

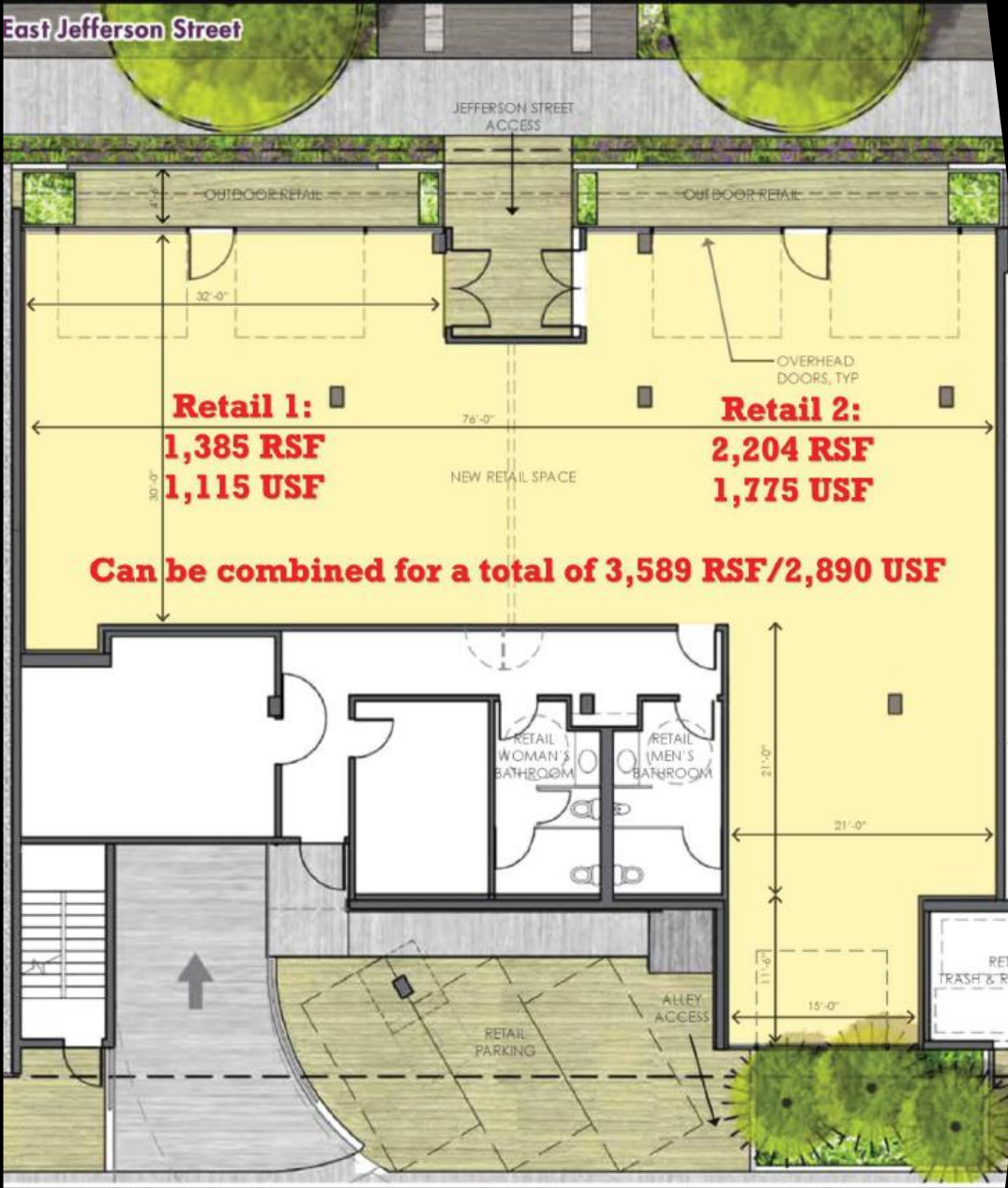
Retail Space Available For Lease!



- ☐ 1,385 – 3,587 square feet of retail available in new mixed use project in Capitol Hill/ First Hill Neighborhood.
- ☐ Adjacent to 7 beef Vietnamese Steakhouse, the latest venture from Eric and Sophie Bahn Of Monsoon and Ba Bar.
- ☐ Nearby businesses include: Stumptown Coffee, Café Presse, Rhein Haus, Ba Bar, Starbucks and Canon.
- ☐ Close to Capitol Hill, Downtown Seattle, Seattle University, Swedish Cherry Hill, and Swedish First Hill.
- ☐ Type 1 ventilation shaft, exterior dining patios, sliding door storefronts.
- ☐ \$26.00 per square foot per year.

 **JSH PROPERTIES, INC.**
1809 7TH Ave., Suite 1209, Seattle, WA 98101

Tracy Cornell-tracyc@jshproperties.com | 425.283.5459
John Chelico-johnnc@jshproperties.com | 425.283.5457



Retail 1:
1,385 RSF
1,115 USF

Retail 2:
2,204 RSF
1,775 USF

Can be combined for a total of 3,589 RSF/2,890 USF

DEMOGRAPHICS	1 MILE	2 MILE	3 MILE
2015 ESTIMATED POPULATION	49,141	127,940	189,135
DAYTIME POPULATION	139,977	267,233	318,614
AVERAGE HH INCOME	\$71,535	\$80,885	\$86,520

AVAILABLE IN EARLY 2016



- RESTAURANTS/ BARS
- RESIDENTIAL DEVELOPMENTS
- FUTURE RESIDENTIAL DEVELOPMENTS
- PARKS AND RECREATION
- MAJOR EMPLOYERS
- FUTURE FIRST HILL STREETCAR LINE
- METRO TRANSIT SERVICE
- - - 5 MINUTE WALK RADIUS



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