



CITY CENTER BELLEVUE

*Second-Generation Cafe Space
for Lease in the Heart of Bellevue*

500 108TH AVE NE, BELLEVUE, WA

EXCLUSIVELY LEASED BY

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CITY CENTER BELLEVUE



Downtown Bellevue is experiencing significant growth. Millions of square feet of existing and new office buildings currently under construction are within one block of City Center Bellevue.

Rare, second-generation retail cafe space

Base of a 27-story, Class A office building

One space remaining, 3,052 SF cafe space

Parking available in building

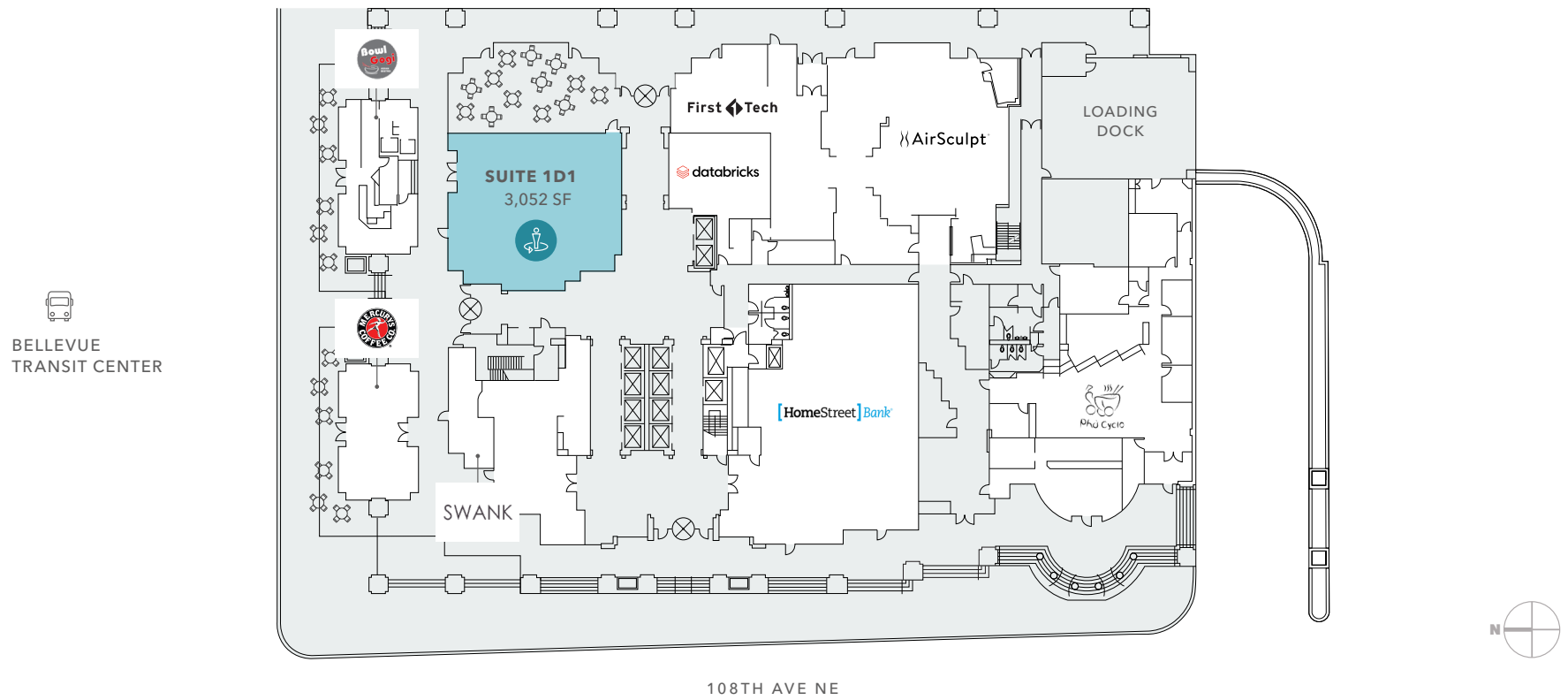
Located one block from Bellevue Downtown Light Rail Station and adjacent to Bellevue Transit Center

Contact brokers for rates

Possibility to vent for type 1 hood

3,052 SF

AVAILABLE SPACE



SUITE AVAILABILITY

Suite	Size	Virtual Tour	Notes
Suite 1D1	3,052 SF	 Tour 1D1	Former Specialty's Café & Bakery - turn-key deli opportunity available immediately. Space includes service bar, type 2 hood, walk-in refrigeration, and other restaurant equipment. Exterior door facing Bellevue Transit Center and interior lobby access to office building.

