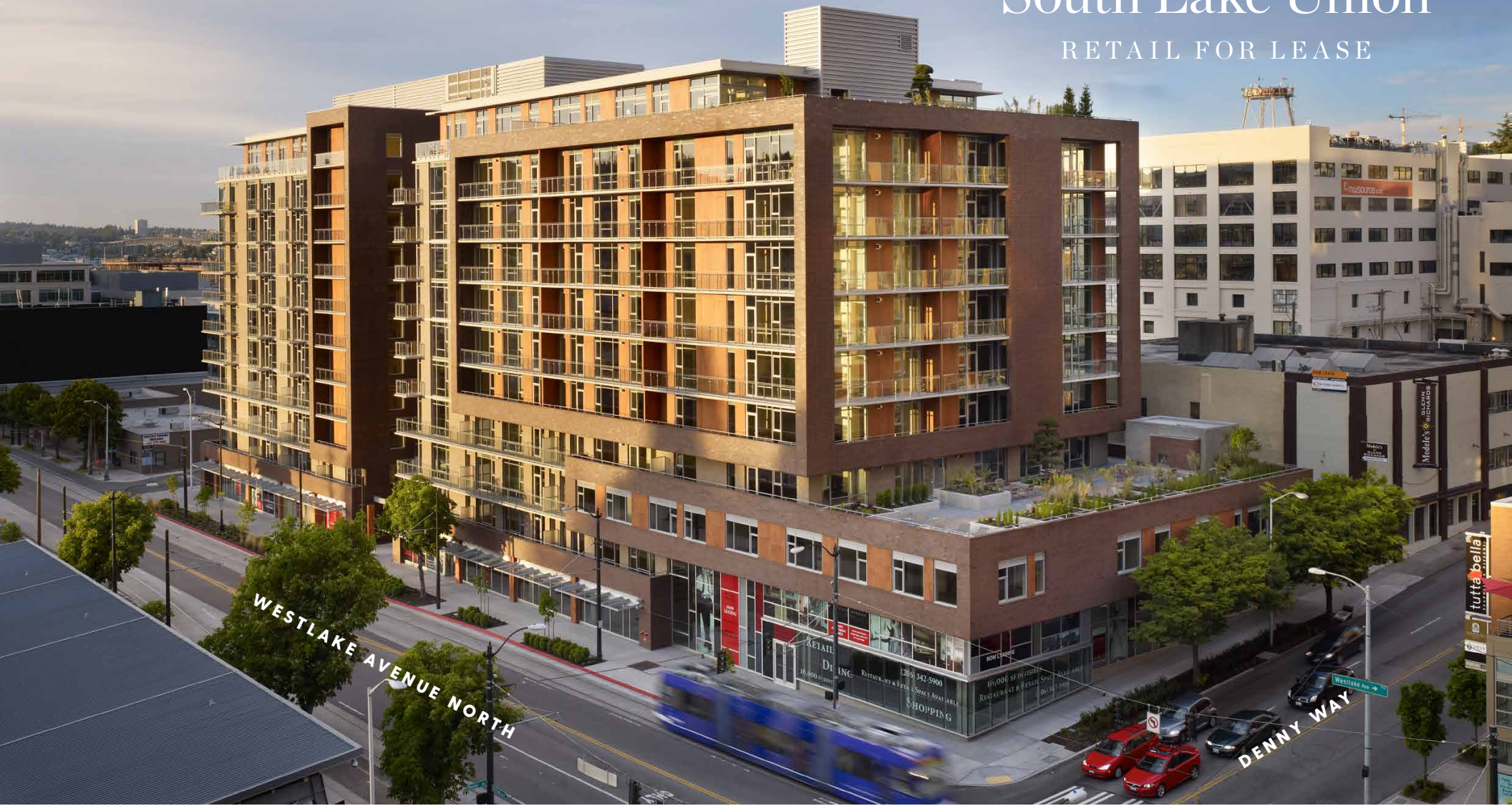


South Lake Union

RETAIL FOR LEASE



ROLLIN STREET FLATS

SOUTH LAKE UNION

116 Westlake Avenue N. Seattle 98109 | rollinstreet.com

AARON BENNETT
206.859.4500
aaronb@jshproperties.com

 **JSH | PROPERTIES, INC.**

112 & 116 Westlake Avenue N Retail

Highlights

- Rare retail vacancy at South Lake Union's "Main & Main" intersection: Westlake Ave N & Denny Way
- Best retail corner space in SLU available for first time in 12 years
- Blocks from Amazon.com HQ and across from Whole Foods market
- Join Bar Method, Mio Sushi, and BECU (opening 2018)
- Parking: 20 retail stalls in building garage
- Traffic: 35,000 cars per day on Denny
- On South Lake Union Streetcar Line
- 5,362 SF and 2,106 SF Available

