



Fremont / Wallingford Retail for Lease

Address: 1853 N 34th Street,
Seattle WA

- **2,012 square feet of ground floor retail**
- **Part of 231 unit mixed use residential project**
- **Blocks from Gas Works park, the Burke Gilman Trail, and the Fremont business district**
- **Type 1 hood shaft available for restaurant**
- **Building opens September 2016**
- **\$30.00 per square foot plus NNN (\$9.00/SF)**



Demographics	.5 Mile	1 Mile	3 Mile
Population	5,496	32,856	141,594
Workplace Population	6,573	24,043	101,257
Households	2,637	16,157	65,329
Average Household Income	\$120,694	\$110,072	\$105,470
Education (4+ years)	78.33%	76.38%	71.78%

