



THE
DOUGLAS
AT SEATTLE UNIVERSITY

CORNER RETAIL SPACE AVAILABLE





PREMIERE SPACE FOR LEASE AT SEATTLE UNIVERSITY

The Douglas is well situated in Seattle's First Hill and Capitol Hill neighborhoods, adjacent to Seattle University. Part of Seattle University housing, The Douglas serves as home to 259 upper classmen, graduates, and law students on a year round basis.

Located on the corner of 12th Avenue and East Cherry Street, The Douglas is on the edge of it all. Just blocks from the Pike/Pine retail corridor, the First Hill Streetcar route, and Downtown Seattle. Surrounding employers include Seattle University, Swedish Medical Center, Seattle Central Community College, The Polyclinic and Virginia Mason.



7,050

Annual number
of students at
Seattle U

2K

Residential Units
within .25 mile

24.7

Median Age
within .25 mile

94

Walk Score &
Bike Score

86

Transit Score



2023 DEMOGRAPHICS

Drive Time	3 MIN	5 MIN	10 MIN
Population	24,056	70,042	197,692
Daytime Population	32,886	130,446	386,172
Average Household Income	\$140,357	\$139,262	\$165,720



BUILDING HIGHLIGHTS

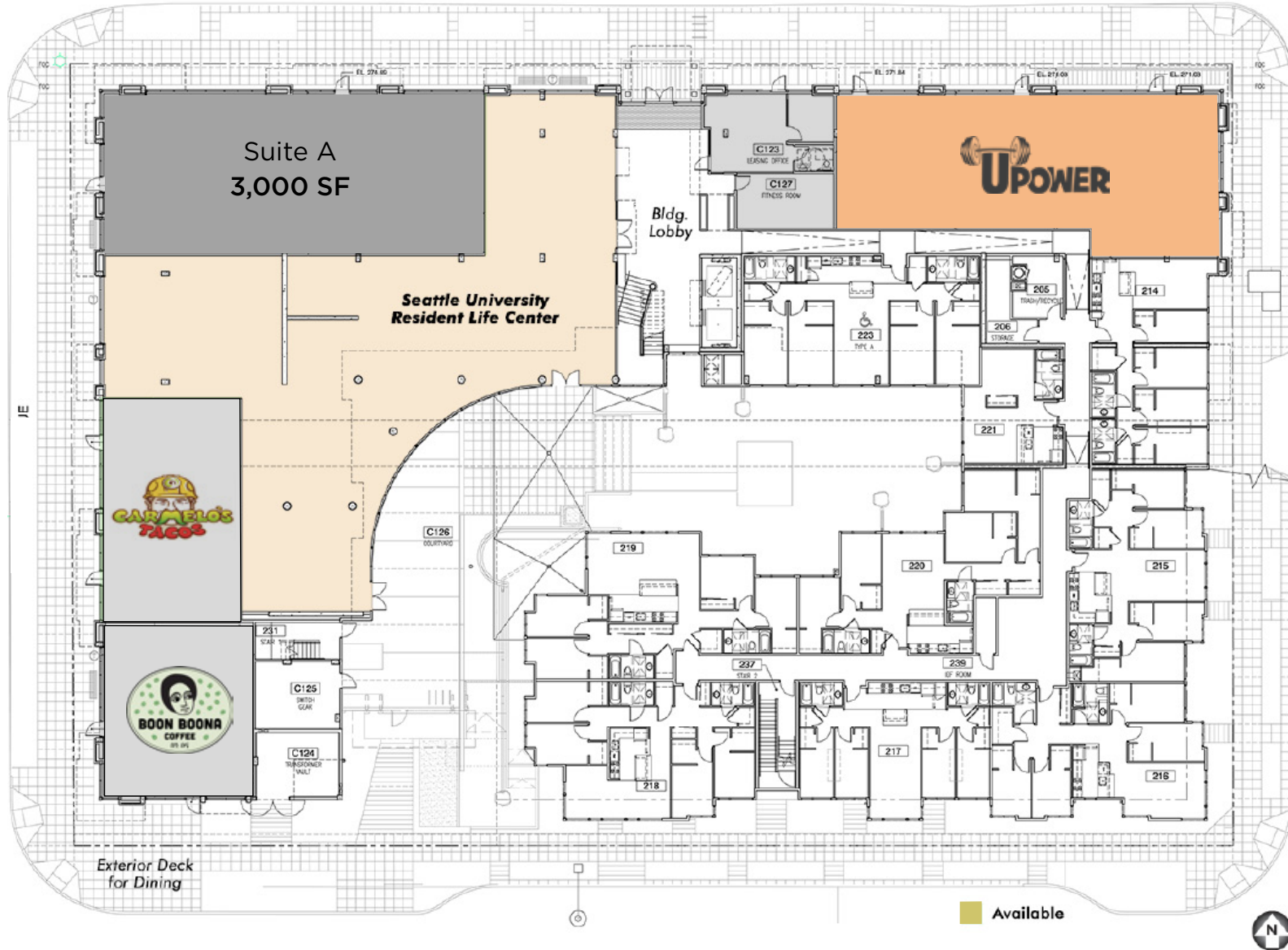
- 3,000 SF corner retail opportunity at 12th Ave and E Cherry perfect for a fitness, personal services, or specialty retail user
- Located directly across from the Seattle University campus and just blocks from Swedish Medical Center and Swedish Cherry Hill
- 259 residential units located above provide a built in customer base



