



(206) 328 - 3333
Jill@hunterscapital.com
HuntersCapital.com

Boutique Storefront with Full Operational Support Space In Pike/Pine

**1514 10th Ave
Seattle, WA 98122**



This 3,250 SF space with small retail frontage is perfect for operations, inventory or workspace. Located across the street from the iconic Elliott Bay Book Company, this location benefits from heavy day and nighttime foot traffic. This heavy timber construction emulates Capitol Hill's historic Auto Row past and is ready for you.

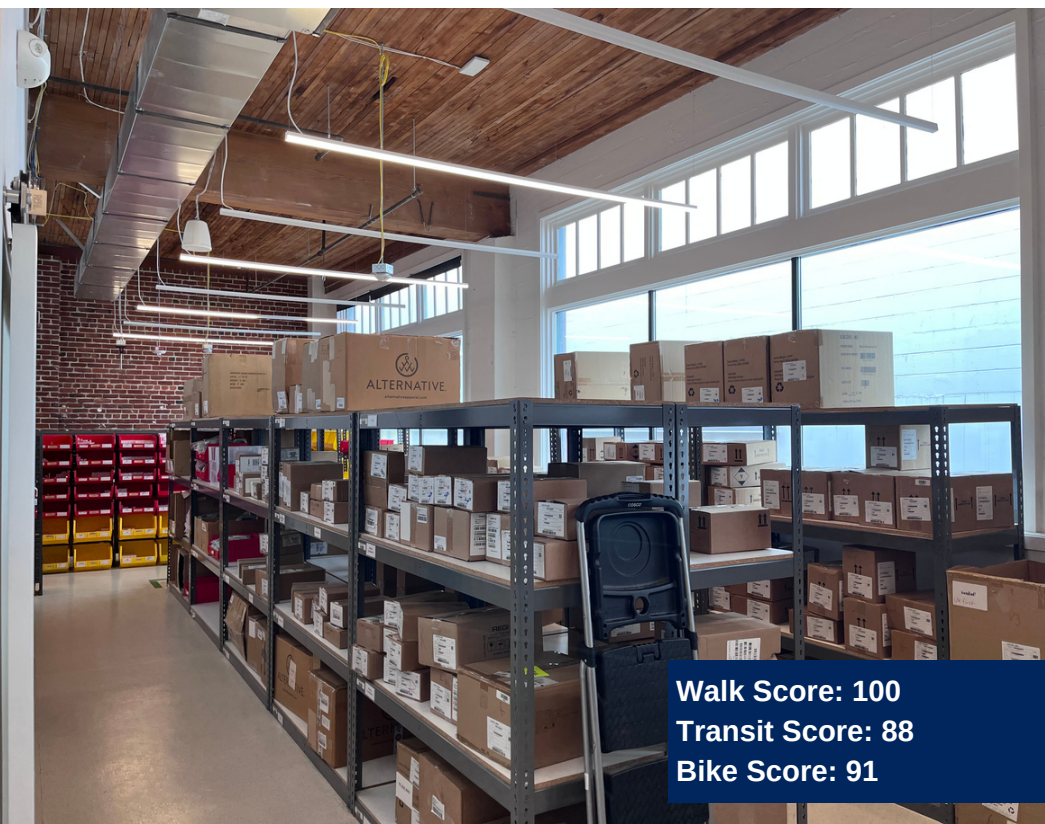
Property Features

- \$35.00 PSF + \$12.76 NNN
- 3,250 SF
- HVAC
- Large Storefront Windows
- Storefront entrance
- Exposed Brick
- Dedicated Bathrooms
- Rear Delivery Entrance



Accessibility/Clientele

- Area has average individual income of \$100,000
- 32,000 neighborhood residents, 49% of which are between 25-44
- Easy Access to I-5 & I-90
- Monthly Parking Located One Block Away
- Located Across From Elliott Bay Book Company
- Two Blocks From Seattle Street Car
- Ample street parking with surface lots nearby





