

A SEATTLE LANDMARK

3400

*Phinney Ave*

SEATTLE, WA

MIXED USE SPACE IN THE HEART  
OF FREMONT WITH PRODUCTION AND RETAIL

18,500+ SF

DEMISABLE TO 3,500 SF

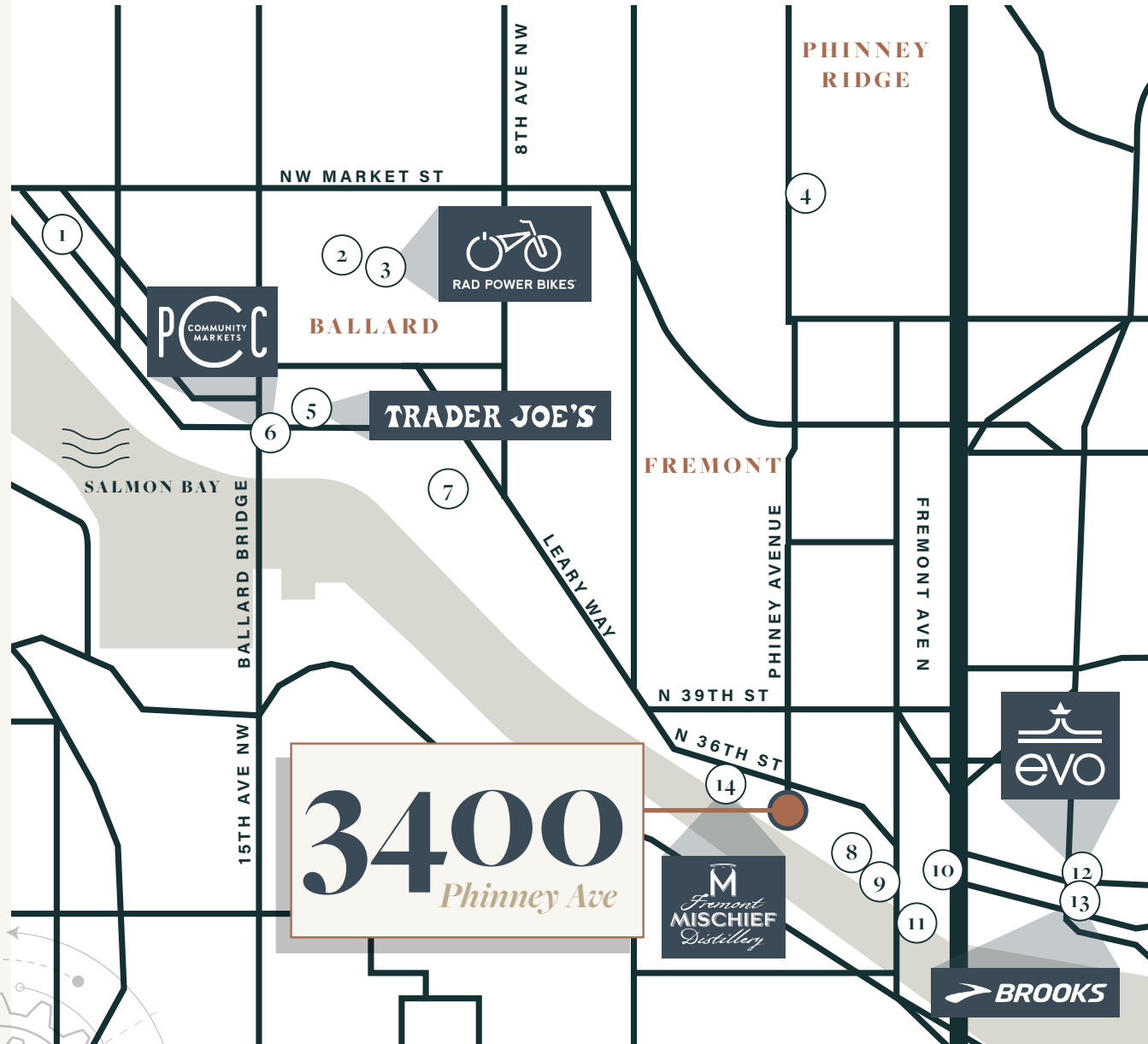


CBRE

# Fremont

*The center of  
the universe*

- 1 BALLARD FARMERS MARKET
- 2 BALLARD BREWING DISTRICT
- 3 RAD POWER BIKES
- 4 WOODLAND PARK ZOO
- 5 TRADER JOES
- 6 PCC
- 7 FRED MEYER
- 8 FREMONT SUNDAY FARMERS MARKET
- 9 GOOGLE
- 10 TABLEAU
- 11 ADOBE
- 12 EVO
- 13 BROOKS SPORTS
- 14 MISCHIEF DISTILLERY