PROJECT DETAILS

Address	1223 East Cherry Street
Size	Suite A: 3,000 RSF
Asking rent	Call for details
Estimated NNN	\$8.93 PSF
Available	Available Now

E CHERRY STREET





NEARBY RETAIL

RESTAURANTS

- 1 Sushi Maki
- 2 Pine Box
- 3 Kizuki Ramen
- 4 Hot Mama's Pizza
- 5 Rachel's Ginger Beer
- 6 Ramen Danbo
- 7 Melrose Market
- 8 Mamnoon
- 9 Starbucks Roastery
- 10 Stateside
- 11 Belmont
- 12 Salt & Straw
- 13 Redhook Brewlab
- 14 Capitol Cider
- 15 Molly Moon's
- 16 Comet Tavern
- 17 Poquitos
- 18 Sam's Tavern
- 19 Eltana
- 20 Momiji
- 21 Little Big Burger
- 22 Spinasse
- 23 Pagliacci Pizza
- 24 Tavolata
- 25 R&M Dessert Bar
- 26 HoneyHole Sandwiches
- 27 Ooink
- 28 8oz Burger
- 29 Bok A Bok
- 30 Frankie & Jo's
- 31 General Porpoise
- 32 Bateau
- 33 Plum Bistro
- 34 Elysian
- 35 Mighty-O Donuts
- 36 Di Fiora
- 37 Optimism Brewing
- 38 Rhein Haus
- 39 Chieftain Irish Pub
- 40 Top Pot Doughnuts
- 41 206 Burger Company
- 42 Starbucks
- 43 Starbucks
- 44 Ba Bar
- 45 Migoto
- 46 Peloton Cafe
- 47 L'Oursin

RETAIL

- 1 Planet Fitness
- 2 Rival Fitness
- 3 Rudy's Barbershop
- 4 Blick Art Materials
- 5 Rapha Seattle
- 6 Aesop
- 7 Blu Dot
- 8 Walgreens
- 9 Mud Bay
- 10 Elliott Bay Book Co
- 11 Glossier
- 12 Amazon Fresh
- 13 Bartel Drugs
- 14 Barre3
- 15 Metier Seattle
- 16 Likelihood
- 17 Seattle U Book Store
- 18 Just Food For Dogs

ARTS & LEISURE

- 1 Cal Anderson Park
- 2 SIFF Cinema Egyptian
- 3 Chop Suey
- 4 Garage
- 5 Championship Field

FOR LEASING INFO

Anne Marie Koehler
 annemarie.koehler@nrmk.com
 + 1 206 487 5167

Erika Koehler
 erika.koehler@nrmk.com
 + 1 206 487 5168



1420 5th Avenue, Suite 2150, Seattle, Washington 98101

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