

# Retail for Lease 1,668 SF

Available with storefront and pole signage.

LANDLORD IS PROVIDING TIME FOR PLANS, PERMITS AND CONSTRUCTION...PLUS...

FREE RENT AND/OR TENANT IMPROVEMENT DOLLARS FOR A QUALIFIED SIGNATURE!

- Located immediately north of the new McClellan Street Light Rail Station
- Storefront and pole signage available
- \$18.00 psf/yr + nnn = \$8.21 psf/yr



## McClellan Building

2607 S McClellan St | Seattle, WA 98144

STEVEN E. OLSEN

steveo@jshproperties.com

425.455.0500

 JSH | PROPERTIES, INC.

7325 166TH AVENUE NE, SUITE F-260 | REDMOND, WA 98052  
425.455.0500 | WWW.JSHPROPERTIES.COM



2,200 SF

SALON  
206

1,200 SF

AVAILABLE

1,668 SF

\$18.00 PSF/YR + NNN

CUSTOMER PARKING

THAI RECIPE

965 SF

EMPLOYEE PARKING

### 2017 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	22,343	150,671	386,930
Daytime Population	7,303	257,102	403,870
Avg. Household Income	\$106,398	\$97,416	\$109,290

site plan - not to scale

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