

RETAIL
LEASE



University District Retail Space

4100 Roosevelt Way NE | Edmonds, WA

Jeff Ayers

Owner | Designated Broker

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Matthew Fay

Broker

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AYERS
COMMERCIAL
GROUP

PROPERTY FEATURES

YEAR BUILT	1967
LEASE TYPE	Modified Gross
WATER/SEWER/GARBAGE	Tenant pays pro-rata share
ELECTRICITY	Tenant pays pro-rata share
PARKING	Unreserved Building Parking & Street Parking



AVAILABLE SPACES

Suite	Square Feet	Monthly Rent	Notes
A	1,300	\$4,176	Former dry cleaner near University of Washington.
Food Truck Parking Spot		\$3,500	Food truck parking spot on the East side of the building.