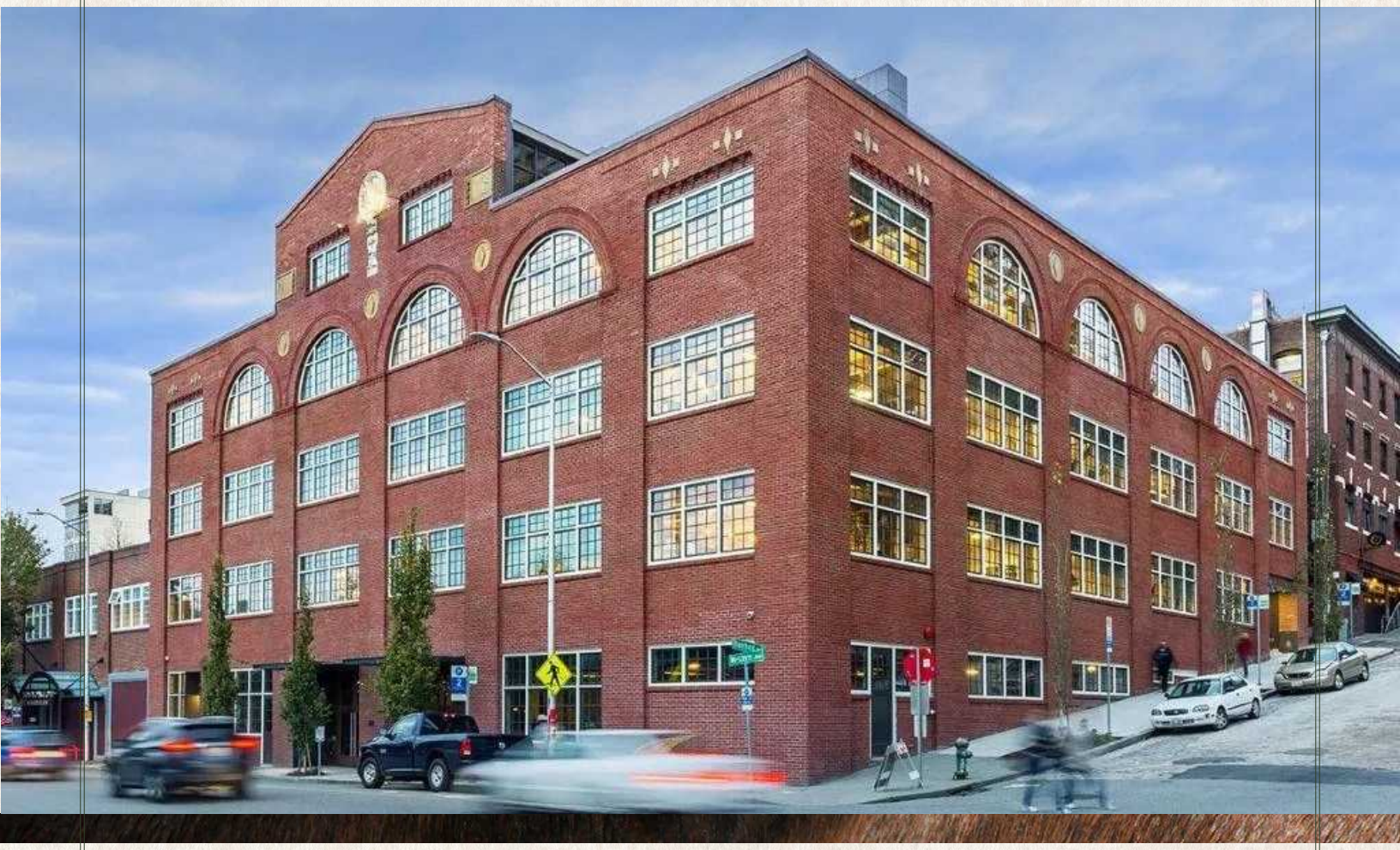
UNION
STABLES

WHERE INNOVATION HITS ITS STRIDE



CUSHMAN &
WAKEFIELD

2200 Western Avenue | Seattle, WA

UNION
STABLES

ROOTED IN CHARACTER

Designed for Growth

Built in 1909 as one of Seattle's original urban horse stables, Union Stables has stood the test of time as a historic landmark.

