

FOR SALE • ASKING PRICE: \$1,700,000
13,500 SF + BACK LOT



OFFERING MEMORANDUM

817 PACIFIC AVENUE

BREMERTON, WA

HUGHES MARINO

Property Details

ADDRESS

817 Pacific Avenue
Bremerton, WA 98337

YEAR BUILT

1938

ASKING PRICE

\$1,700,000

PARKING

Surface - 4
Back Parking Lot - 19

BUILDING SIZE

13,500 SF + Back Lot

PROPERTY HIGHLIGHTS

- Specialty property located in the heart of Bremerton with a wide range of potential uses
- Features a large office component complemented by warehouse, distribution, and retail space
- Pacific Avenue was fully rebuilt in 2011, including all utilities, and the property has access to three-phase power

TENANT OVERVIEW

The property is currently occupied by owner-user, The Pacific Planetarium/Digitalis Education Solutions, an established local business operating within the facility.

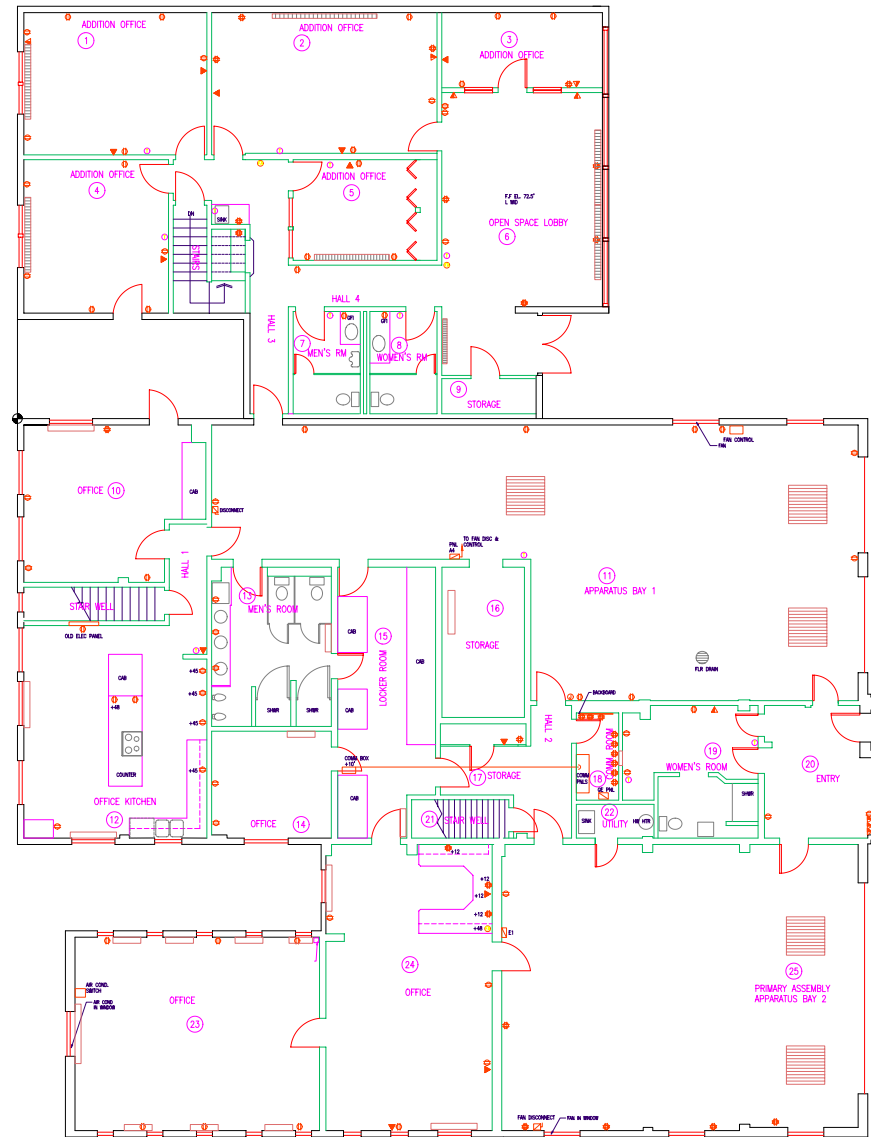
LOCATION OVERVIEW

Located in downtown Bremerton, 817 Pacific Avenue is one of the city's six iconic art deco buildings and offers excellent access to the Seattle-Bremerton ferry terminal, Highway 304 and the greater Kitsap Peninsula. The property is surrounded by ongoing redevelopment, growing residential density and a strong employment base driven by the nearby naval shipyard and waterfront district. Nearby Evergreen Rotary Park adds to the area's appeal, offering waterfront green space, walking paths and a seasonal farmer's market. Its central location provides convenient access to restaurants, retail and public transportation, making it well suited for a variety of office, flex or commercial uses.