Elliott Bay Books

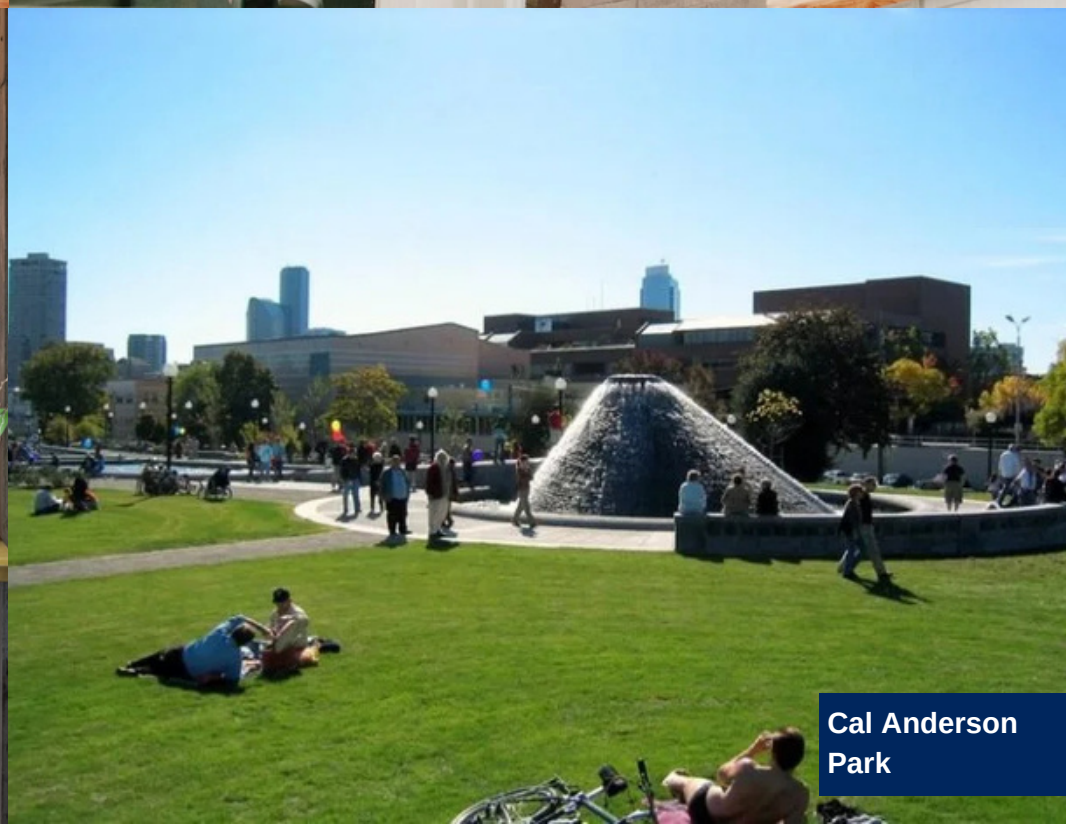


Molly Moon's



LTD Sushi

PC: Chad Quinn