Once a home for Seattle's hard-working horses, Union Stables has been reimagined for today's most ambitions teams. Blending authentic character with state-of-the-art upgrades, this landmark building sets the stage for bold ideas.

Exposed brick & timber interiors with modern finishes

Expansive western views of Elliott Bay

LEED Gold certified

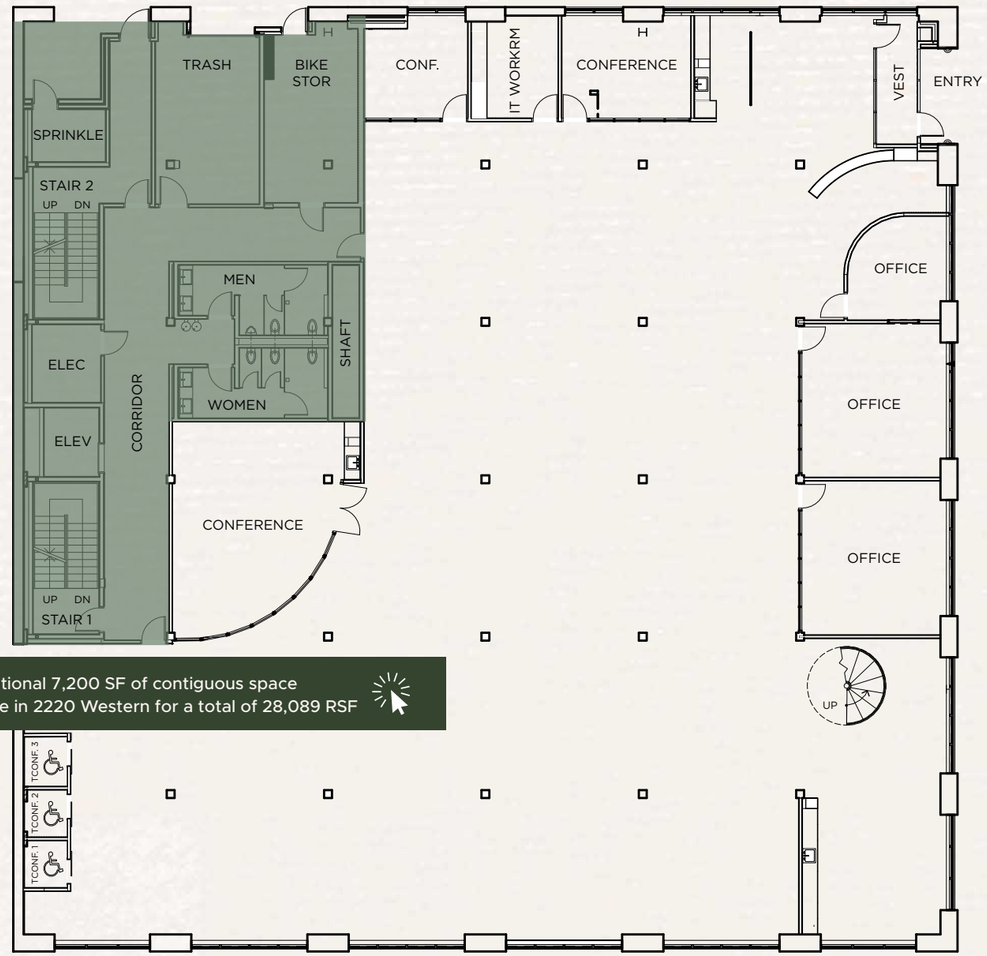
Prime location near Pike Place Market, transit, and revitalized Seattle Waterfront

On-Site Amenities:
Bike lockers with showers & El Gaucho Steakhouse on ground floor

UNION STABLES

Availabilities

20,889 SF OF CREATIVE OFFICE



An additional 7,200 SF of contiguous space available in 2220 Western for a total of 28,089 RSF

FLOOR 2 | 12,907 SF

Virtual Tour

Available

Virtual Tour

FLOOR 3 | 7,982 SF

Available

UNION STABLES

THE CITY

At Your Doorstep

Union Stables is located in one of Seattle's most walkable neighborhoods, offering a dynamic blend of shopping, dining, and outdoor spaces.

