

ROOSEVELT SQUARE

6401 12TH AVENUE NE + 1027 NE 65TH STREET
SEATTLE, WA



Regency[®]
Centers. **CBRE**

SITE PLAN



ROOSEVELT SQUARE

SUITE	TENANT	SF
1	Available	1,120
1A	LA Fitness	29,555
2	Three Sacks Full	1,781
3	Aquarium Zen	1,350
4	Available	1,200
5	Available (Restaurant)	2,600
6	Available	5,660
8	Barre3	1,458
10	Chase Bank	1,446
12	Mud Bay	7,200
15	Dogtopia	5,070
16	Amazon	15,514
20	Roosevelt Animal Hospital	2,798
22	Mathnasium	1,126
24	Sponge School	1,012
26	Available (Restaurant)	946
28	The UPS Store	1,345
30	Guitar Center	15,434
33	Whole Foods	49,855
37	Available	7,357
101	Swedish Primary Care	4,000



AREA MAP

ROOSEVELT SQUARE

N 80TH ST



5TH AVE NE

LIGHTRAIL

15TH AVE NE

NE 75TH ST

SAFEWAY



Green Lake

ROOSEVELT SQUARE

ROOSEVELT HIGH SCHOOL

20TH AVE NE

25TH AVE NE

NE 65TH ST (17,100 VPD)



12TH AVE NE (9,800 VPD)

ROOSEVELT WAY NE (12,382 VPD)



**ROOSEVELT
SQUARE**



TRADE AREA



Kitty Corner to
LIGHT RAIL STATION



ONE BLOCK
from Roosevelt HS



Close Proximity to
I-5 FREEWAY



DEMOGRAPHICS

**ROOSEVELT
SQUARE**

POPULATION	1 MILE	3 MILES	5 MILES
2025 Population - Current Year Estimate	45,800	257,786	562,998
2030 Population - Five Year Projection	48,212	269,112	594,200
2025 Households - Current Year Estimate	21,104	113,833	274,938
2025 Average Household Income	\$173,574	\$198,837	\$195,051



Annual Visits

1,541,394





ROOSEVELT SQUARE

FOR MORE INFORMATION, PLEASE CONTACT:

KYLE HERTING
Vice President
+1 253 241 0876
kyle.herting@cbre.com

THEO COLGAN
Associate
+1 206 660 3134
theo.colgan@cbre.com

Regency[®]
Centers. **CBRE**

© 2026 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. PMStudio_June2026