

Taylor 28 - BRE Properties

100 Taylor Avenue N, Seattle, WA

PRIME TAYLOR AND DENNY STREET RETAIL



NEW!!! RETAIL FROM 1,113 SF TO 3,776 SF ON SEATTLE'S PRIME TAYLOR & DENNY CORNER

CENTER HIGHLIGHTS

- ♦ New mixed-use project with 10,933 SF of street retail, 190 residential units and 7 live/work units
- ♦ Available now!
- ♦ Rental rate: \$24 - \$32/SF NNN
- ♦ Can accommodate restaurant use
- ♦ Excellent location in booming Downtown Seattle neighborhood
- ♦ **Walgreens coming soon, directly adjacent to project!**
- ♦ Close to South Lake Union, Belltown, Seattle Center and Fisher Plaza, 2200 Westlake tenants and trolley line
- ♦ Excellent visibility and on-site parking!
- ♦ Traffic Count:
 - ♦ Taylor Avenue & Denny Way: 26,406 vpd



For more information contact:

Monica Wallace
mwallace@wallaceproperties.com

Louis Wenger
lwenger@wallaceproperties.com

Wallace Properties, Inc.
330 112th Ave NE
Bellevue, WA 98004
(425) 455-9976

www.wallaceproperties.com

	1/2 mile	1 mile	3 mile
2009 Population:	11,977	40,186	188,700
2009 Households:	8,503	27,745	100,209
2009 Average HHI:	\$83,375	\$80,269	\$88,574
2009 Daytime Population:	7,083	24,544	108,921



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RETAIL SPACE PLANS



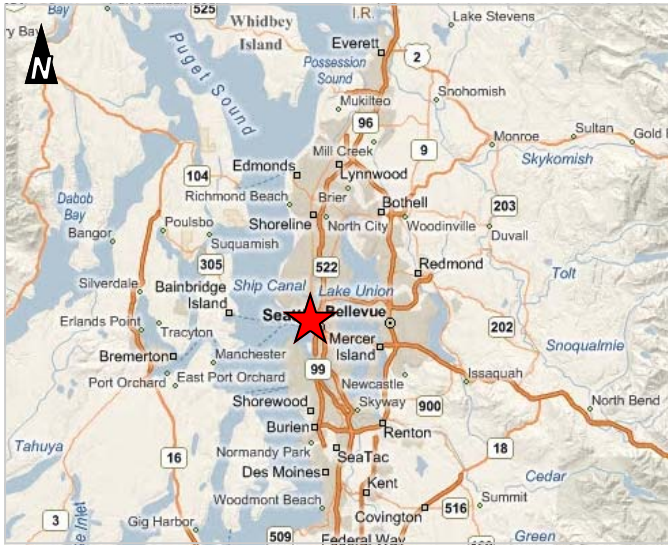
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LOCATION



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DEMOGRAPHICS

Population:	1/2 mile	1 mile	3 mile
2014 Projection	13,749	44,015	197,694
2009 Estimate	11,977	40,186	188,700
2000 Census	8,652	32,978	170,250
Annual Growth 2009-2014	2.78%	1.84%	0.94%
2009 Daytime Population:	7,083	24,544	108,921
2009 Households:			
2014 Projection	9,899	30,688	106,124
2009 Estimate	8,503	27,745	100,209
2000 Census	5,986	22,221	89,683
Annual Growth 2009-2014	3.09%	2.04%	1.15%
Owner Occupied	26.0%	20.4%	31.3%
Renter Occupied	61.9%	69.1%	61.6%
2009 Households by Household Income:			
Income Less than \$15,000	16.0%	14.3%	12.2%
Income \$15,000 - \$24,999	10.7%	9.3%	8.7%
Income \$25,000 - \$34,999	12.5%	11.9%	8.9%
Income \$35,000 - \$49,999	8.7%	12.5%	11.7%
Income \$50,000 - \$74,999	18.6%	17.4%	17.4%
Income \$75,000 - \$99,999	11.1%	13.3%	15.1%
Income \$100,000 - \$149,999	10.5%	10.6%	12.8%
Income \$150,000 - \$199,000	4.5%	4.3%	5.9%
Income \$200,000+	7.4%	6.3%	7.4%
2009 Average Household Income:	\$83,375	\$80,269	\$88,574
2009 Median Household Income:	\$52,530	\$52,192	\$60,588
2009 Per Capita Income:	\$61,439	\$56,258	\$48,775
2009 Population by Race:			
White	71.8%	74.2%	69.3%
Black	9.1%	8.4%	11.5%
American Indian	1.8%	1.5%	1.1%
Asian and Pacific Islander	9.9%	8.8%	10.7%
Other Race Alone	2.7%	2.5%	2.6%
Two or More Races	4.8%	4.6%	4.9%
Hispanic	7.9%	7.2%	7.0%