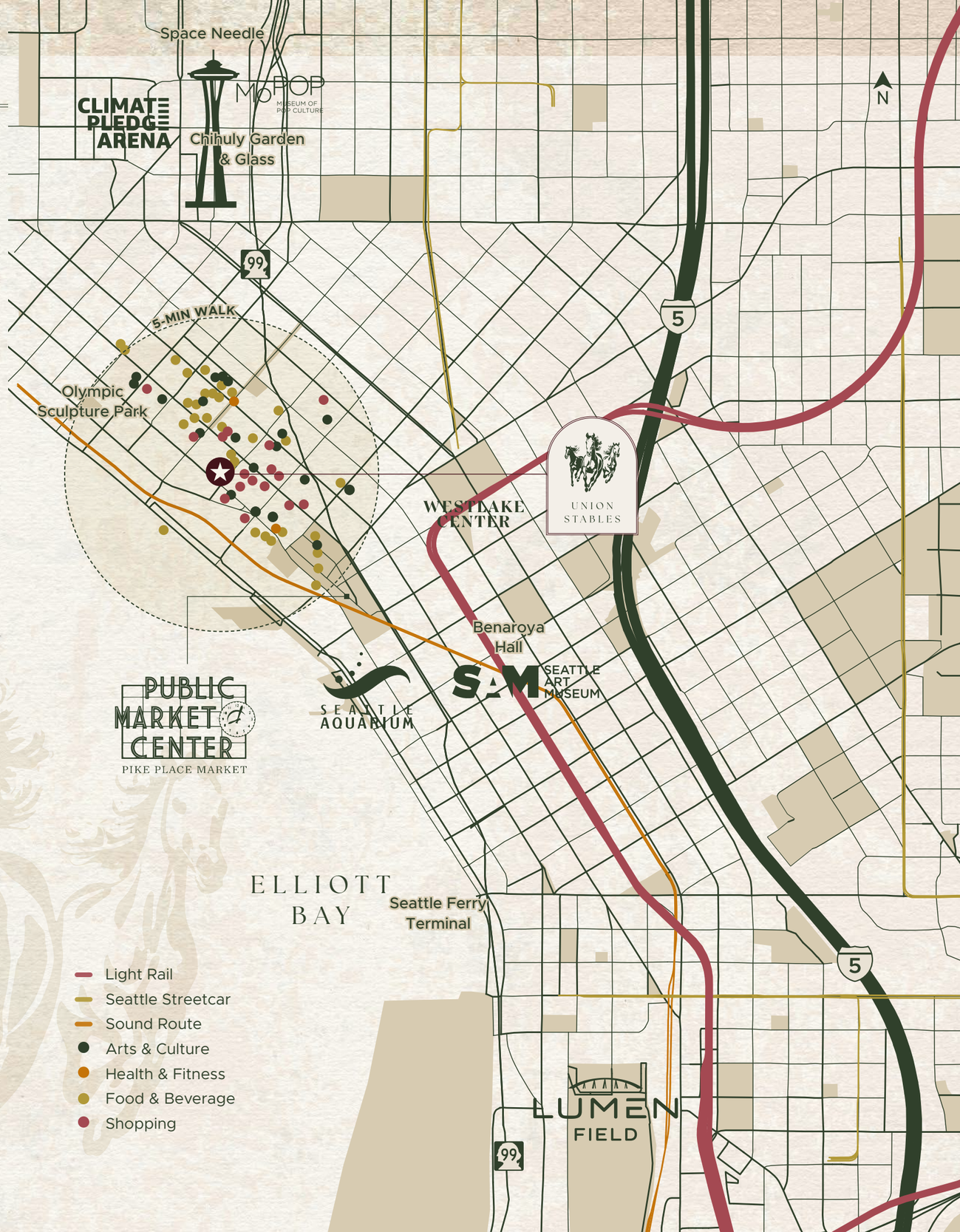
SEATTLE'S WATERFRONT

The Waterfront Seattle Program began as a community vision to remove the Alaskan Way Viaduct and reconnect the city to its waterfront. The project started construction in 2020 and is anticipated to deliver the final phases in 2025.

$1.07B
Redevelopment Project

$400M
Annual Business Revenue

8-12M
Projected Annual Visitors



UNION
STABLES

BRANDON BURMEISTER

Senior Director
+1 206 215 9702
brandon.burmeister@cushwake.com

LEAH MASSON

Senior Director
+1 206 215 9803
leah.masson@cushwake.com

CUSHMAN &
WAKEFIELD

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE. COE-PM-West-10.20.2025