



10 NE ALDER ST

1,000 SF Retail for Lease in Issaquah

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DO NOT DISTURB TENANT



Located in the heart of downtown Issaquah ideally located near Front St, the pedestrian-friendly historic district with nearby local boutiques, eateries, and art galleries.

Approximately 1,000 SF

2nd generation salon space

10 parking spots shared with co-tenant

NNN includes water, garbage, & HVAC maintenance

Equipment package available separately

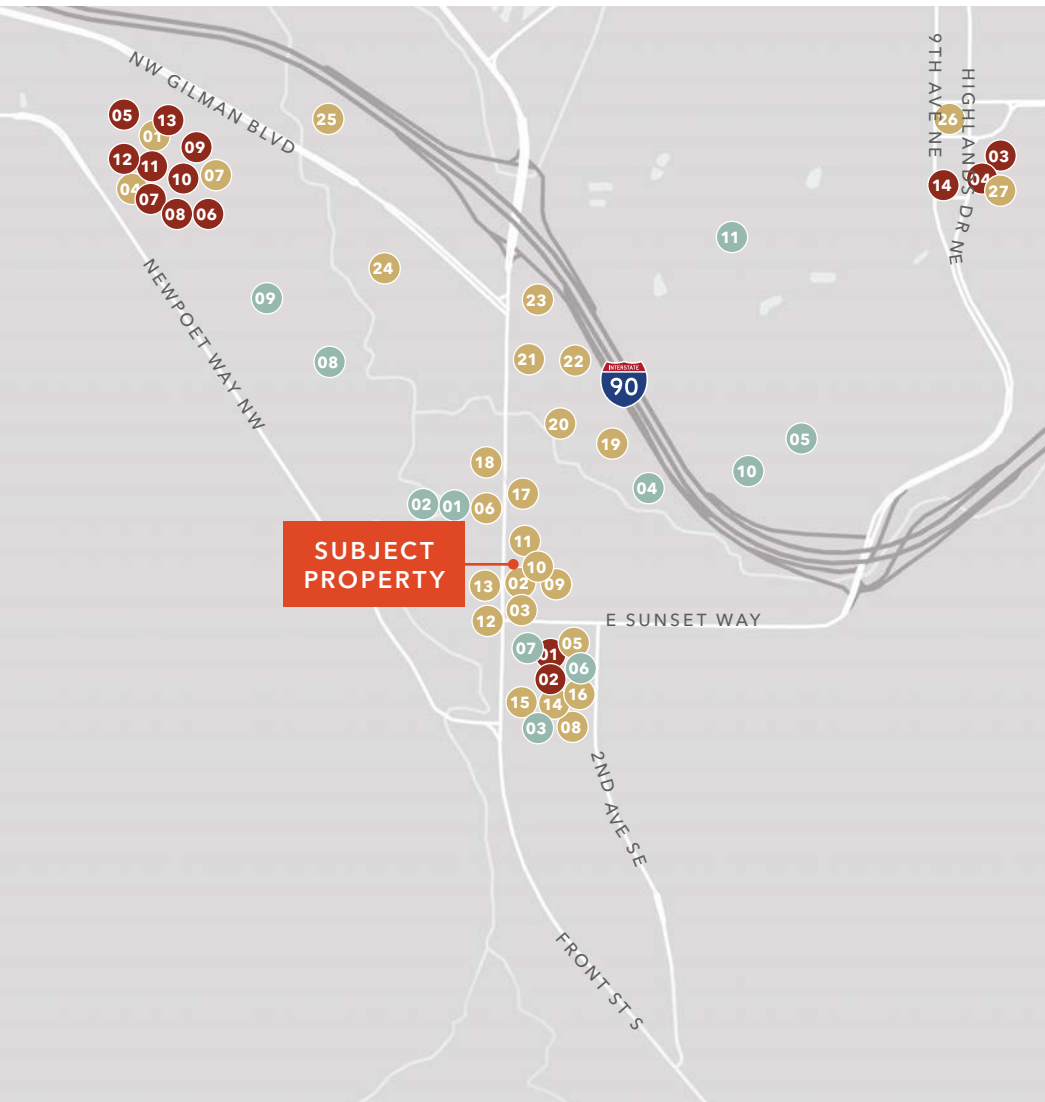
\$39.00/SF

LEASE RATE

\$17.32/SF

ESTIMATED NNN

AMENITY MAP



EAT + DRINK

- 01 Five Guys
- 02 jojo's coffee
- 03 Jak's Grill
- 04 Chipotle
- 05 Sunset Alehouse
- 06 Levitate Gastropub
- 07 Tutta Bella Napolitan Pizzeria
- 08 Umi Cafe
- 09 Rollin Log Tavern
- 10 El 42 Cantina
- 11 Stan's Bar-B-Q
- 12 Las Margaritas
- 13 Vino Bella
- 14 Capri Cellars
- 15 Tiger Mountain Coffee
- 16 Flying Pie Pizzeria
- 17 The Great American Diner & Bar
- 18 Fins Bistro
- 19 Boehm's Candies
- 20 Coconut Thai
- 21 Laz's Tacos
- 22 Burgermaster
- 23 Xochi
- 24 Issaquah Coffee Company
- 25 Rajdhani Thali Restaurant
- 26 Habit Burger & Grill
- 27 Bai Tong Thai Restaurant

SHOPPING & GROCERIES

- 01 Dollar Tree
- 02 Issaquah Food & Clothing Bank
- 03 Marshall's & Homegoods
- 04 DICK'S Sporting Goods
- 05 Trader Joe's
- 06 Safeway
- 07 Target
- 08 REI
- 09 Krishna Supermarket
- 10 Verizon
- 11 SEPHORA
- 12 Barne's & Noble
- 13 Heritage Square
- 14 Safeway

HEALTH, WELLNESS, & PARKS

- 01 Chi Spa
- 02 Kreidel Therapeutic Massage
- 03 Zentuary Wellness
- 04 BRAS/Breast Thermography
- 05 Swedish Issaquah Campus
- 06 Infinite Taekwondo
- 07 The Little Gym of Issaquah
- 08 Cybil Madeline Park
- 09 Berntsen Park
- 10 Westridge South Park
- 11 West Highlands Park

DEMOGRAPHICS

POPULATION

	0.5 Mile	1 Mile	3 Miles
2010 CENSUS	3,232	8,260	34,015
2020 CENSUS	3,561	11,818	44,422
2025 ESTIMATED	3,520	12,554	45,217
2030 PROJECTED	3,457	12,556	44,511

MEDIAN AGE & GENDER

	0.5 Mile	1 Mile	3 Miles
MEDIAN AGE	38.2	37.8	38.6
% FEMALE	50.1%	49.6%	51.2%
% MALE	49.9%	50.4%	48.8%

HOUSEHOLD INCOME

	0.5 Mile	1 Mile	3 Miles
2025 MEDIAN	\$121,385	\$152,402	\$181,642
2030 MEDIAN PROJECTED	\$125,484	\$155,669	\$182,085
2025 AVERAGE	\$167,021	\$215,029	\$255,111
2030 AVERAGE PROJECTED	\$168,598	\$218,789	\$256,620

Data Source: ©2025, Sites USA



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Exclusively leased by

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