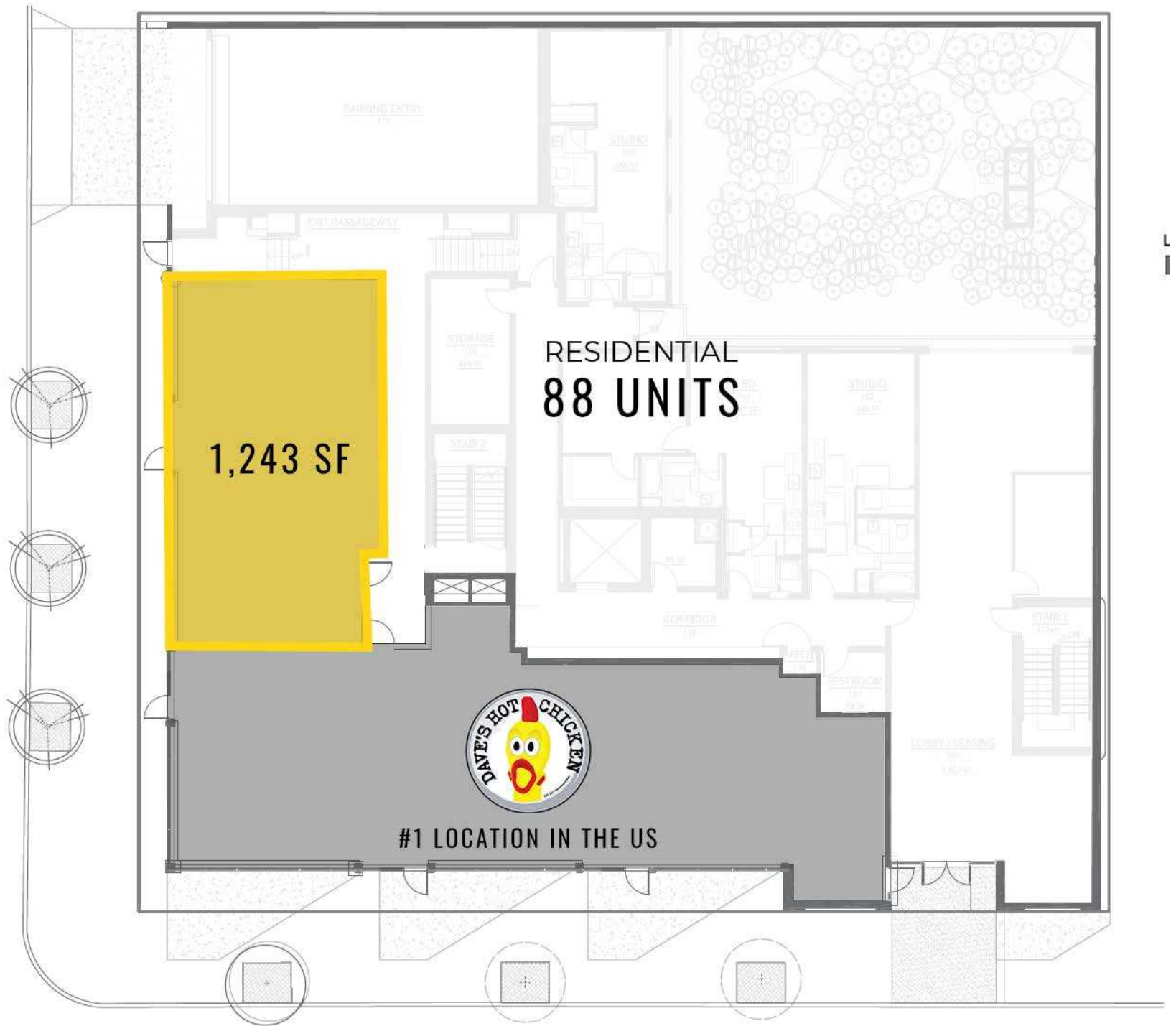
5,850 CPD  
E Pike Street



14,166 CPD  
E Madison Street

SITE PLAN

12TH AVENUE



1,243 SF

RESIDENTIAL  
88 UNITS



#1 LOCATION IN THE US

E PIKE STREET



TACOMA | KIRKLAND | PORTLAND | SEATTLE

RELATIONSHIP FOCUSED.  
RESULTS DRIVEN.

FOR  
LEASE

CARRIE WALKER

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