

5TH AVENUE PROFESSIONAL CENTER

10564 5th Ave NE | Suite 401 | Seattle, WA 98125

FOR LEASE

VIDEO

AERIAL

MAP



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CCM Commercial

Commercial Real Estate Services

EXCLUSIVE LISTING BROKER

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EXCLUSIVE REPRESENTATION & DISCLOSURE

**CCM Commercial has been retained as the Exclusive Listing Broker
for 5th Avenue Professional Center, 10564 5th Ave NE, Seattle, WA 98125**

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Property Features

FOR LEASE

\$1,637.00 BASE RENT + NNNs

\$750.00 NNNs

PROPERTY / BUSINESS FEATURES

- Premise Size: 980 SF
- Professional Class A Office Space
- Located in the Heart of Northgate (Right Behind Nordstrom)
- Major Shopping Mall Nearby (Northgate Mall)
- Building & Monument Signage Available
- Abundant FREE Parking All Around
- Multiple Local Amenities
- Excellent Street Visibility
- Premier North Seattle Location
- 25,000+ VPD (Vehicles Per Day) on 5th Avenue

TOUR INSTRUCTIONS

- Call Cal at 425.922.2886 to Schedule All Tours
- No Tours Without Listing Agent Present
- Do Not Contact Landlord Directly or Disturb Employees and Tenants

5TH AVENUE PROFESSIONAL CENTER, SUITE 401 is located the heart of the Northgate neighborhood, across the street from Northgate Mall. This premier location has excellent street visibility with an abundance **FREE PARKING** all around. 25,000+ VPD. Numerous amenities nearby. Minutes to freeways.