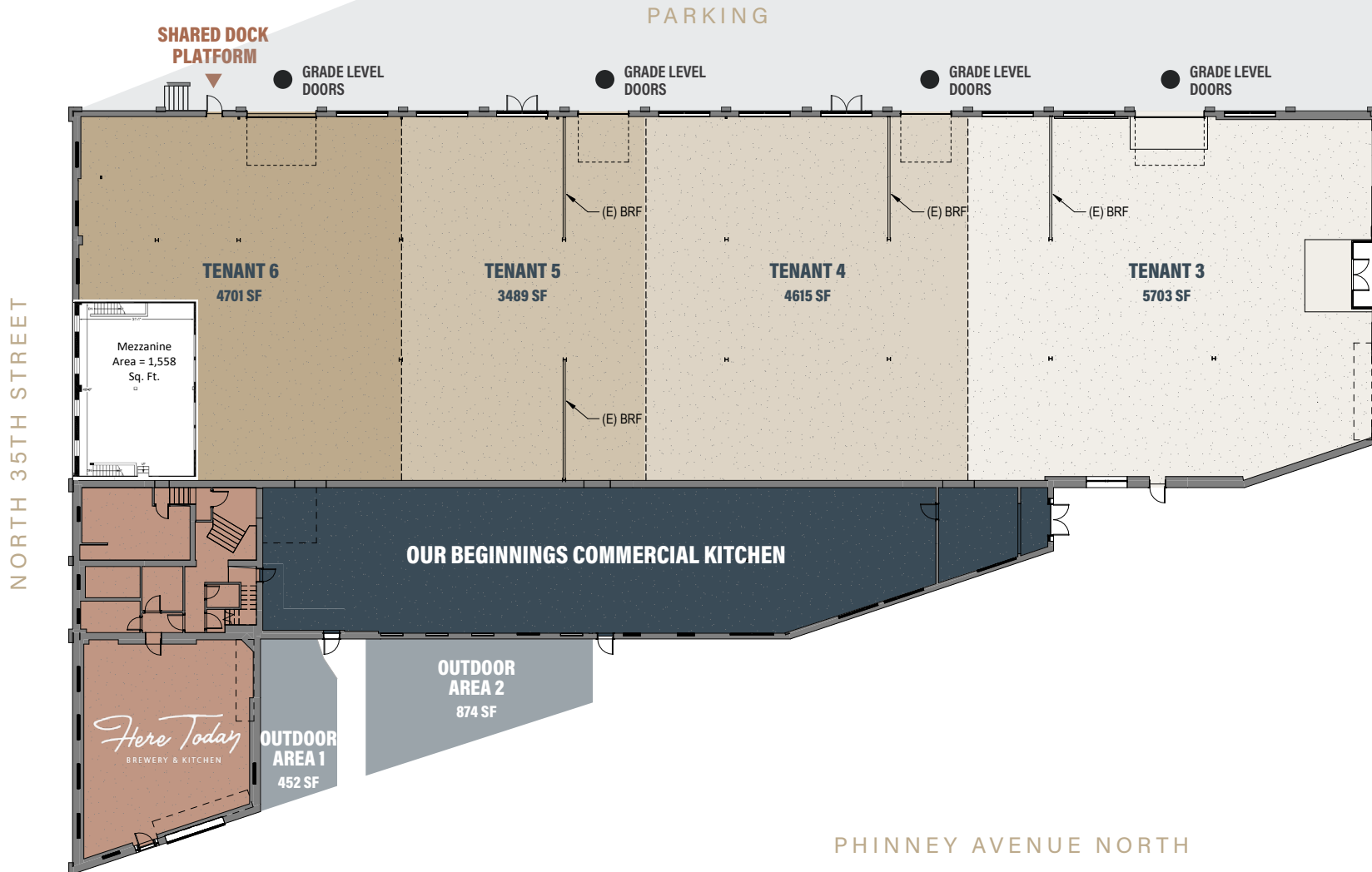
# Site Plan

18,508 SF

\*CONCEPTUAL DEMISING SCENARIO

16'

CLEAR HEIGHT





**3400**  
*Phinney Ave*

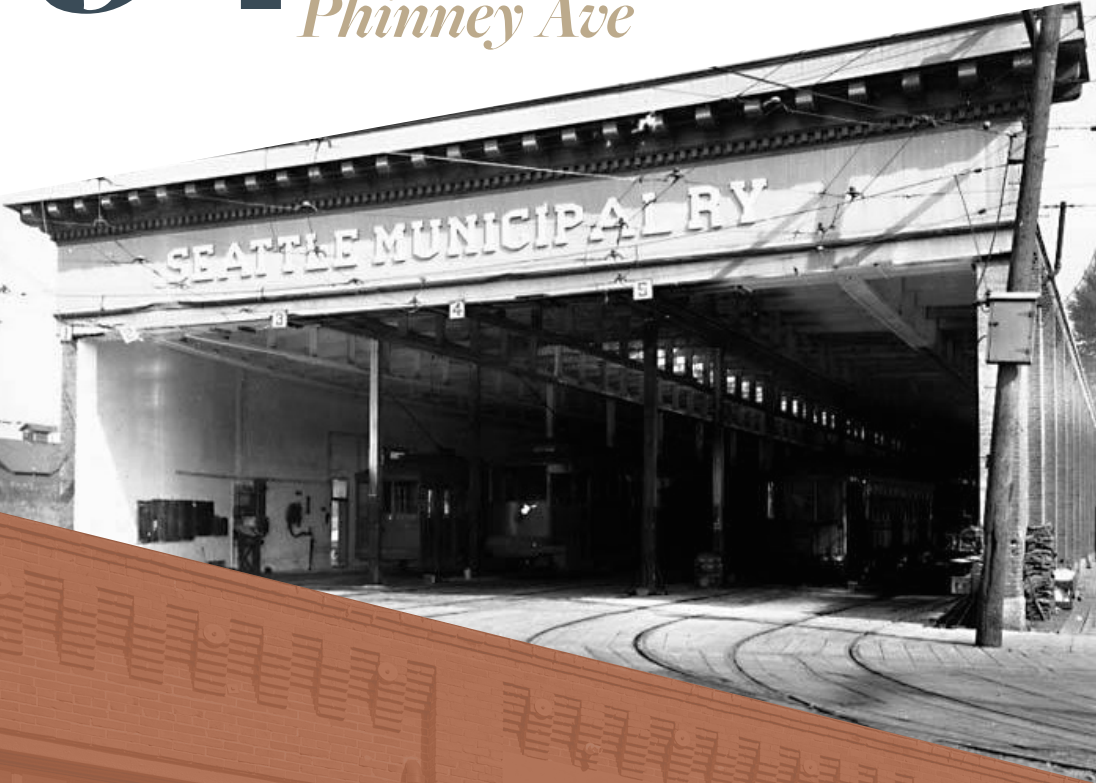
**DIRECT ACCESS TO  
THE BURKE-GILMAN TRAIL**

**WALK SCORE**  
**92**

**BIKE SCORE**  
**99**

# 3400

*Phinney Ave*



**ANDREW HITCHCOCK**  
Executive Vice President  
+1 206 790 2211  
andrew.hitchcock@cbre.com

**ANDREW STARK**  
Executive Vice President  
+1 206 310 9044  
andrew.stark@cbre.com

**JENNIFER SEVERSEN**  
First Vice President  
+1 206 390 1498  
jennifer.seversen@cbre.com

