

*Irreplaceable location on
downtown's busiest street in Kirkland.*

**1,880 SF
AVAILABLE**



OPENING SOON!



Downtown Kirkland Square

255 CENTRAL WAY | KIRKLAND, WA 98033

Steven E. Olsen
425.455.0500
steveo@jshproperties.com



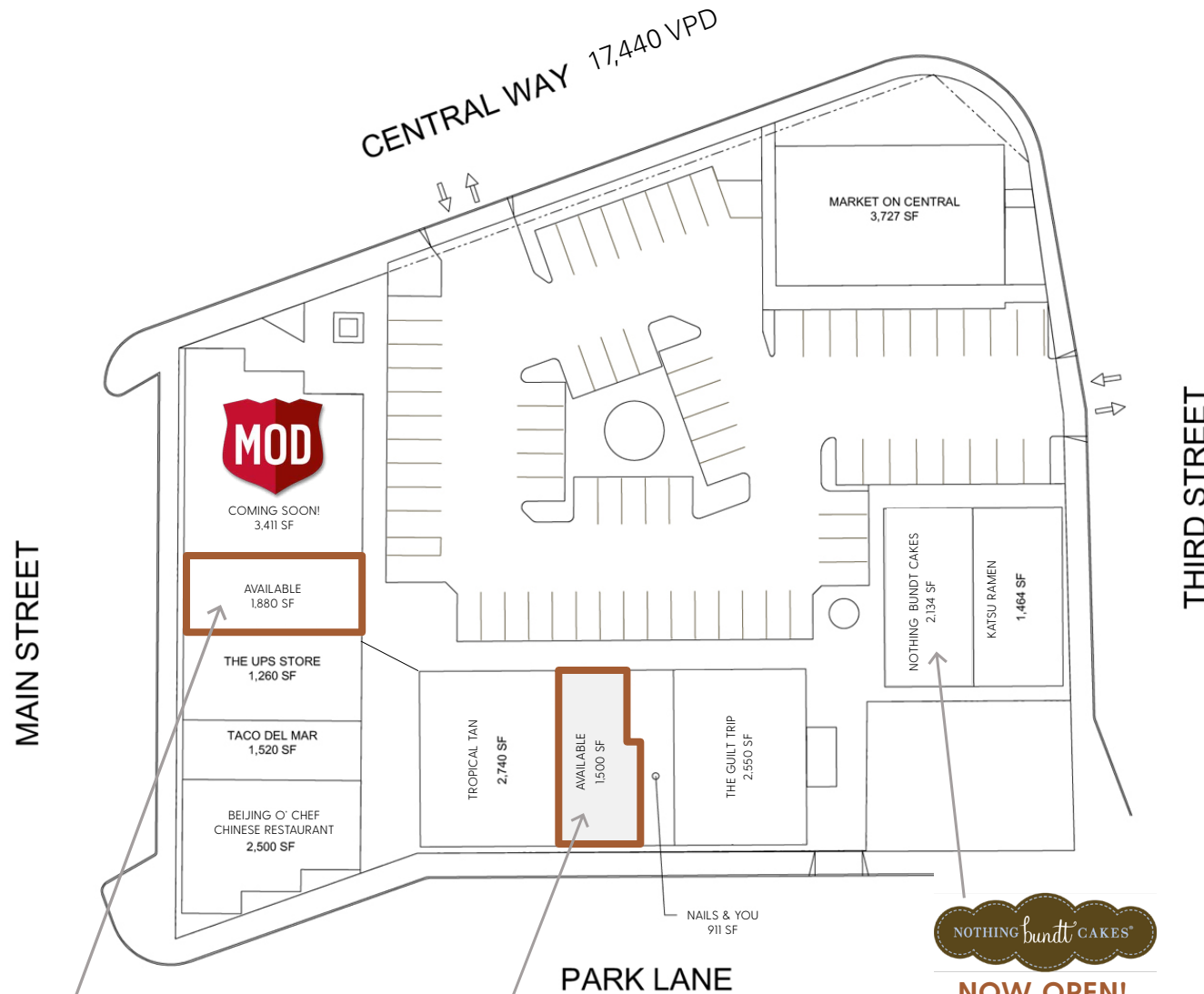
JSH | PROPERTIES, INC.

425.455.0500 | JSHPROPERTIES.COM

*Close to Google, Tableau,
and Kirkland Marina*

**1,500 SF
AVAILABLE**





AVAILABLE
1,880 SF
 \$45.00 psf/yr
 \$10.83 NNN
 No food uses.

AVAILABLE
1,500 SF
 \$45.00 psf/yr
 \$10.83 NNN
 No food uses.

nothing bundt cakes®

NOW OPEN!

Highlights

- Irreplaceable location on downtown's busiest street in Kirkland.
- Fantastic demographics!
- Rare downtown Kirkland parking
- Close to Google, Tableau, and Kirkland Marina
- \$45.00 PSF/YR + NNN
- NNN = \$10.83 PSF/YR and includes water/garbage*

Merchants

1	MOD Pizza - COMING SOON!	3,411 SF
2	AVAILABLE	1,880 SF
3	The UPS Store	1,260 SF
4	Taco Del Mar	1,520 SF
5	Beijing O'Chef Chinese Restaurant	2,500 SF
6	Tropical Tan	2,740 SF
7	AVAILABLE	1,500 SF
8	Nails & You	911 SF
9	The Guilt Trip	2,550 SF
10	Nothing Bundt Cakes	2,134 SF
11	Katsu Ramen	1,464 SF
12	Market On Central	3,727 SF



2021 Demographics

	1 MILE	3 MILE	5 MILE
POPULATION	15,229	84,544	305,789
AVERAGE HH INCOME	\$182,239	\$176,514	\$175,864
DAYTIME EMPLOYEES	18,719	96,119	367,965

KIRKLAND SQUARE AERIAL SITE MAP

