



University District
RETAIL FOR LEASE

NE 50TH STREET

15TH AVENUE NE

COMMERCIAL CORNER OF 15TH AVE NE AND 50TH STREET

ARBORA COURT

UNIVERSITY DISTRICT
4738 15th Avenue NE | Seattle, WA 98105

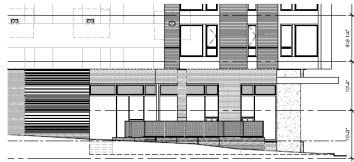
AARON BENNETT
206.859.4500
aaronb@jshproperties.com

JSH | PROPERTIES, INC.

AVAILABLE	RSF	BASE RENT	NNN	COMMENTS
SUITE 1	1,481	\$35.00	\$14.80	Retail or Office Use. No Venting.

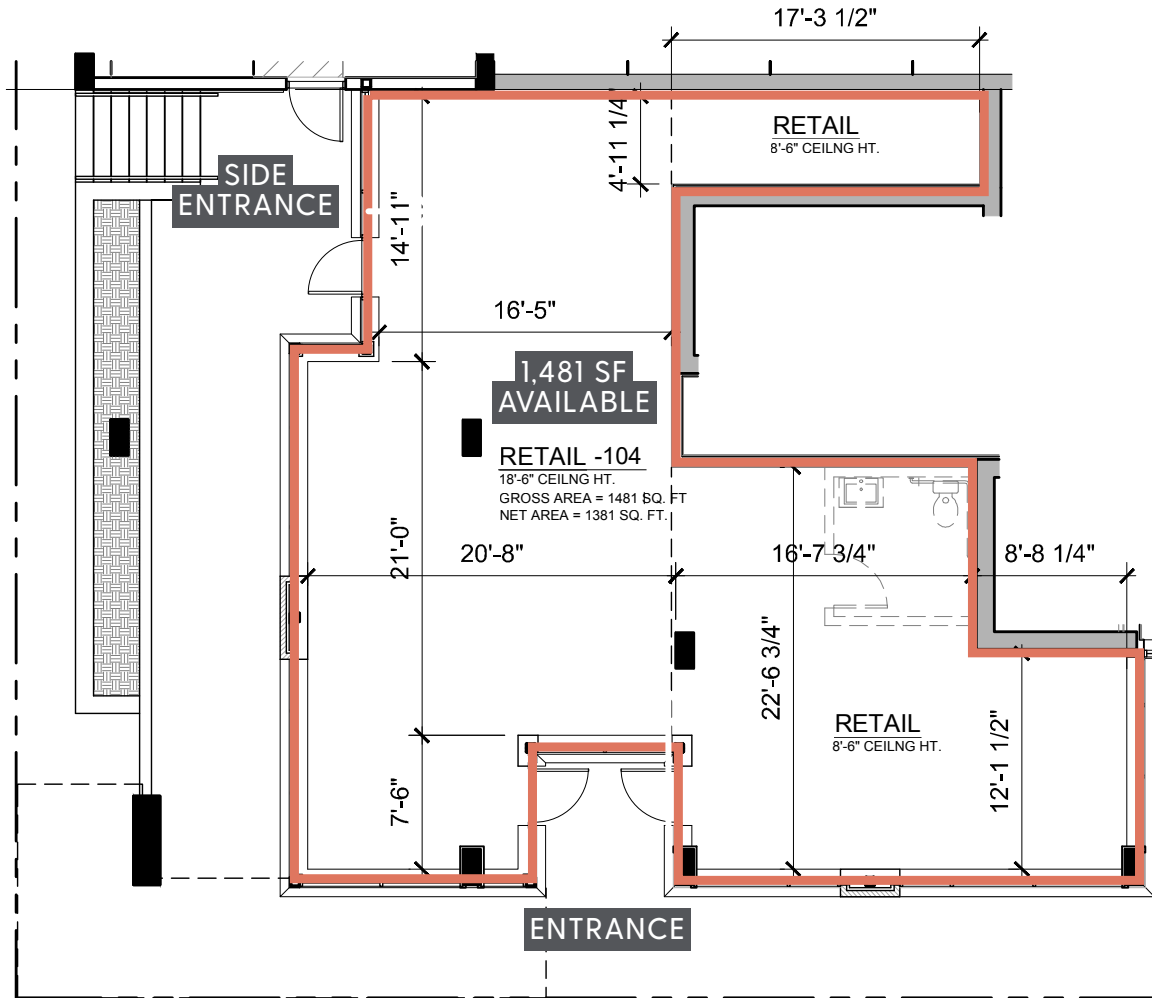


15TH AVE NE ELEVATION



NE 50TH SIDEWALK ELEVATION

- Prime corner location
- One block from University Avenue
- Close to University of Washington
- Located within a brand-new building
- Walking distance to the U-District Light Rail
- Convenient access to I-5





FOR MORE INFORMATION, PLEASE CONTACT:

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2018 DEMOGRAPHICS	0-1 MILE	1-3 MILE	3-5 MILE
Population	50,387	190,848	286,916
Daytime Population	54,587	182,671	445,468
Households	18,160	91,019	149,187
Avg. Household	\$91,346	\$134,518	\$106,827