





Downtown Seattle

Capitol Hill

Queen Anne

Lake Union

Fremont

POPULATION

Trade Area  
23,359

AVG HH INCOME

Trade Area  
\$134,540

% OF 4YRS+  
EDUCATION

Trade Area  
79.46%



Wallingford

Wallingford  
Center



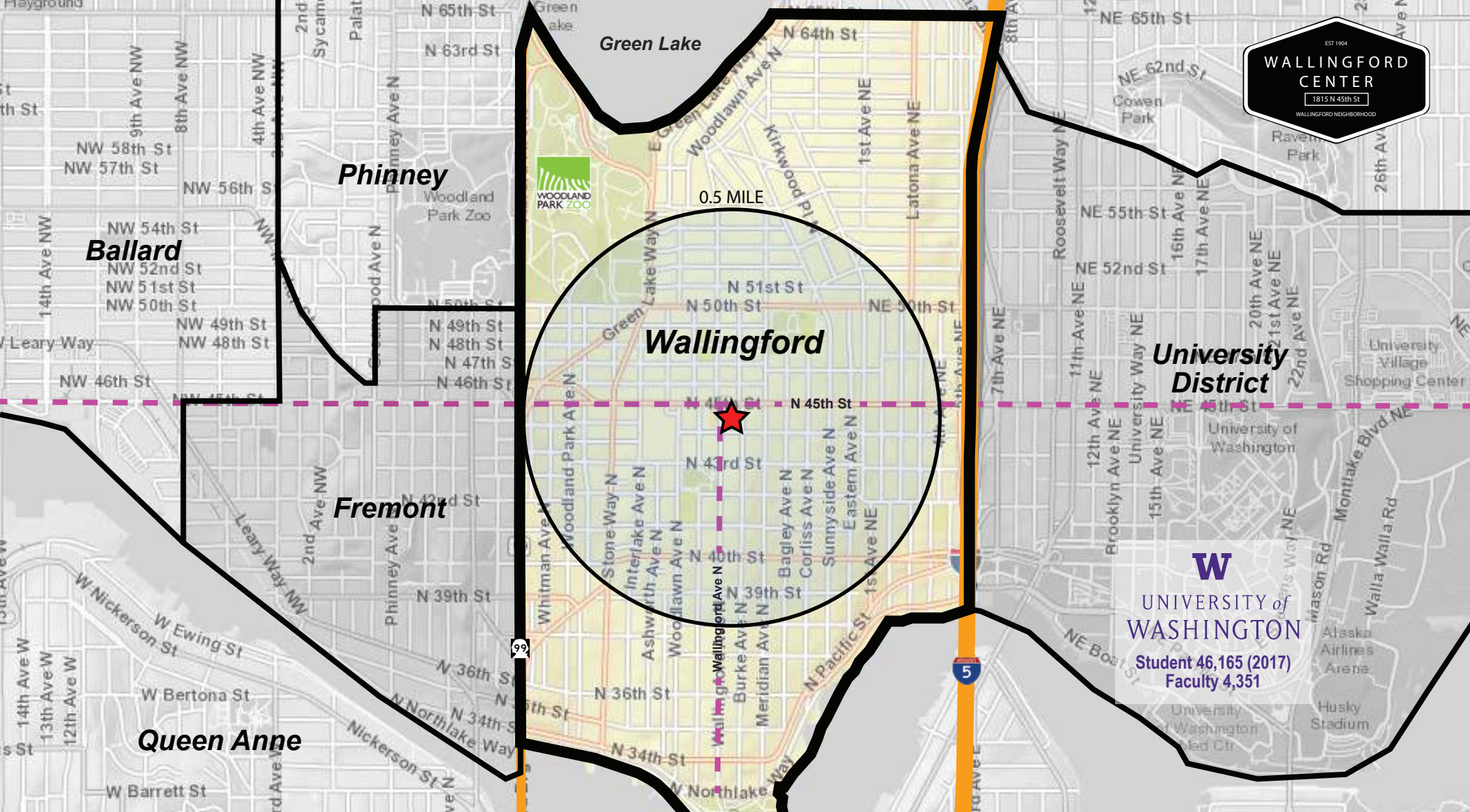
Reopening of Lincoln High School Fall  
of 2019 with projected 1,600 students















## PROJECT DETAILS

Location: 1815 N 45th Sreet

Retail SF: 1,962 SF

Rate: \$32.00 PSF NNN

NNN's: \$10.50 PSF

Parking: 89 Surface-level Parking Stalls

Walkscore: Wallingford Center 96  
Wallingford 83





Wallingford Avenue N.



REAL **RETAIL**

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