CITY CENTER BELLEVUE



MAJOR EMPLOYERS



BELLEVUE DEMOGRAPHICS

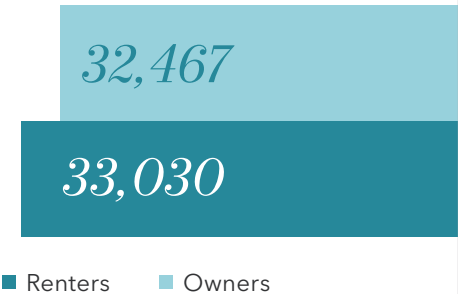
154,581
POPULATION

2.4
AVG HH SIZE

\$239,805
AVG HH INCOME

36
MEDIAN AGE

HOME OWNERSHIP

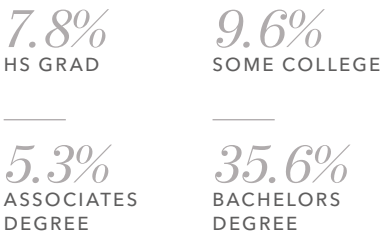


RACE & ETHNICITY

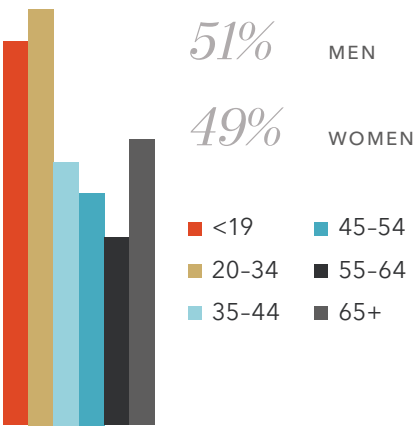
WHITE	45.7%
ASIAN	39.9%
PACIFIC ISLANDER	0.1%
AFRICAN-AMERICAN	3.8%
HISPANIC	11.1%
TWO OR MORE RACES	7.1%

Source: Sites USA

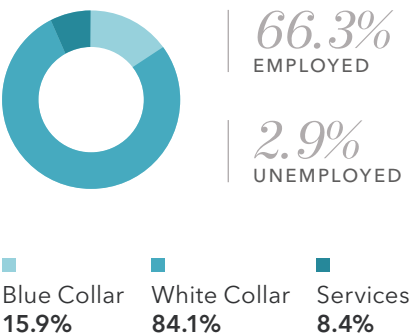
EDUCATION



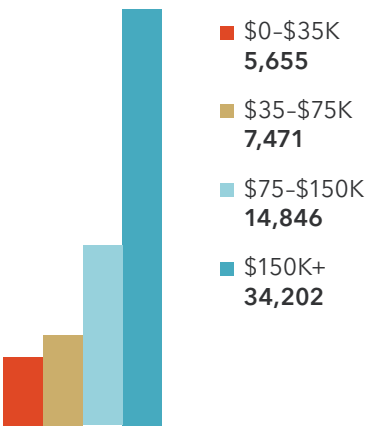
GENDER & AGE



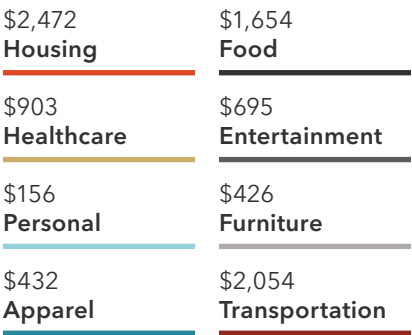
EMPLOYMENT



INCOME BY HOUSEHOLD



HOUSEHOLD SPENDING



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