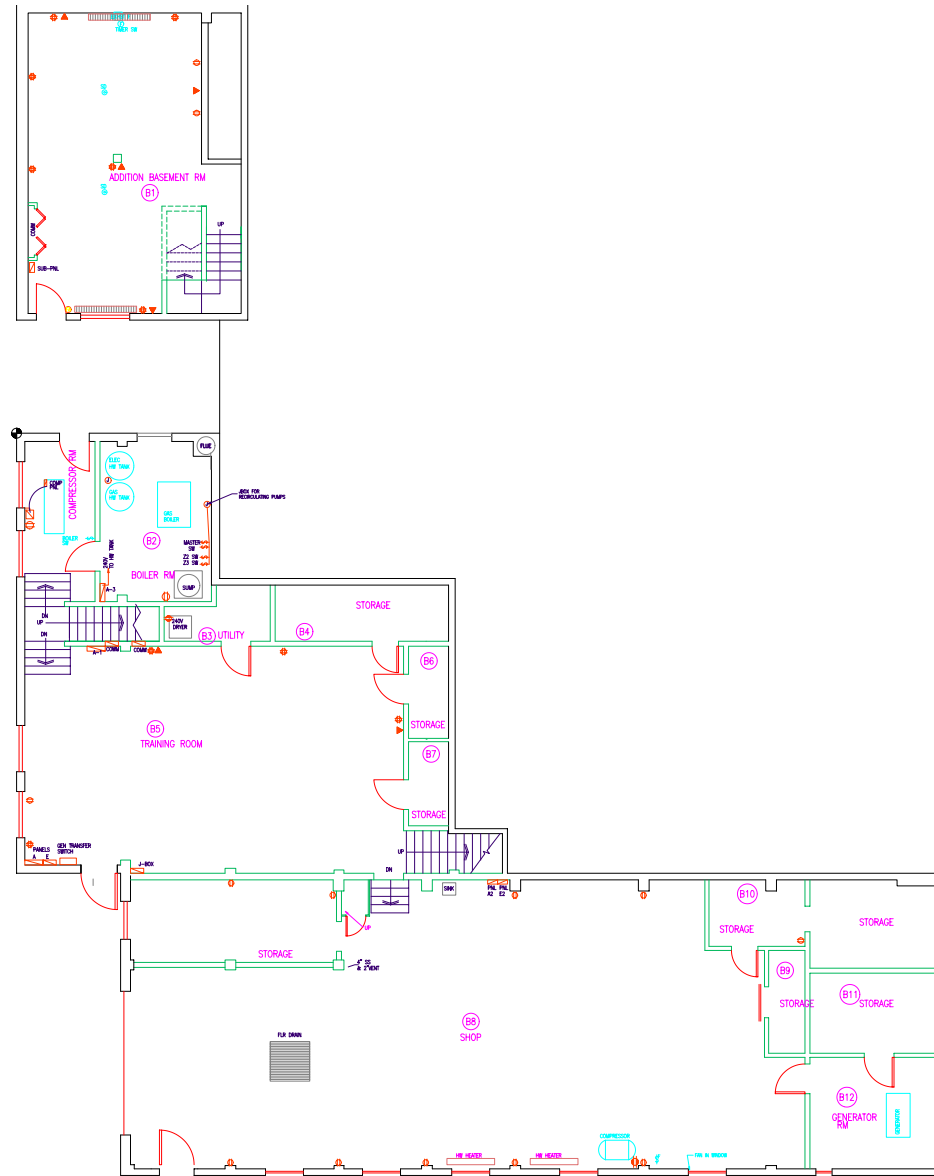
Floor Plan

Main Floor

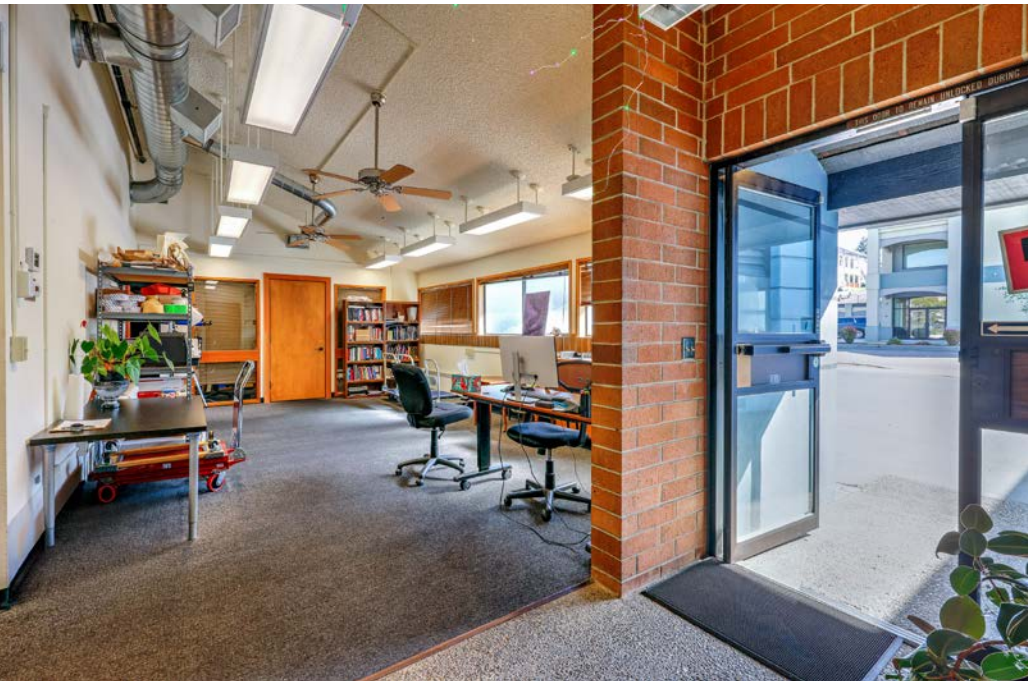


Floor Plan

Lower Floors



