

RETAIL FOR LEASE



Retail/Office Available: Downtown Bellevue
second floor space located above Rite Aid

Available: 12,000 SF
Lease Rate: \$25.00 SF
NNN \$6.54/SF
Entrance and parking on 107th Avenue NE

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
2017 POPULATION	21,223	87,168	242,256
2017 AVERAGE HOUSEHOLD INCOME	\$84,106	\$97,740	\$101,190
2017 DAYTIME EMPLOYEES	77,299	169,344	347,386

BELLEVUE RITE AID BUILDING

120 107TH AVENUE NE | BELLEVUE, WA 98004

STEVEN E. OLSEN
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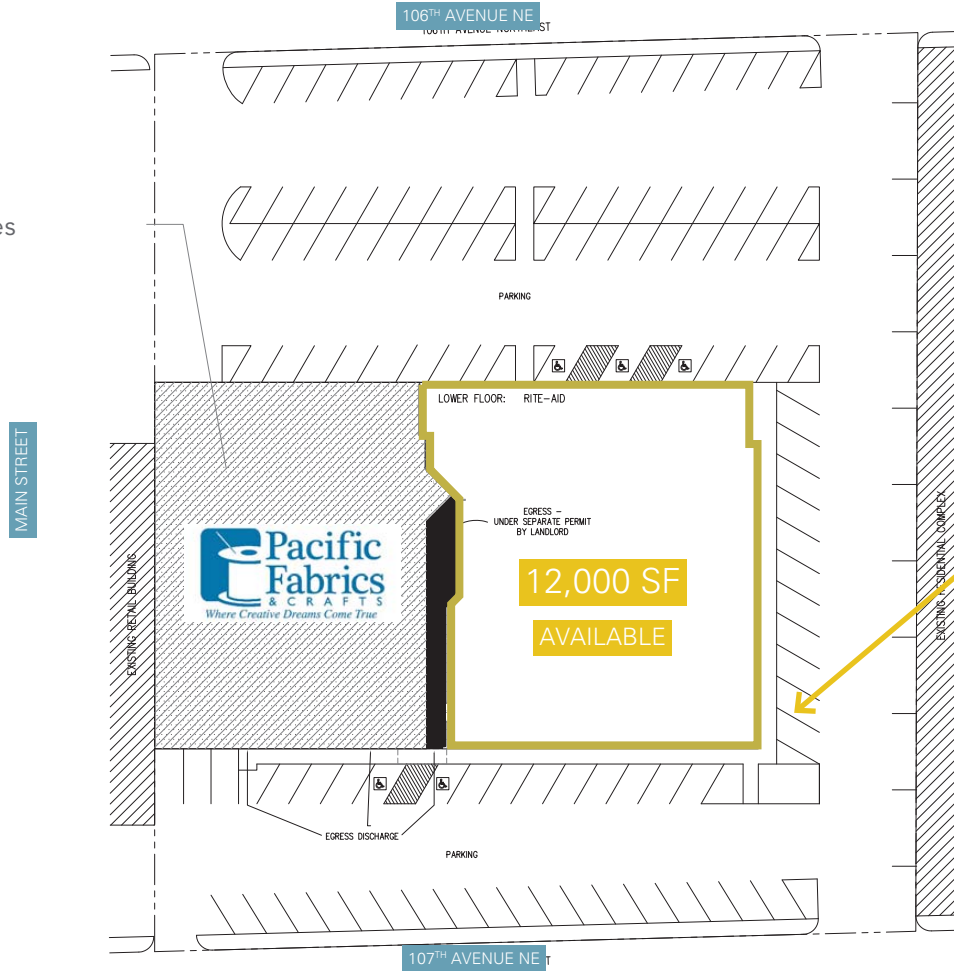
 **JSH | PROPERTIES, INC.**
7325 166TH AVENUE NE, SUITE F-260 | REDMOND, WA 98052
425.455.0500 | WWW.JSHPROPERTIES.COM



Second floor retail space available.

Property Highlights

- Rite Aid located downstairs
- Pacific Fabrics upstairs
- Grade level entrances for retail spaces
- Within blocks of Bellevue Collection, Main Street, and Bellevue Park
- Free parking



Store entrance is at Ground Level.



In 2016 the Bellevue Visitor Impact Model estimated:

- 1.6 million visitors (1.2 million overnight visitors and more than 420,000 day-trippers) spent an estimated \$762 million in Bellevue.
- Local and state tax revenues directly generated by travel spending was \$69.1 Million in 2016.
- Tourism spending supports nearly 12,000 jobs in Bellevue.

*Provided by <http://visitbellevuewashington.com>



Bellevue is home to many corporate headquarters and major corporate offices including Eddie Bauer, Symetra, Microsoft, T-Mobile, Verizon, Bungie Games, Expedia, Coinstar, Paccar.

**Provided by <http://visitbellevuewashington.com>*