

1,866 SF OF PRIME GROUND FLOOR RETAIL

# THE LINE

132 NE 145TH STREET, SHORELINE, WA 98155



FOR MORE INFORMATION PLEASE CONTACT:

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## HIGHLIGHTS

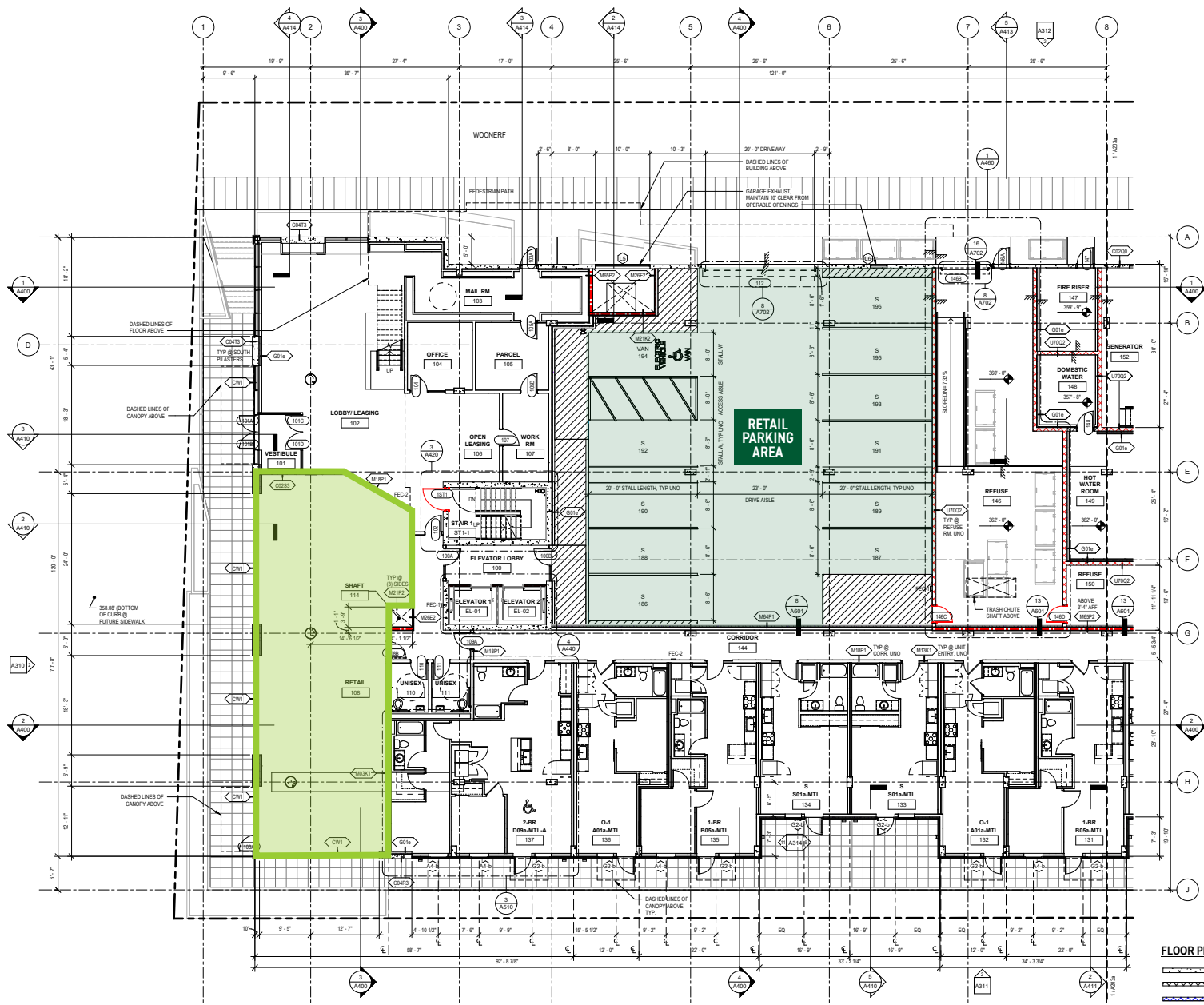
Position your business at the center of growth and opportunity in Shoreline's fastest-developing corridor. The LINE is a striking, seven-story mixed-use development featuring 241 luxury apartment residences and 1,866 SF of highly visible ground-floor retail space, now leasing.

Located directly across from Lakeside School and just steps from the 148th Street Light Rail Station, this premier location offers built-in foot traffic from residents, students, commuters, and an expanding upscale neighborhood.

Be part of a vibrant, transit-oriented community that connects directly to Seattle and the region's growing customer base. With sleek architecture, constant visibility, and a highly desirable demographic, The LINE offers retail tenants the ideal blend of exposure, energy, and long-term potential.

Available now.





## AVAILABILITY

RSF

1,866 SF

## LEASE RATE

\$38.00/SF/NNN

## DESCRIPTION

Expansive floor to ceiling storefront windows, 20' ceilings, high visibility space fronting 145th Street, type 2 hood capability, grease trap, dedicated outdoor patio, 9 retail parking stalls.



## DEMOGRAPHICS

TOTAL POPULATION	84,500
HOUSEHOLDS	37,045
AVERAGE HH INCOME	\$114,695

A map of the Shoreline Light Rail Line. The line is shown as a blue line with green dots representing stations. The line starts at Shoreline North/185th Street Light Rail Station and runs south through Shoreline, Ridgecrest, and Kenwood, ending at Jackson Park Golf Course. A star marks the location of Lakeside School. The map includes labels for various streets (N 200th St, N 185th St, NE 175th St, NE 168th St, N 145th St, 1st Ave N, 15th Ave, 30th Ave NE, 35th, 40th Pl NE, 5th Ave NE, 25th Ave NE, 523, 522, 104), parks (Lake Forest Park, Lake City, Cedar Park, Pinehurst, Haller Lake, ECHO LAKE, JITTER LAKE), and neighborhoods (Shoreline, Ridgecrest, Kenwood, Olympic Hills, Lake City, Cedar Park, Pinehurst, Haller Lake, ECHO LAKE, JITTER LAKE). A large black box with the text 'THE LINE' is overlaid on the map.

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