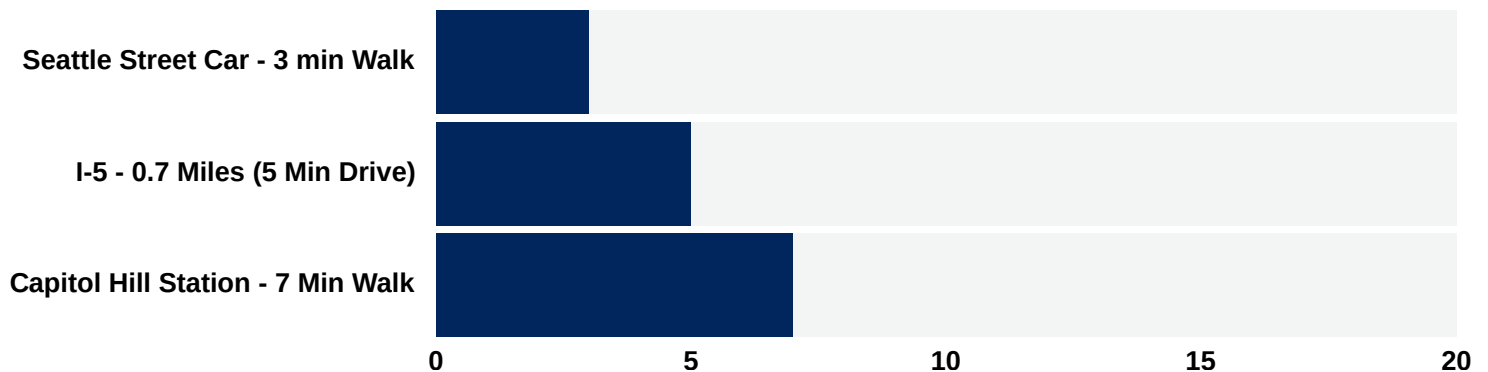
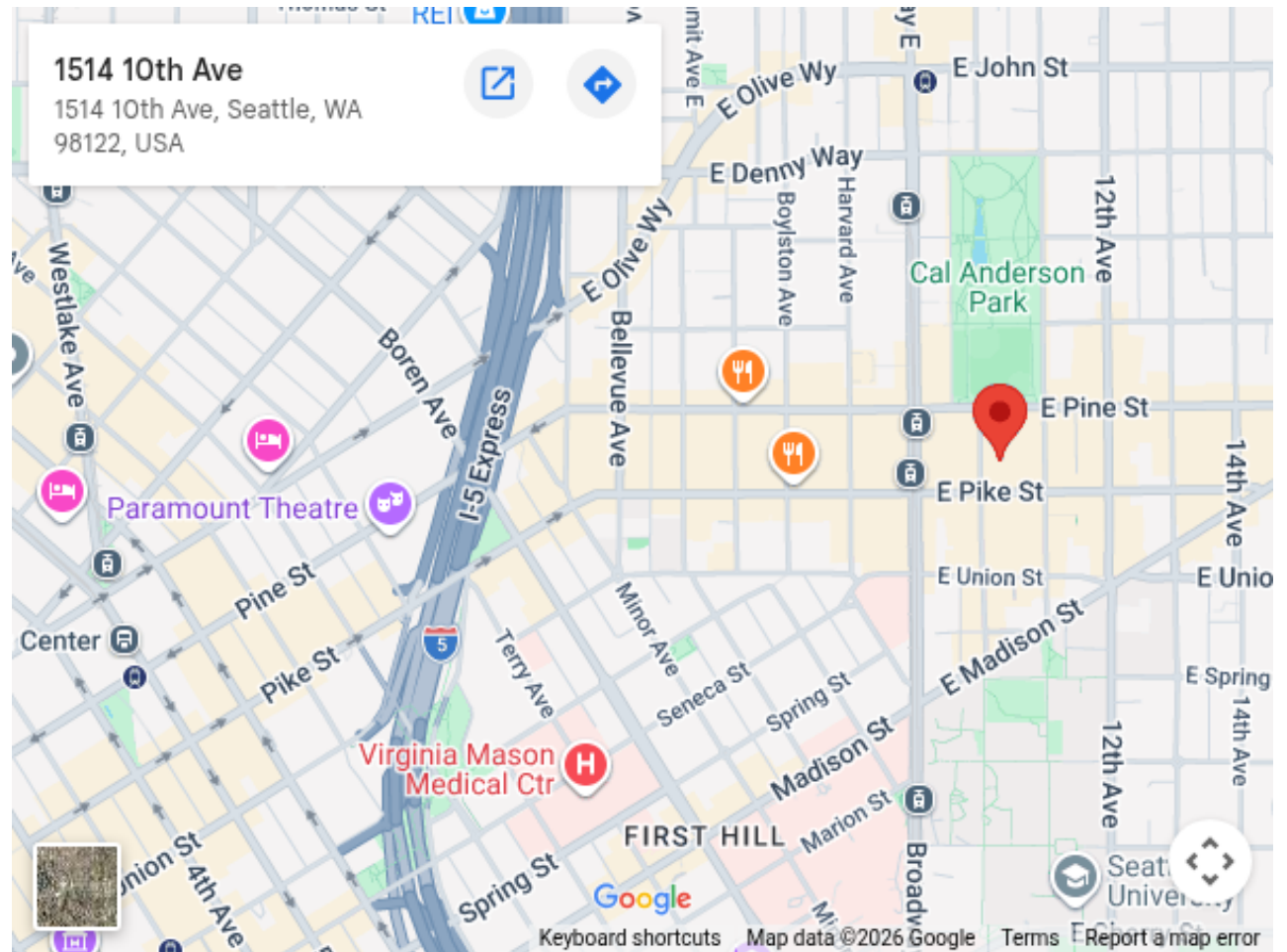
Cal Anderson
Park

NEIGHBORHOOD

Amenities:

