

FOR LEASE

FORMER AMAZON FRESH



Take Virtual Tour



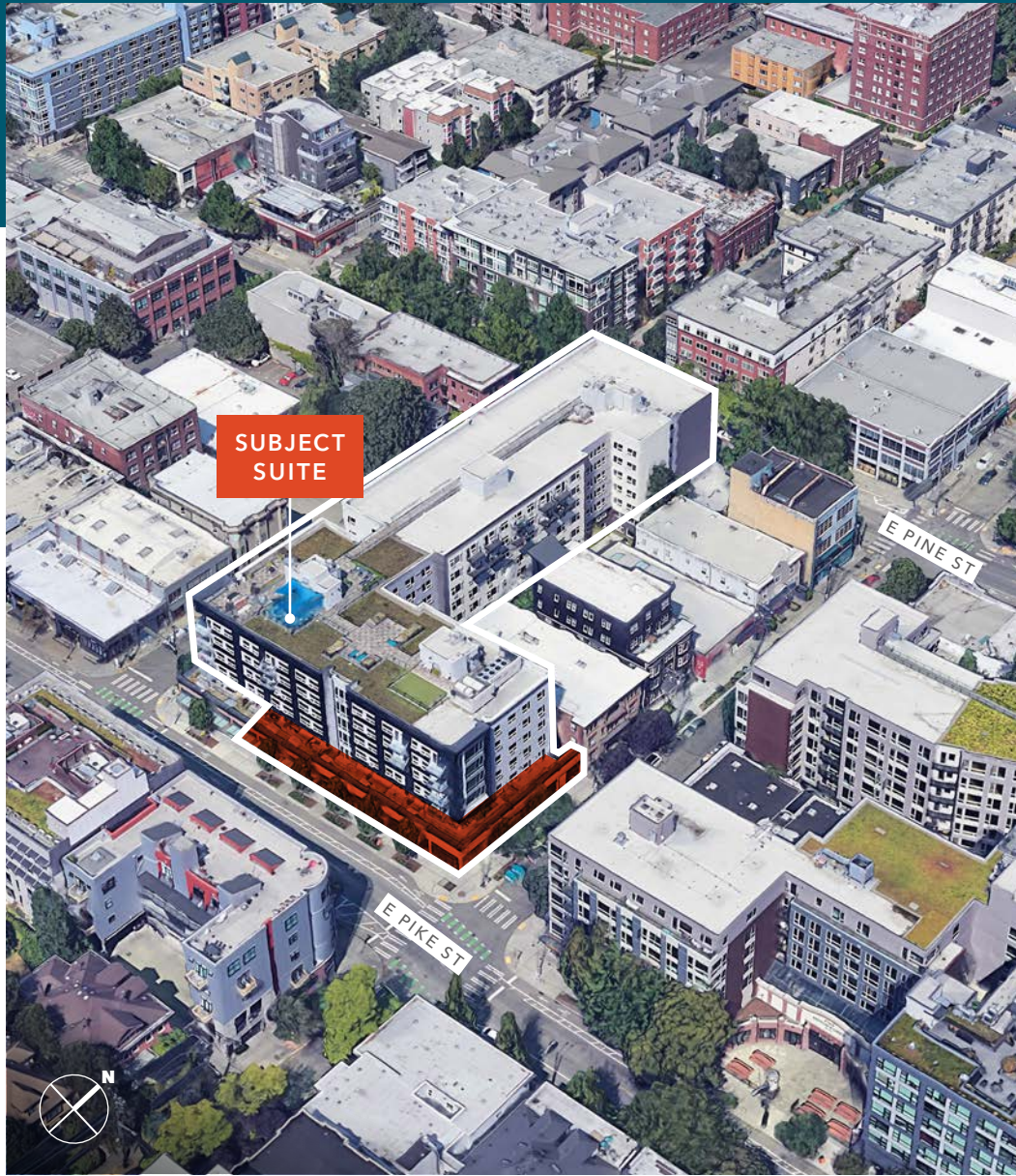
COMING
SOON

±7,500 SF AVAILABLE

610 E PIKE ST, SEATTLE, WA

AvalonBay
COMMUNITIES

km Kidder
Mathews



*±7,500 SF Former Grocery Retail
for Lease, below 249 multifamily
units in Seattle's Capitol Hill*