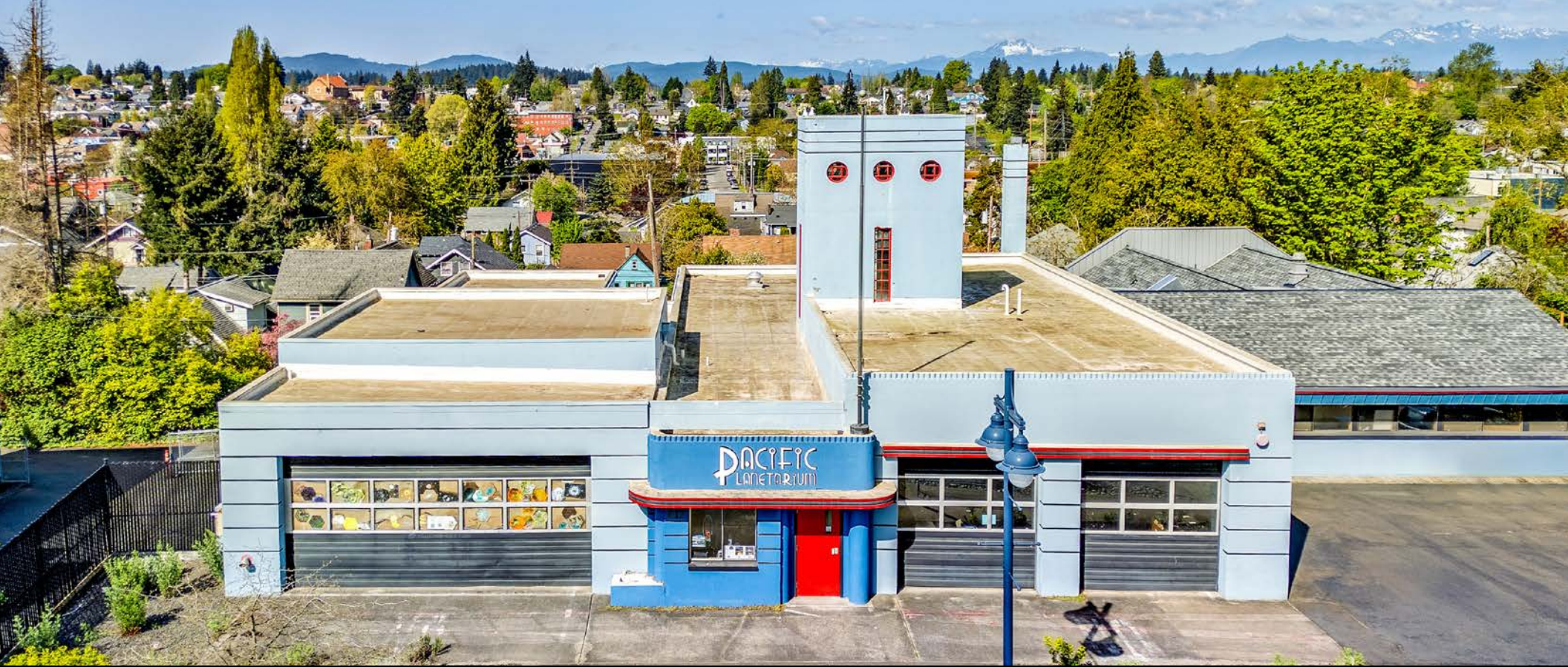












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BREMERTON, WA

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