

FOR LEASE

NORTHCUT LANDING

5001 25th Ave NE, Seattle, WA 98105



For more information please contact:

LAURA MILLER
laura@gibraltarusa.com
206.351.3573

TRACY CORNELL
tracyc@gibraltarusa.com
206.948.0630



NORTHCUT LANDING



NEIGHBORHOOD OVERVIEW

Northcut Landing is an exciting retail and office development that brings together the best features of a great neighborhood. Located steps from the University of Washington, and directly across from University Village Shopping Center, an open-air lifestyle shopping and dining destination that boasts unique tenants including Crate & Barrel, Restoration Hardware, Apple Store, Athleta, SoulCycle, Lululemon, Mr. West Cafe Bar, Williams Sonoma, The Frye Co, Tesla, Ba Bar, and more!
www.northcutlanding.com

PROPERTY HIGHLIGHTS

- > 90,000 square-foot office, retail and restaurant complex comprised of two three-story buildings that open onto an outdoor plaza linking the buildings entries with shops and restaurants on the ground floor
- > Built-in foot traffic from building co-tenants including UW Medicine, Homestreet Bank, New32 Family Dentistry, John L Scott, UW Childcare, Advance Dermatology and more!
- > Parking: 100 shared on-site garage parking stalls for retail customers (free up to 1 hour). Additional tenant parking stalls available at \$150/month/stall



73

TRANSIT SCORE



89

WALK SCORE



99

BIKE SCORE



48,059

TOTAL POPULATION



17,591

TOTAL HOUSEHOLDS



\$55,636

MEDIAN INCOME

* Estimated 2020 demographic data based on 1 mile radius

NORTHCUT LANDING



AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	NNN RATE	LEASE RATE	DESCRIPTION
Suite 102E	Available	1,444 SF	\$11.50/SF/yr	\$46.00 SF/yr	Rare Retail Storefront, Excellent exposure fronting 25th Ave NE, Former nail salon space, Modern finishes & exterior signage opportunities, Features dual entry/exit doors
Suite 100W	Available	1,286 SF	-	Negotiable	Rent is negotiable. Creative, Local Landlord seeking experienced coffee/cafe operator for this second generation location. Potential for a creative rent structure including a percentage rent deal.
Suite 202E	Available	1,700 SF	\$11.50/SF/yr	\$32.00 SF/yr	Light-filled corner suite, Three separate offices, bullpen area, and breakroom, Modern finishes & exterior signage opportunities