Aerial View



Premier Location in the Northgate Area

Aerial Views



Bird's Eye View of Building



Near Multiple Local Amenities



25,000+ VPD Traffic Counts on 5th Avenue



Plenty of FREE Parking in Front of Building & All Around

Parking, Signage & Nearby Amenities



The Seattle Public Library Located Nearby



Northgate Mall Located Across the Street



Building & Monument Signage Available



Sampling of Building Interior Offices

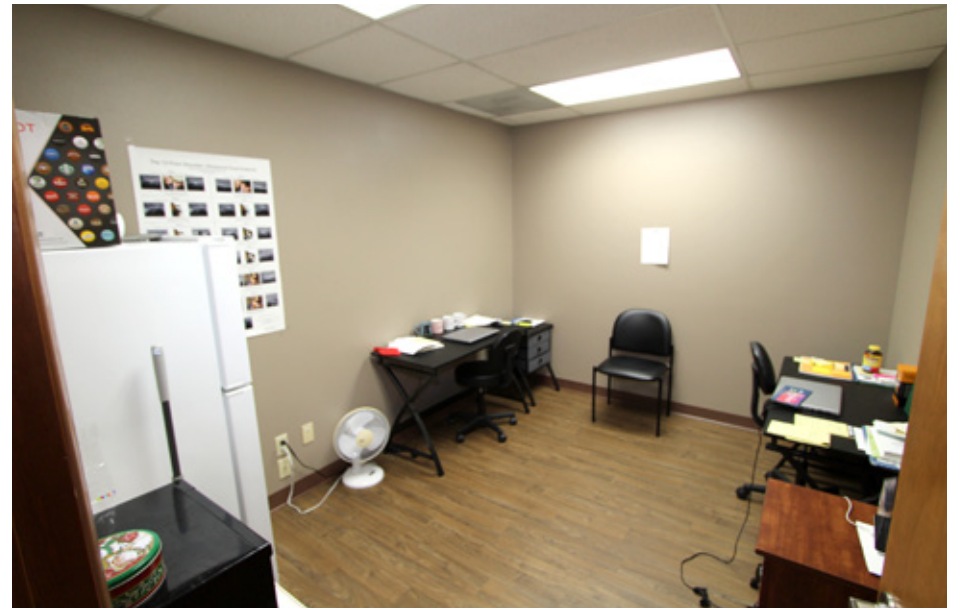




Sampling of Building Interior Offices



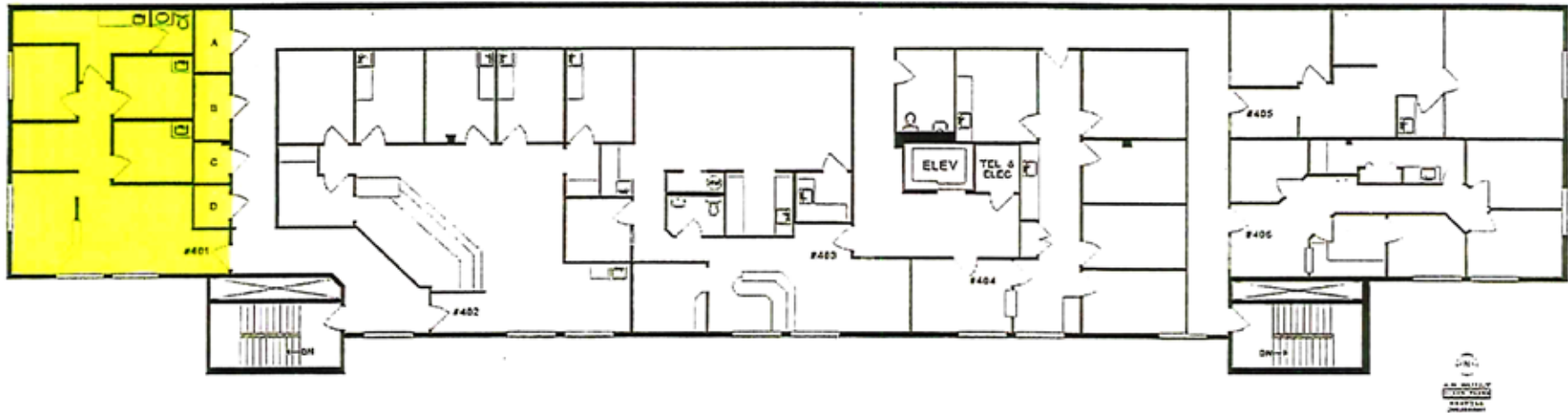
Sampling of Building Interior Offices



Building Floor Plan

FIFTH AVENUE MEDICAL CLINIC
10564 5th Avenue NE
Seattle, WA 98125

4th FLOOR



Neighborhood Demographics

Demographics

Population

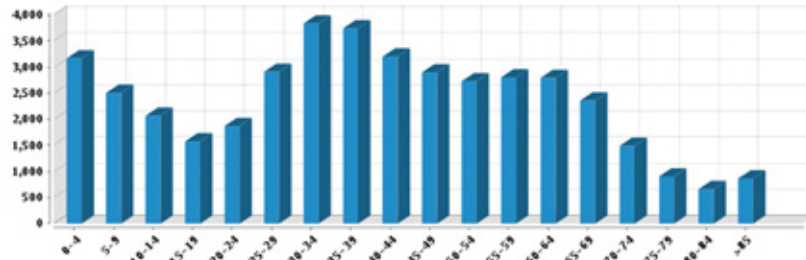
Summary

Estimated Population:	42,425
Population Growth (since 2010):	14.8%
Population Density (ppt / mile):	7,871
Median Age:	39.35

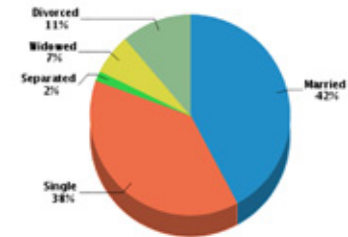
Household

Number of Households:	19,727
Household Size (ppt):	2
Households w/ Children:	4,420

