

TAHOMA VALLEY APARTMENTS *COMMERCIAL CONDO* FOR SALE

*2201 S Grand St, Unit 2
Seattle, WA 98144*

3,000 SF

SPACE AVAILABLE

\$1,500,000

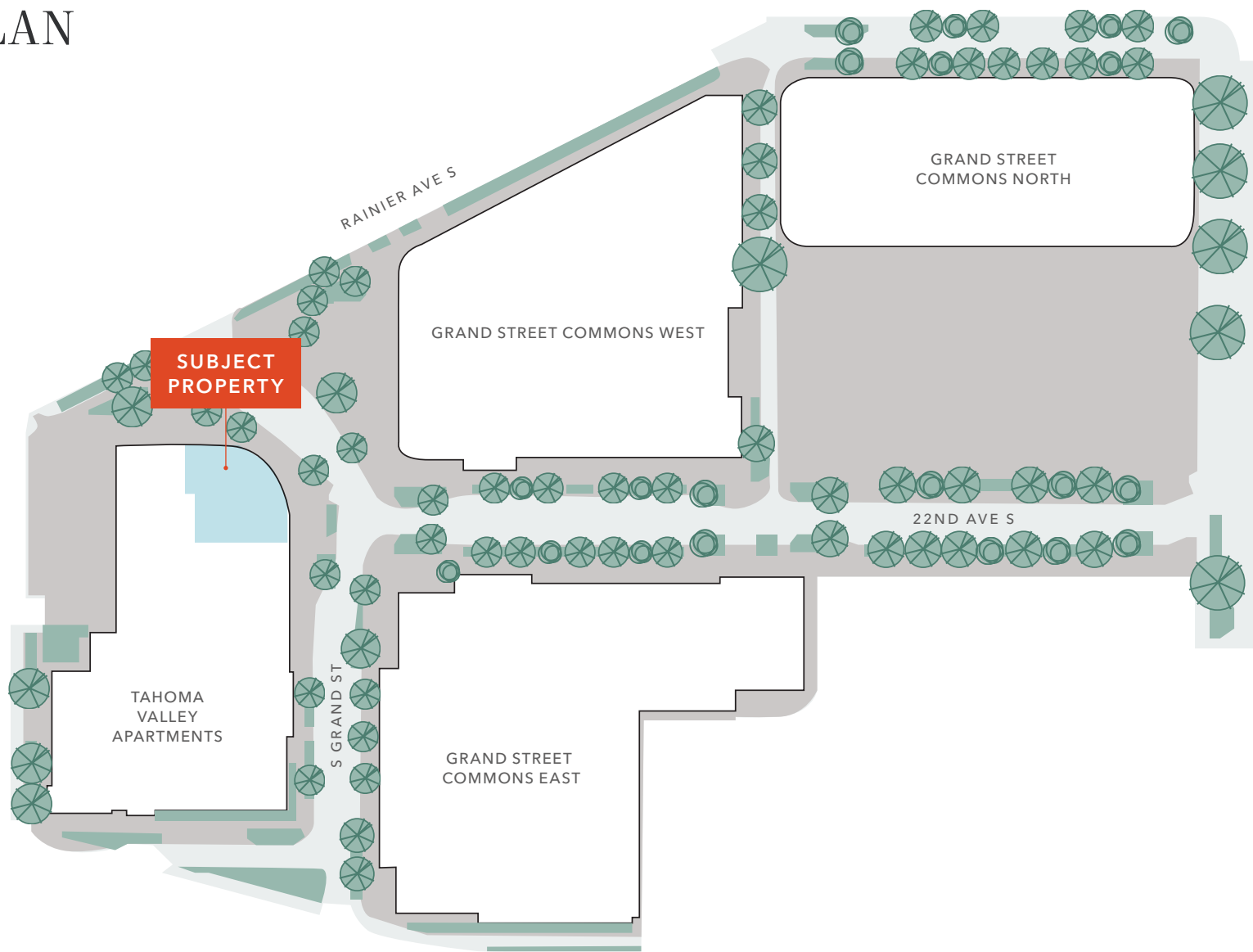
ASKING PRICE

- Located in the Grand Street Commons Development.
- A six minute walk to the Judkins Park Light Rail Station.
- Easy access to Interstate 90 and Interstate 5.