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NORTHCUT LANDING

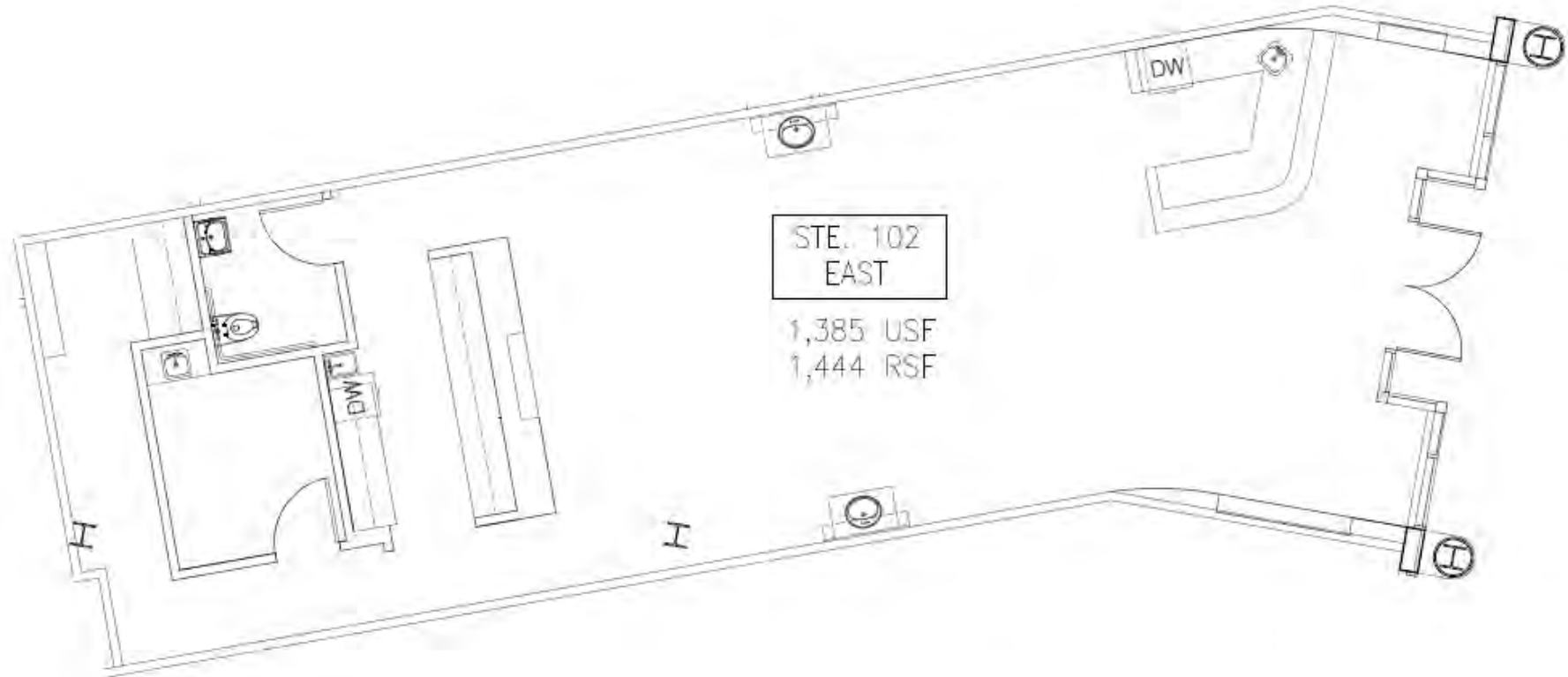


Suite 102E Exterior



Suite 102E Interior

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FIRST FLOOR EAST



SCALE: 1/8" = 1'-0"

