

\$5,000 TENANT BROKER BONUS!*

Bonus applies to a lease executed
by June 30, 2025.

1,327 SF RETAIL/OFFICE AVAILABLE FOR LEASE

UPTOWN QUEEN ANNE APARTMENTS

315 1st Ave W, Seattle, WA 98119

Mixed-use residential building in Seattle's Uptown neighborhood with 1,327 SF of street-level retail/office space available. This vibrant neighborhood experiences high foot traffic with close proximity to area employers and multi-family properties. Walking distance to Seattle's most iconic sites, including the Space Needle, Climate Pledge Arena, McCaw Hall, and MoPOP.

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 JSH | PROPERTIES, INC.



- » 1,327 SF Retail/Office sits below Uptown Queen Anne Apartments
- » Walking distance Seattle's icons: the Space Needle, Climate Pledge Arena, Chihuly and MoPOP Museums, and McCaw Hall.
- » Close proximity to Seattle's prominent employers, including Holland America, Publicis, Bill & Melinda Gates Foundation, Zulily, Facebook, Expedia and Amazon. A 65,129 daytime population (within 1-mile).
- » Easy access to South Lake Union, Fremont, Belltown, and Seattle Downtown in under 10 minutes



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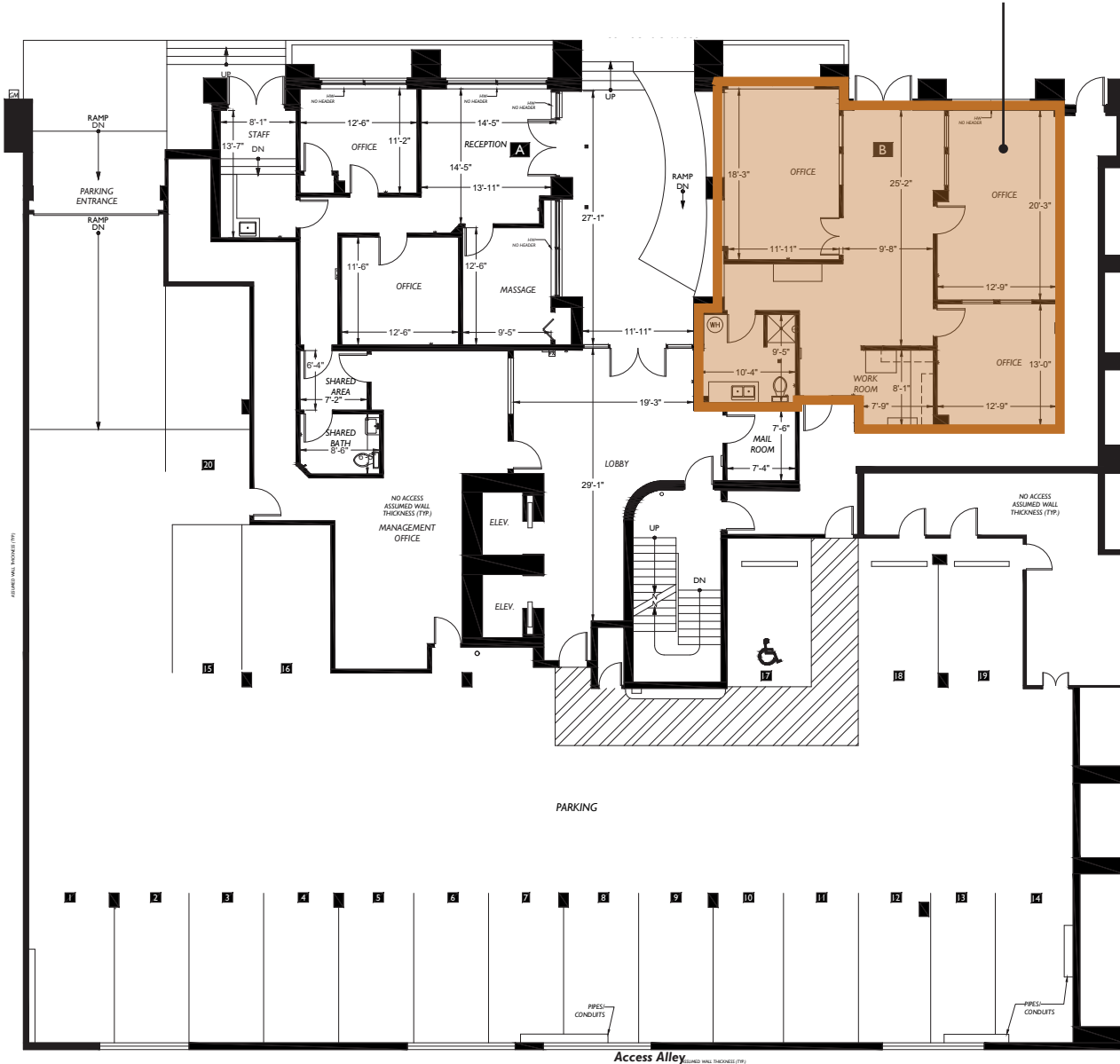


1ST AVENUE WEST

AVAILABLE
1,327 SF
RETAIL/OFFICE

UPTOWN QUEEN ANNE APARTMENTS

Resident
Entrance



AVAILABLE

RSF

BASE
RENT

NNN
EST./SF

SUITE B

1,327

\$30.00

\$10.00

- » Reserved parking available for employees at \$250 per month. No retail customer parking.
- » Currently built out as office
- » Ideal for coffee shop or other non-vented food



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DEMOGRAPHICS ~ 1 MILE RADIUS

KEY FACTS



51,789

Population



33.9

Median Age



1.5

Average
Household Size



\$187,021

2023 Average
Household Income
(Esri)



2%

No High
School
Diploma



6%

High School
Graduate



14%

Some College



78%

Bachelor's/Grad/Pro
f Degree

EMPLOYMENT



90%

White Collar



4%

Blue Collar



6%

Services



3,136

Total Businesses



51,092

Total Employees

BUSINESS

ANNUAL HOUSEHOLD SPENDING



\$4,397

Apparel &
Services



\$526

Computers &
Hardware



\$7,160

Eating Out



\$4,986

Travel



\$129

Theatre/Operas/
Concerts



\$111

Movies/Museums/
Parks



\$12,427

Groceries



\$10,851

Health Care



\$126

Sports Events



\$19

Online Games

ANNUAL LIFESTYLE SPENDING

UPTOWN QUEEN ANNE APARTMENTS

2024 DEMOGRAPHICS

1 MILE

3 MILE

5 MILE

Population

51,789

259,691

512,013

Daytime Population

78,112

477,603

750,307

Households

32,792

144,502

254,834

Avg. HH Income

\$187,021

\$179,687

\$185,328

Median Age

33.9

34.1

34.5



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