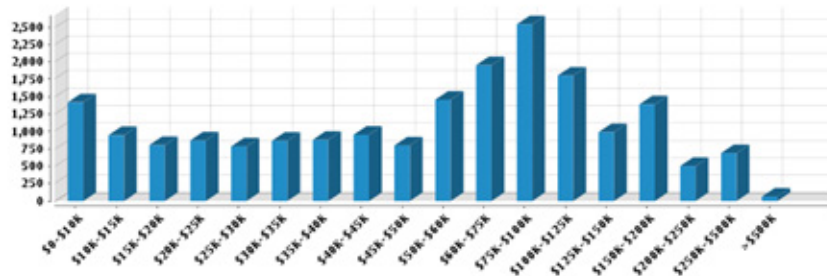
Age



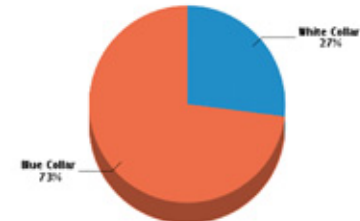
Marital Status



Household Income



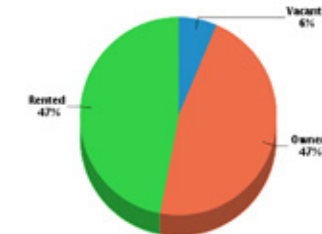
Workforce

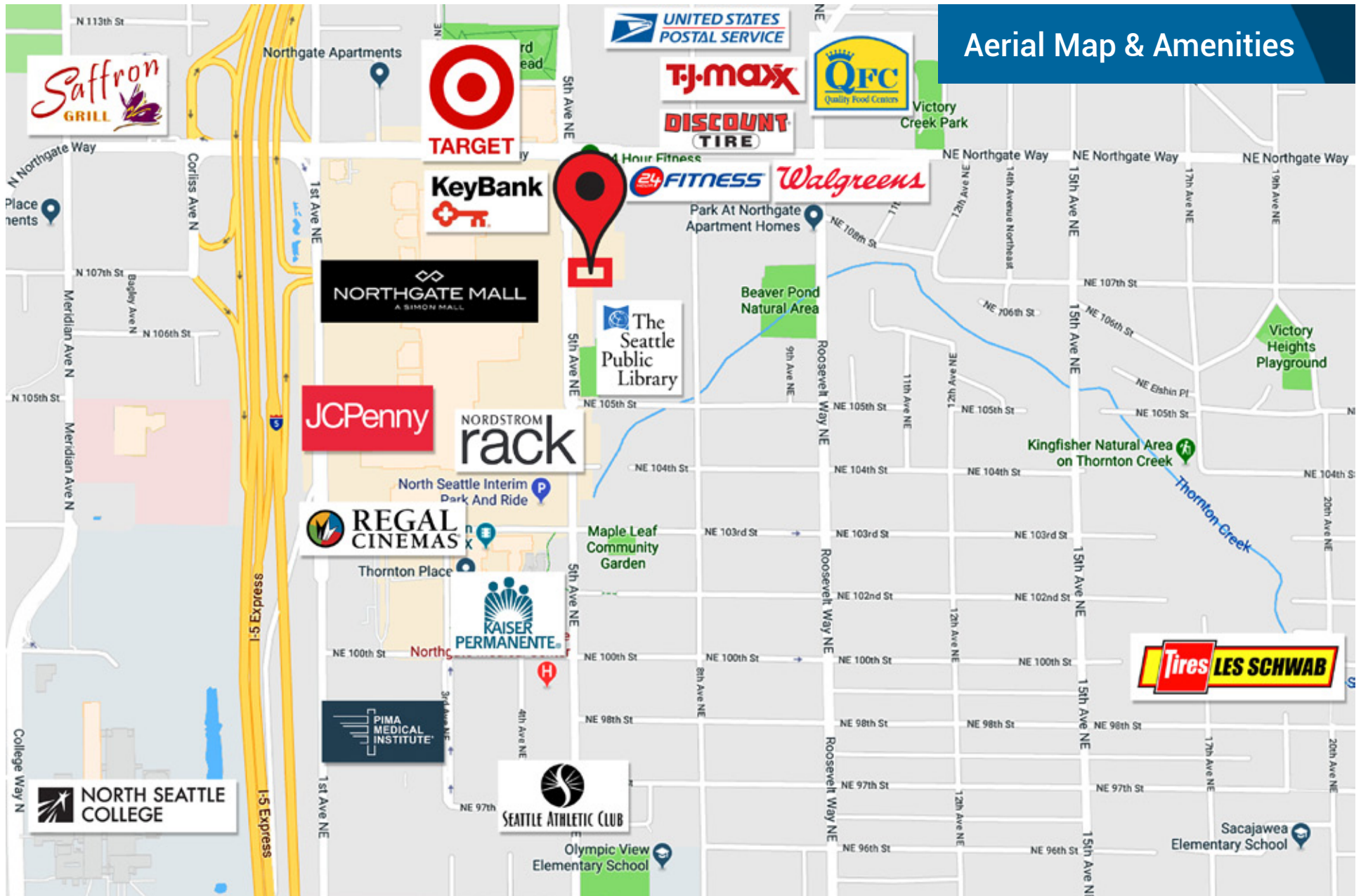


Workers by Industry

Agricultural, Forestry, Fishing:	3
Construction:	465
Manufacturing:	365
Transportation and Communications:	217
Wholesale Trade:	68
Retail Trade:	3,845
Finance, Insurance and Real Estate:	245
Services:	988
Public Administration:	466
Unclassified:	227

Occupancy





Aerial Map & Amenities