

# OFFICE/RETAIL FOR LEASE

TAYLOR 28

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 **GIBRALTAR**  
INVESTMENT PROPERTY SOLUTIONS



100 TAYLOR AVE N, SEATTLE, WA 98109

## TAYLOR 28



### LOCATION OVERVIEW

Situated where the Belltown, South Lake Union, and Queen Anne neighborhoods of Seattle, WA intersect, Taylor 28 apartments offer comfortable living in an established urban mid-rise located in the shadow of the Space Needle.

The central locale puts the best of Seattle right outside the door. Surrounded by daily conveniences, including a wide variety of restaurants, retailers, parks, and entertainment. Enjoy many popular attractions such as the Space Needle, the Museum of Pop Culture, and the International Fountain.

### PROPERTY HIGHLIGHTS

- Available now! Office/retail space located in bustling South Lake Union, at the base of Taylor 28, a mixed-use project with 10,993 SF of street retail, 190 residential units, and 7 live/work units
- Ideal for office, physical therapy, skin care
- Private covered patio
- Abundant retail customer parking in onsite garage: 35+ stalls accessible from the rear of the space
- Close proximity to Amazon campus, Bill & Melinda Gates Foundation, and Seattle Center, and easy access to Hwy 99 and I-5
- Building Co-Tenants include Teku Tavern, Level Float Spa, and Innovative Dental
- 1,213 RSF
- Annual Base Rent: \$26.00/SF + NNN \$5.49/SF = \$3,183 per month



100

TRANSIT SCORE



98

WALK SCORE

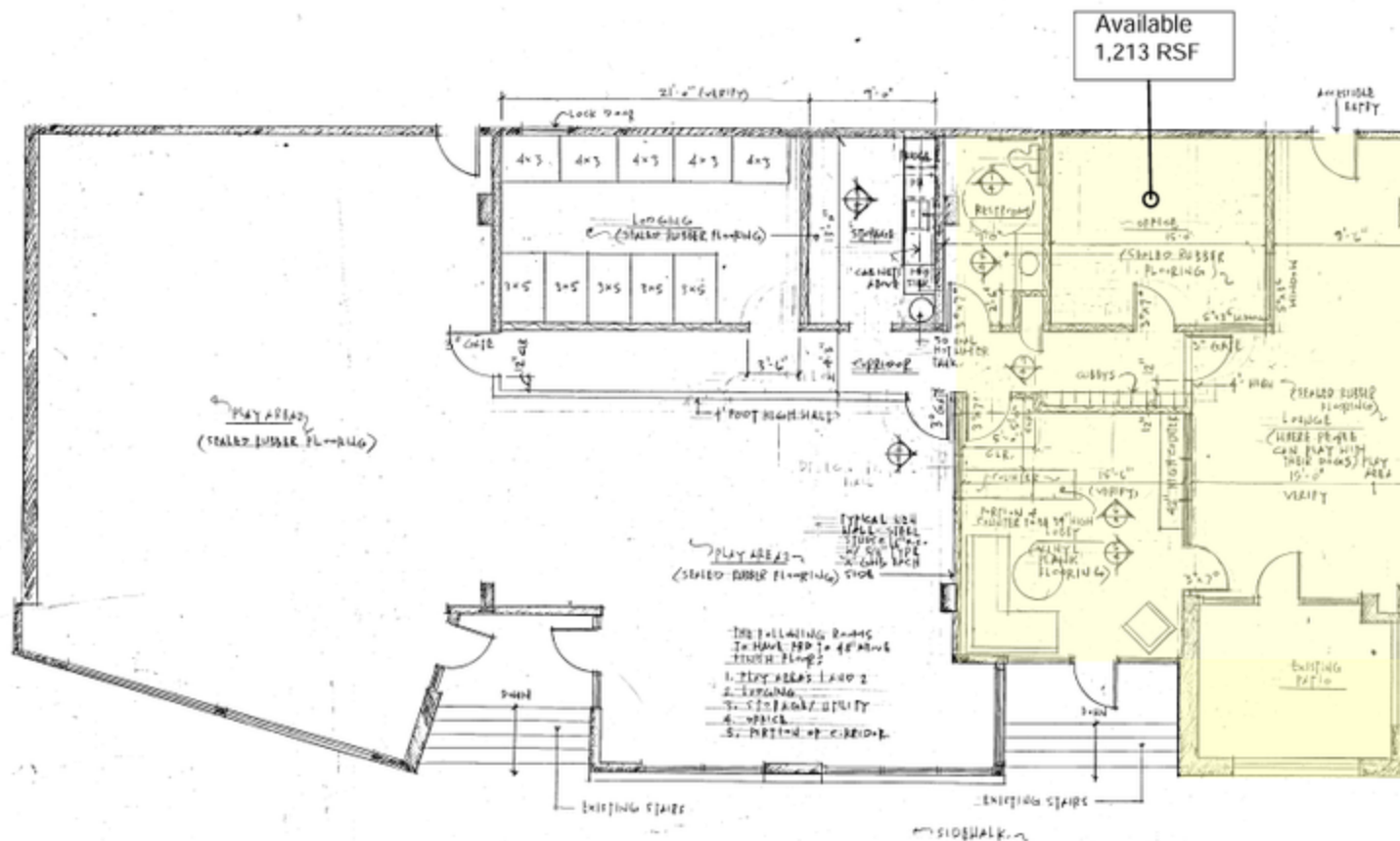


82

BIKE SCORE

\* 2020 Demographics based on a 2 mile radius

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