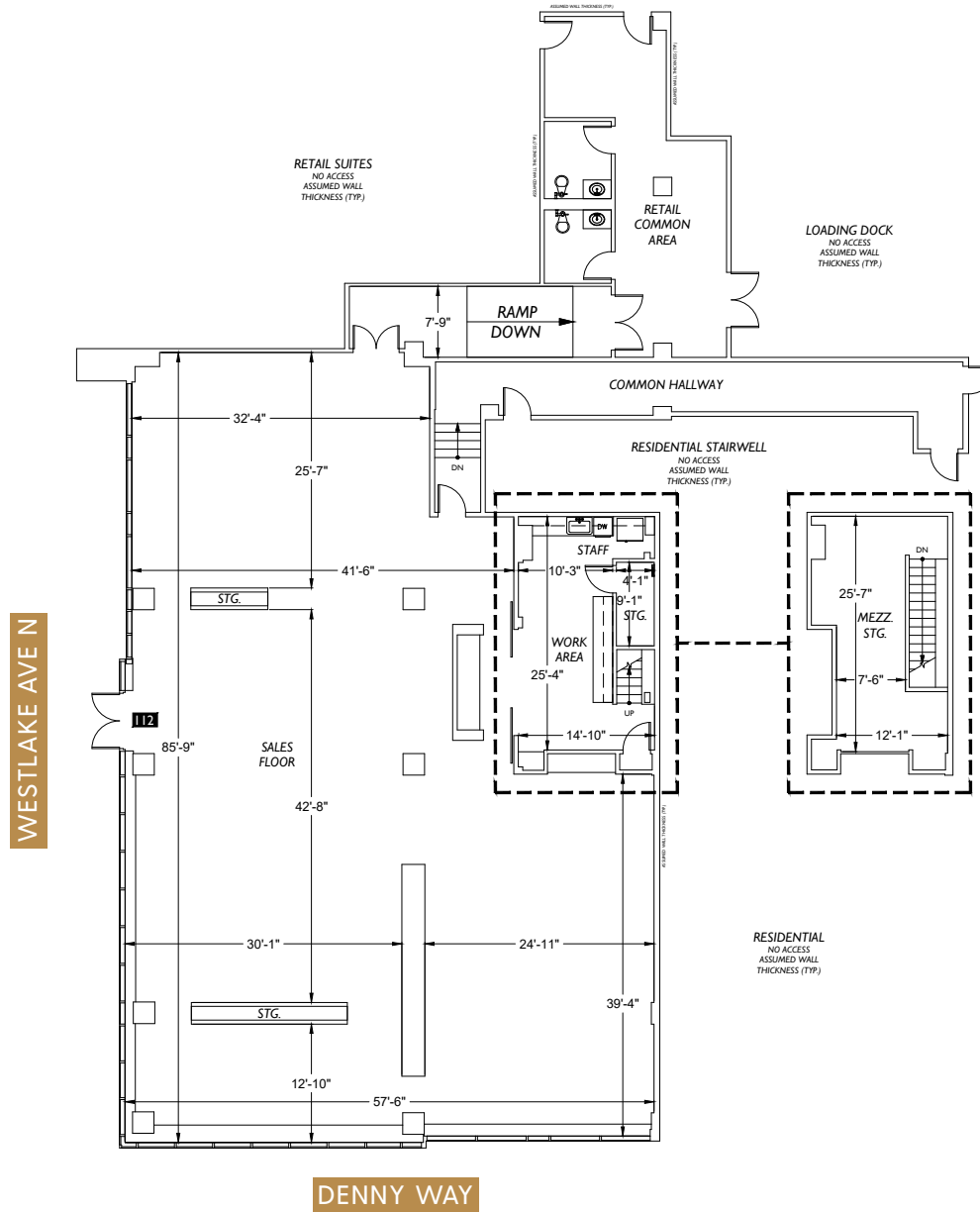
2018 DEMOGRAPHICS

	0.5 MILE	1 MILE	3 MILE
Population	18,418	53,308	177,486
Daytime Population	51,564	159,298	239,023
Households	10,921	33,067	78,564
Avg. Household	\$74,248	\$93,001	\$107,885



112 Westlake Avenue N Retail

AVAILABLE	RSF	BASE RENT	NNN	COMMENTS
112	5,362 Ground Floor 644 Mezzanine	\$65.00	\$13.00	Available November 2018 No type 1 venting 20 retail stalls in building garage



116 Westlake Avenue N Retail

AVAILABLE	RSF	BASE RENT	NNN	COMMENTS
116	2,106	\$55.00	\$13.00	Lease Pending No type 1 venting 20 retail stalls in building garage