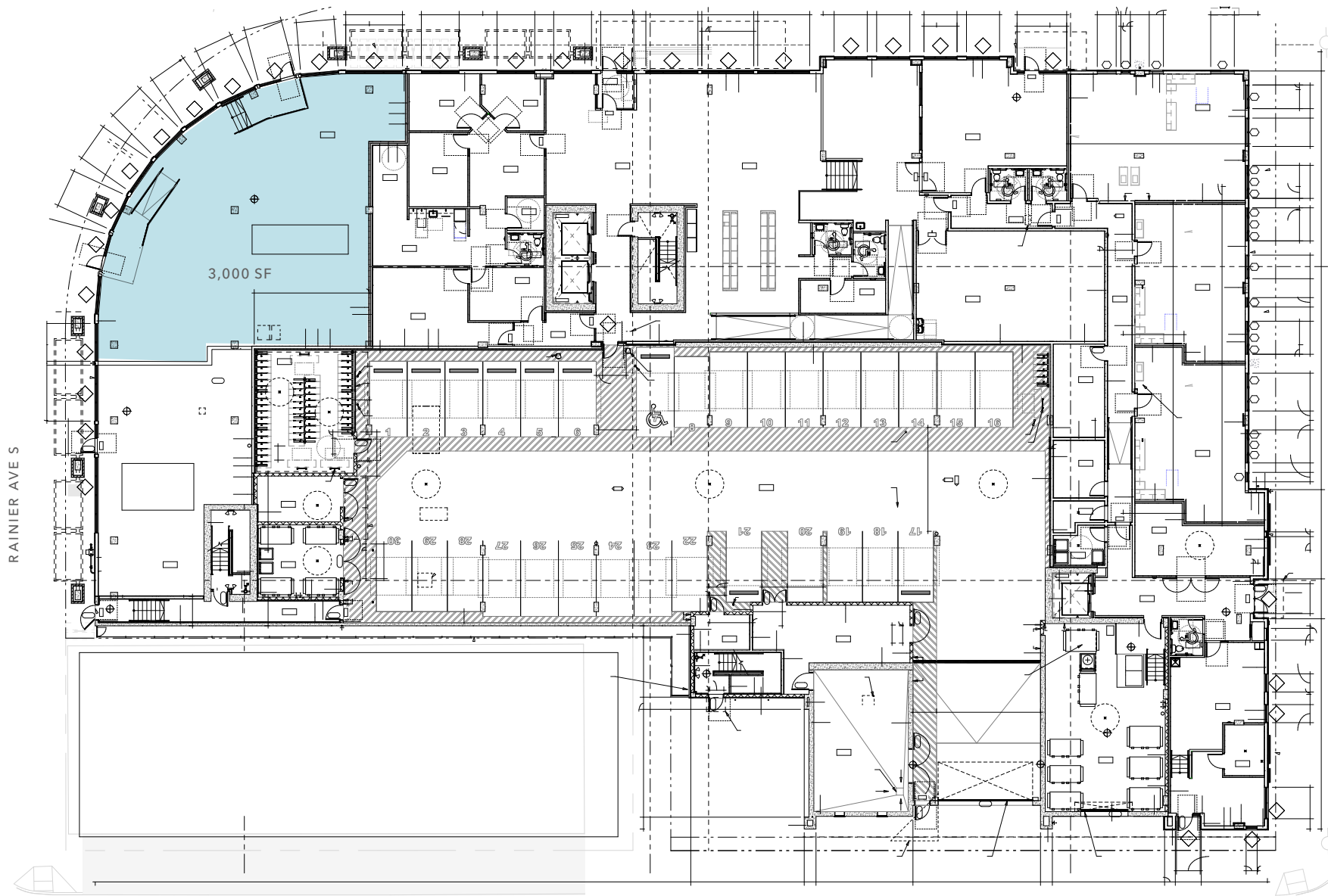
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SITE PLAN



