

RETAIL REALTY SERVICES

Full Service Real Estate &
Construction Management Company

3727 CALIFORNIA AVENUE WEST SEATTLE



- ❖ Newer 2 Story Building With 17 On-site Parking Spaces.
- ❖ Located On A Signalized Intersection
- ❖ 1,629 sq/ft Second Level Available
- ❖ Very Competitive Rents For A New Building In This Market
- ❖ Vanilla Shell Delivery With Additional Improvements Possible
- ❖ Excellent Signage Available
- ❖ Tenants Include Meeples Games, Edward Jones, Eagle Mortgage, Budget Cuts Hair Salon, Bio Junction Physical Therapy
- ❖ Asking Rent \$28.00 psf
- ❖ NNN Approx. \$5.00 psf

California Ave. Traffic Count 14,300 VPD

Demographics	5 Min Drive Time
Population	
Total	33,803
Ethnicity	
White	28,309
Black	1,038
Asian	2,340
Households	
Total	17,141
Income	
Average	\$79,056
Median	\$69,283
Per Capita	\$41,235

Joe Beynon PH (425) 868-5449 Cell (425) 466-3018
jbeynon6@comcast.net

Bob Stevenson (206) 300-6971
stevensonrg@comcast.net

Retail Realty Services / WWW.Retailrs.com

7306 235th Avenue NE, Redmond, WA 98053