

# Marlowe & Ascent South Lake Union

# RETAIL FOR LEASE

411 Fairview Avenue N ♦ Seattle, WA 98109



**Kara Farley & Susanna Tran**

**(206) 283-5212**

[www.wcccommercialrealty.com](http://www.wcccommercialrealty.com)

DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Site plan and configuration are subject to change. Properties are subject to change in price and/or availability without notice. West Coast Commercial Realty, LLC

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West Coast Commercial Realty



## THE OPPORTUNITY:

Experience the epitome of convenience and opportunity in South Lake Union with our fully built out 1,687 SF retail suite. Located in the heart of the district, this prime location offers easy access to I-5, public transportation, and a bustling community of tech and urban living. Positioned directly below 432 high-end apartments at Marlowe and Ascent South Lake Union, your business will benefit from a built-in customer base. Within walking distance of Amazon HQ, Google HQ, Fred Hutchinson Cancer Research, and more.



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99  
Walk Score  
"Walker's Paradise"



87  
Transit Score  
"Excellent Transit"



81  
Transit Score  
"Very Bikable"

## TOTAL POPULATION

- 1-Mile: 91,658
- 2-Mile: 188,340
- 5-Mile: 503,082

## AVERAGE HOUSEHOLD INCOME

- 1-Mile: \$133,642
- 3-Mile: \$135,320
- 5-Mile: \$141,971



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## FLOOR PLAN

Fairview Avenue N



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