FOR SALE



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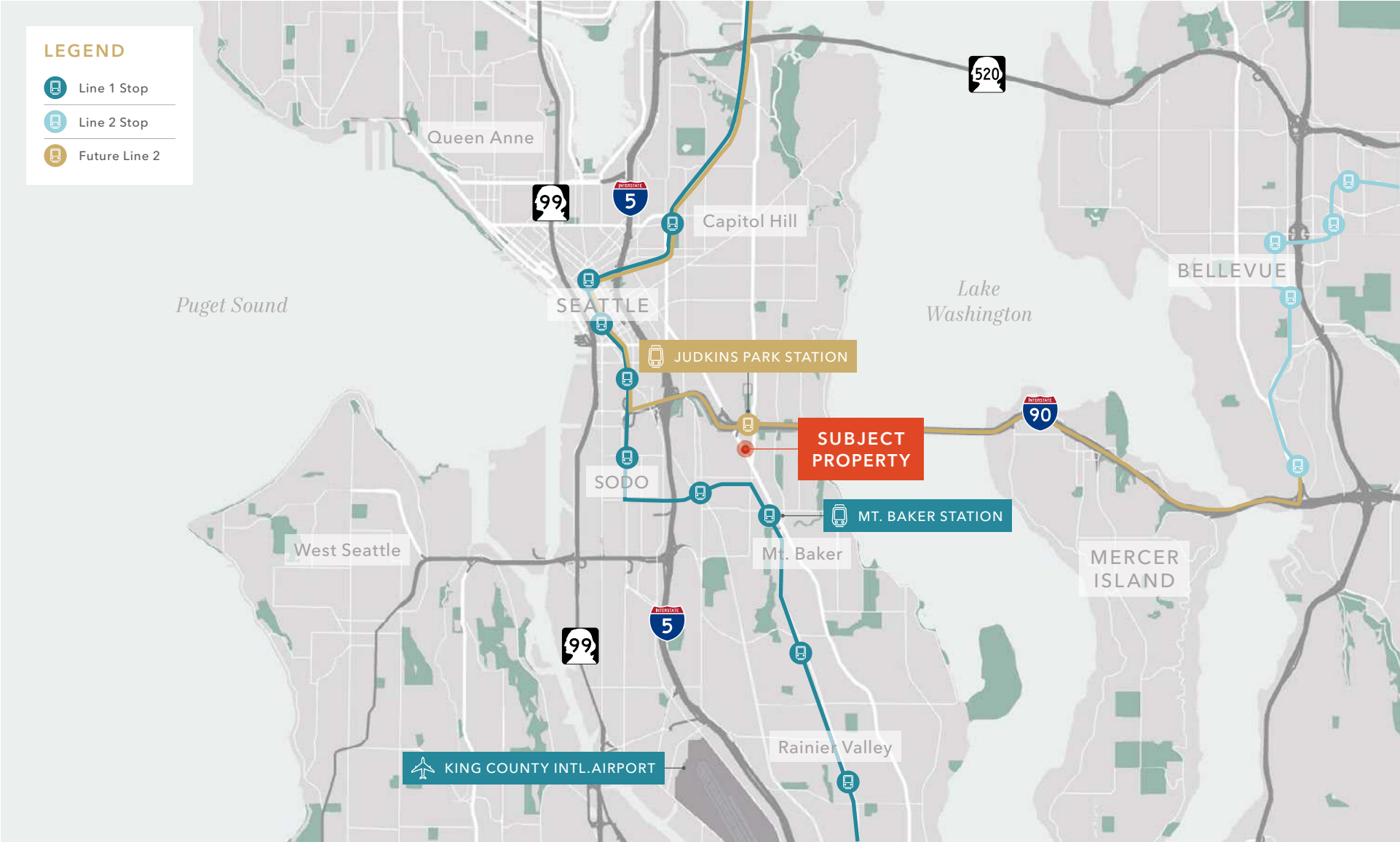


EXCELLENT LOCATION

2201 S Grand St is located in Seattle's Central District, a historically diverse and evolving neighborhood that blends residential streets with emerging mixed-use developments.

The area offers excellent connectivity via I-90 and I-5, and boasts high walkability and bike-friendliness, making it attractive for commuters and urban explorers alike. Nearby, parks, local eateries, and cultural landmarks contribute to a vibrant community atmosphere while recent development has brought new energy and investment into the neighborhood.

A major enhancement to the area is the soon-to-open Judkins Park Light Rail Station, part of Sound Transit's East Link Extension, scheduled to begin service in late 2025. This station will provide a direct, 10-minute ride to downtown Seattle, with entrances at Rainier Avenue South and 23rd Avenue South. Once open, the station is expected to significantly increase accessibility and drive further growth, reinforcing 2201 S Grand St as a key location within Seattle's expanding transit network.



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