COMMERCIAL CONDO | FOR SALE OR LEASE



CONTACT:

AARON BENNETT 206.859.4500

1809 7TH AVE., SUITE 1209 | SEATTLE, WA 98121



2737 WESTERN AVE | SEATTLE, WA 98121

Beautifully built-out commercial condominium.

High-end spa finishes–former Cepia Skin Spa.

High traffic/visibility location on Western Avenue.

Traffic counts at over 20,000 vehicles per day on Western Avenue!

917 SF * (According to King County Records)

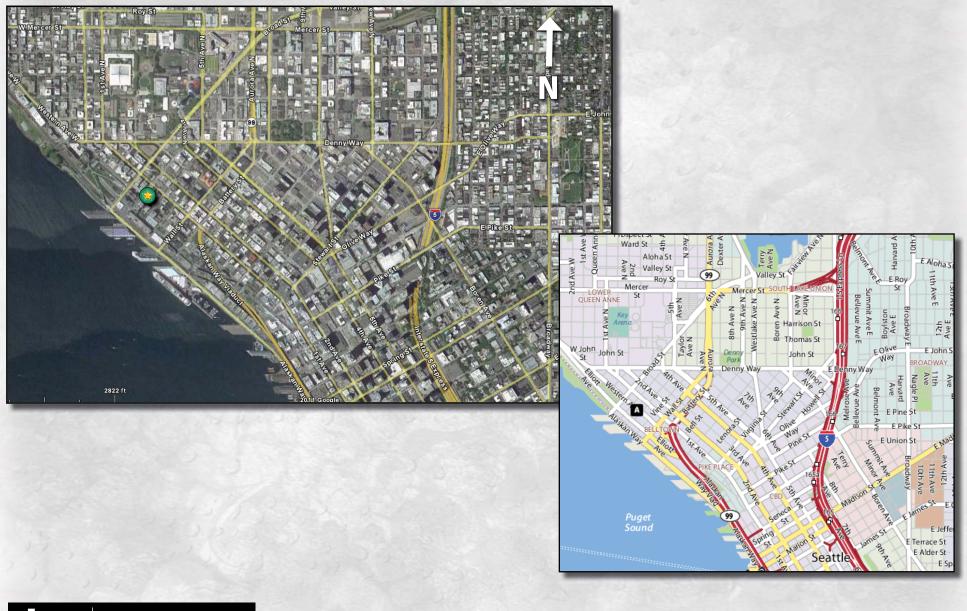
Two (2) parking spaces in building garage during business hours.

Sale Price: \$449,900.00

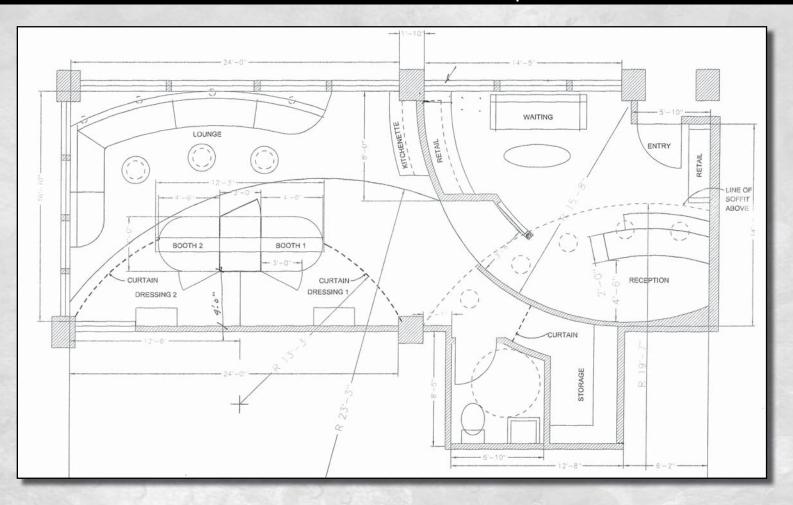
Lease Rate: \$22.00 psf/yr + NNN. NNN=TBD.



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JSH PROPERTIES, INC.

DEMOGRAPHICS			
	1 MILE	3 MILE	5 MILE
POPULATION	29,549	1 84,383	379,186
AVERAGE INCOME	\$69,337	\$73,393	\$77,608
OVER 20,000 CARS PER DAY ON WESTERN AVE!			

The information provided was compiled from data furnished by the property owner and/or other sources we deemed reliable, however the accuracy is not guaranteed. Prospective purchasers should verify all such information on their own behalf. The site plan is presented solely for the purpose of identifying the approximate location and size of the building presently contemplated by the owner. Building sizes, site dimensions, access and parking areas, existing tenant locations and identifies are subject to change without notice at the owners discretion.