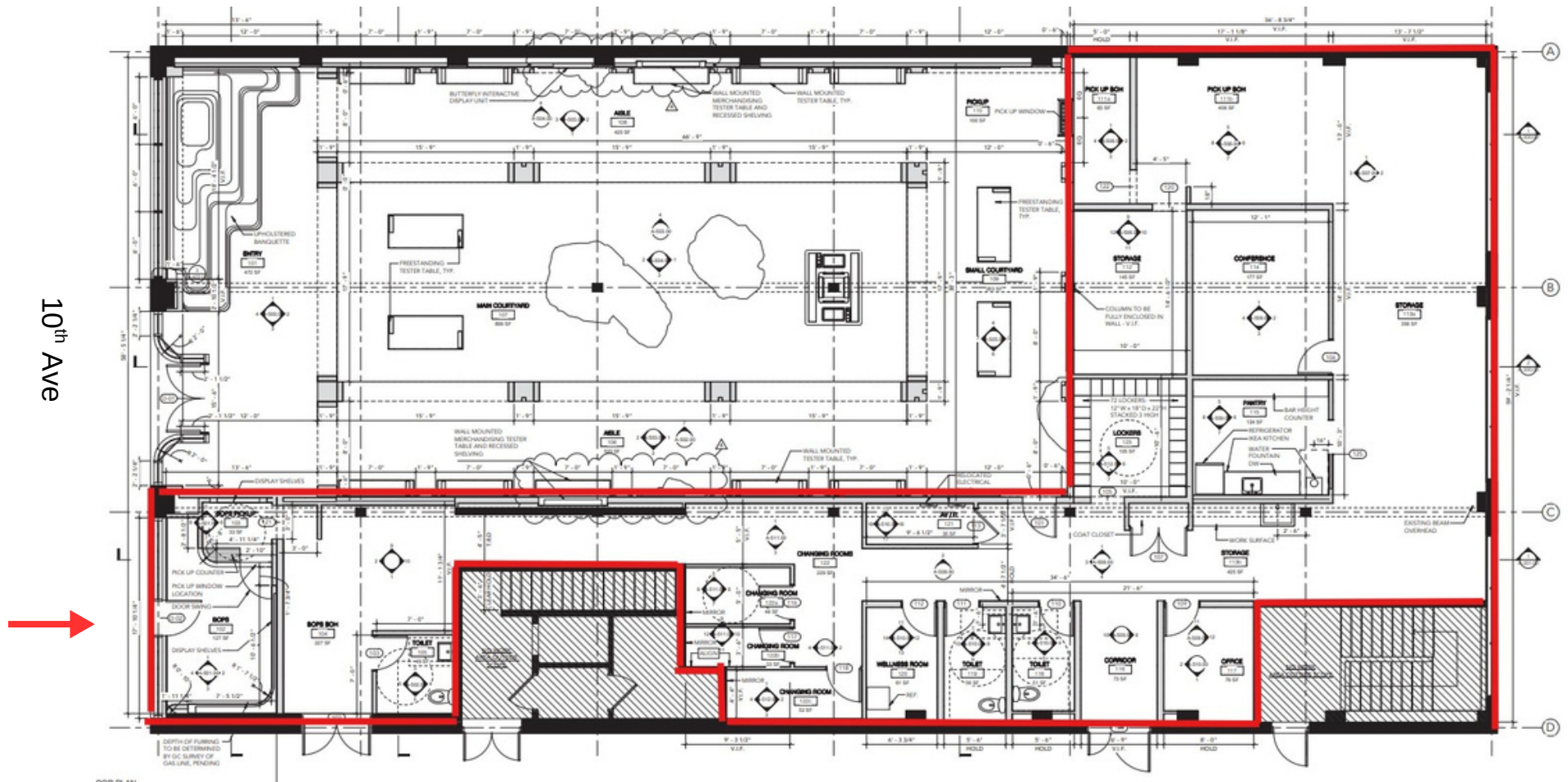
- **Neighboring Retail:**
 - Elliott Bay Book Company
 - Atelier Clothier
 - Joybird
 - Blick Art Materials
 - Le Labo
 - COUCH
 - Flowers For The People
 - Chophouse Row
 - Zion's Gate Records
 - Throwbacks Northwest
- **Restaurants/Bars:**
 - Poquitos
 - Oddfellows Cafe
 - LTD Sushi
 - Caffè Vita
 - Tacos Cometa
 - Jeffry's
 - Via Tribunali
- **Arts & Culture**
 - Within Capitol Hill Arts District
 - NW Film Forum
 - Neumos
 - AIDS Memorial Pathway
 - Vermillion Art Gallery & Bar

And Much More!



FLOOR PLAN

3,250 SF



Adjacent Breezeway

3D Tour of Outlined Area

URBAN INSPIRED PRESERVATION MINDED COMMUNITY DRIVEN

Hunters Capital preserves and revitalizes the character of Seattle's most historic neighborhoods. We pride ourselves in creating meaningful relationships with our tenants and driving community engagement within our wonderfully diverse city.

WE HAVE SPACE FOR YOU

Give us a call, or visit our website to learn more about our unique properties.

(206) 328 - 3333

www.hunterscapital.com

Jill@hunterscapital.com

1620 Broadway, Suite 200



Above: Rear Delivery Entrance, Marked With Red Arrow



SCAN TO VISIT OUR WEBSITE

