

# Urban Union

501 Fairview Ave N  
Seattle, WA



*Turn-Key 2nd Generation  
Restaurant Opportunity in  
South Lake Union*

# Urban Union

*in the heart of  
South Lake Union*



## Welcome to SLU

- 2nd generation, turnkey space with indoor / outdoor atmosphere offering expansive outdoor seating and a wraparound operable glass storefront.
- 12 story Class A office tower with 285,000 square feet of office space occupied by Amazon with an estimated 2,100 employees.
- Positioned within a 2-block radius of Google's SLU campus, Amazon's South Lake Union campus and Onni's 2-block mixed-use project with one million square feet of office.
- Urban Union is located directly off the I-5 Mercer Street exit at the corner of Fairview Avenue North and Republican Street. The site is surrounded by 5,000 residents within a 4-block radius.



## Neighborhood co-tenants

Tapster, MBar, Bar Harbor, BaBar, Club Pilates, 203°F, Downtown Dog Lounge, Local Public Eatery, Cactus, Republic, Sam's Tavern, Flatstick pub and more!





## By the Numbers

1 MILE RADIUS

122k

DAYTIME POPULATION

89k

RESIDENTS

37

MEDIAN AGE

\$165k

AVERAGE  
HH INCOME

10k

NEWLY CONSTRUCTED  
RESIDENTIAL UNITS

42%

POPULATION WITH  
BACHELORS DEGREE  
OR HIGHER

\*DEMOGRAPHICS FROM ESRI 2023



98  
WALK SCORE



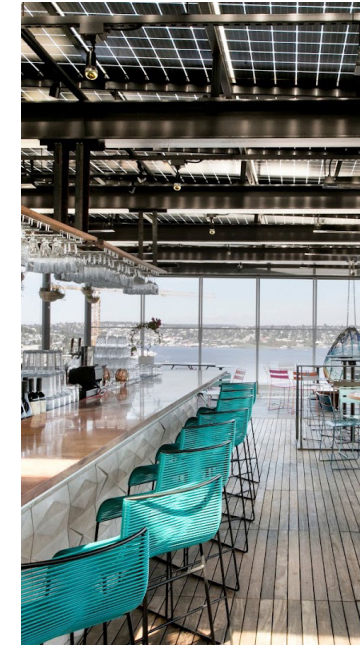
88  
TRANSIT SCORE



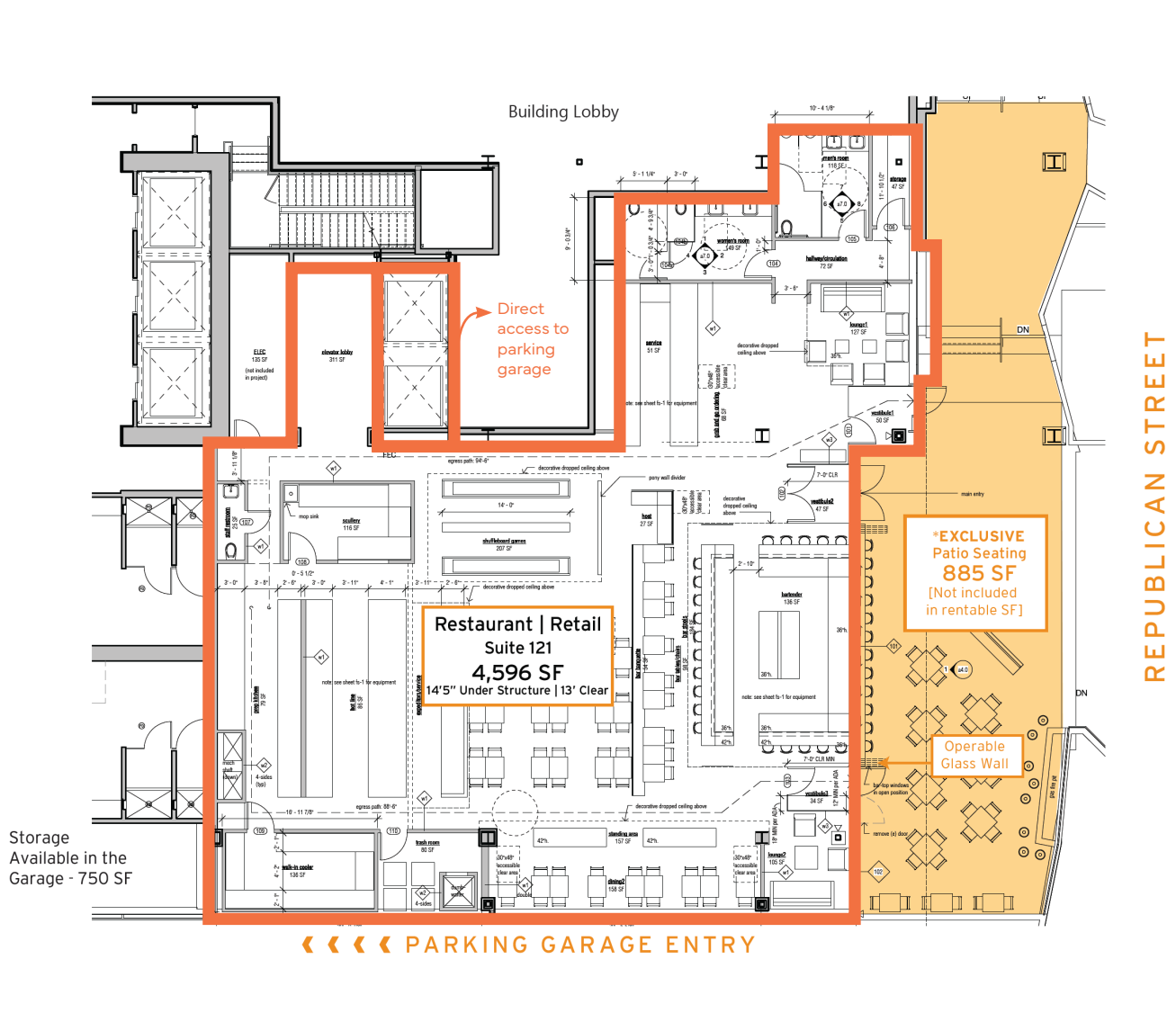
76  
BIKE SCORE



South Lake Union



# Urban Union



Storage Available in the Garage - 750 SF

←←←← PARKING GARAGE ENTRY



## Project Details

Urban Union is a 285,000 SF, 12 Story, Class A office building with 4,596 SF of built-out restaurant space as well as 885 SF of exclusive patio seating.

## Address

501 Fairview Avenue North  
Seattle, WA 98109

## Retail Space

SIZE ..... 4,596 SF  
 RATE ..... Contact For Details  
 NNN ..... \$18.67  
 AVAILABILITY ..... Immediate

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