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NORTHCUT LANDING



Suite 100W Exterior

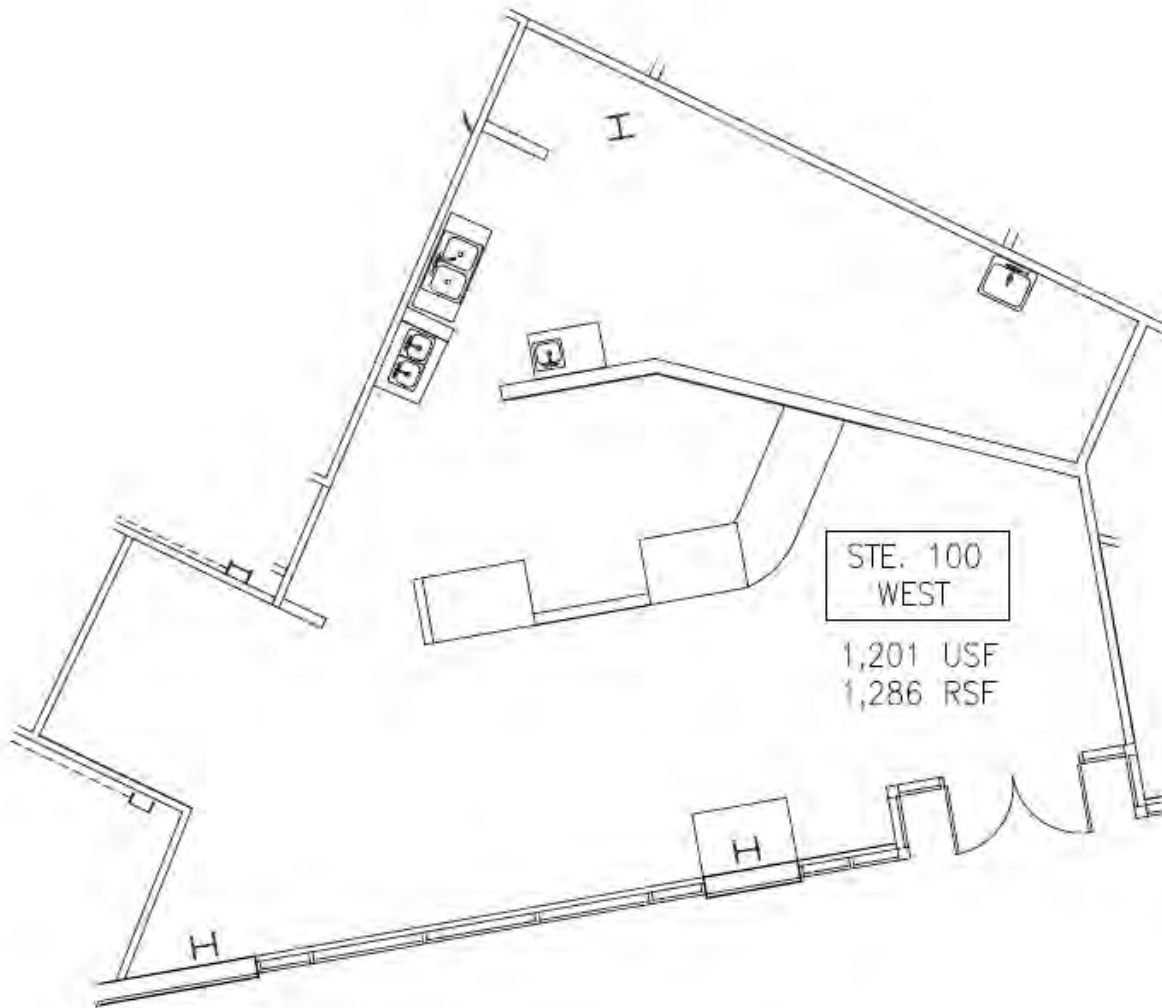


Suite 100W Interior



Suite 100W Interior

NORTHCUT LANDING



FIRST FLOOR WEST



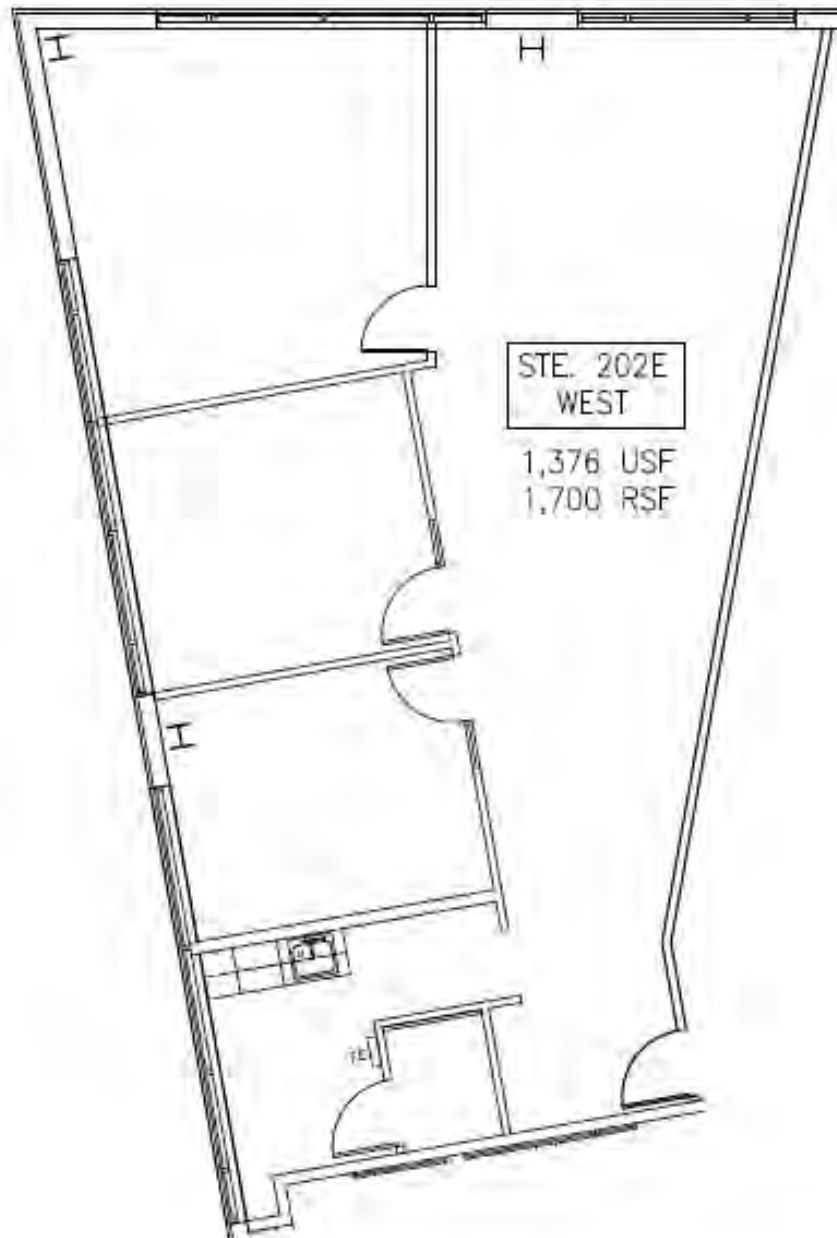
SCALE: 1/8" = 1'-0"

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SECOND FLOOR EAST



SCALE: 1/8" = 1'-0"

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720 SENECA ST - SUITE B - SEATTLE, WA 98101