±7,500 SF
AVAILABLE



249
MULTIFAMILY
UNITS ABOVE



ONSITE
PARKING



97 WALKING
SCORE



HIGHLY
VISIBLE ON
E PIKE ST



BLOCKS FROM
WESTLAKE
LIGHT RAIL

Former small format grocer

Capitol Hill is one of Seattle's most vibrant neighborhoods, known for its bustling nightlife and dynamic energy

Approximately 58 retail parking stalls

The area features diverse dining options, boutique shopping, and a thriving arts and culture scene

It attracts a mix of young professionals, families, and visitors, making it a hub of activity

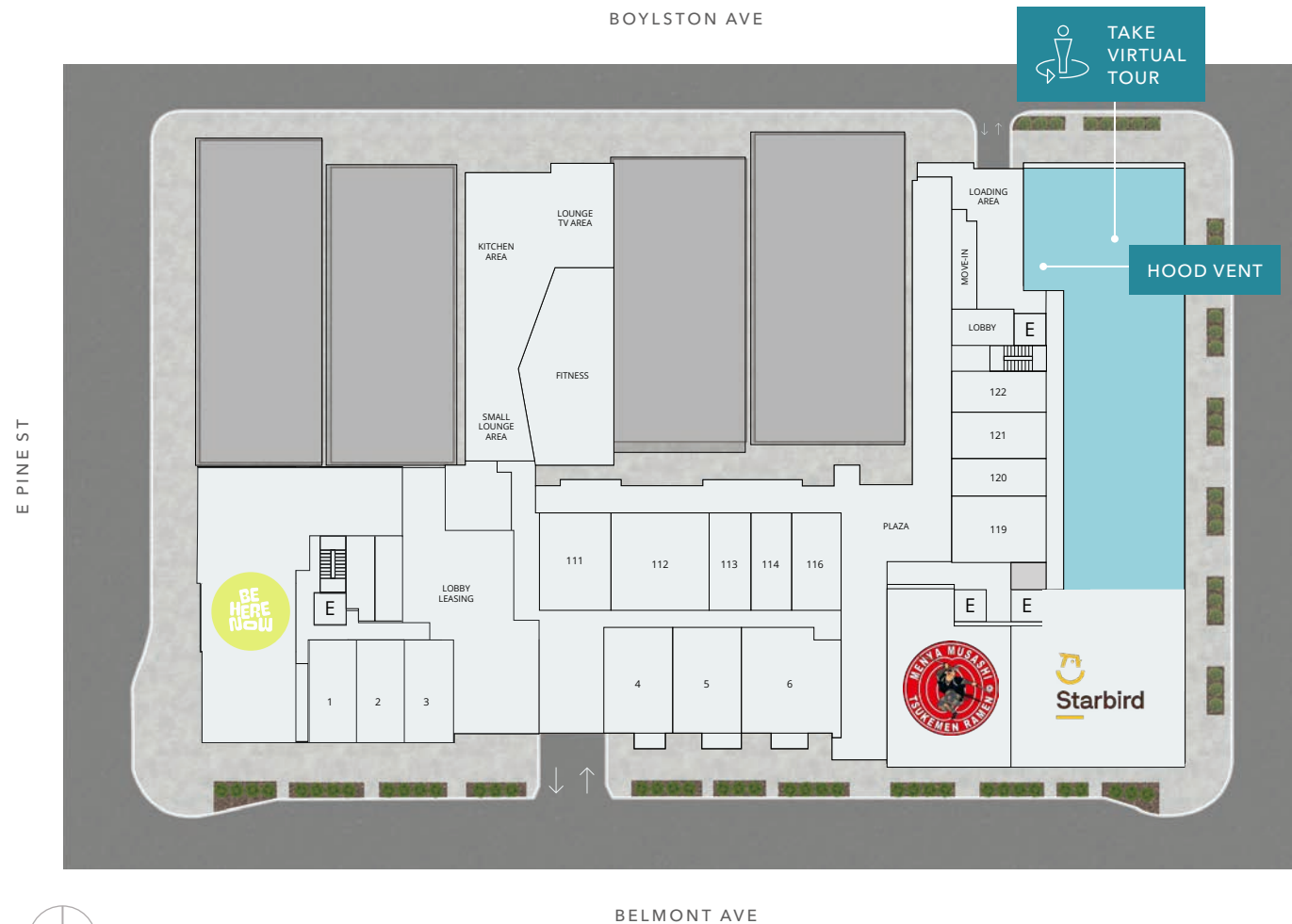
610 E Pike St is situated on a high-traffic street, offering excellent visibility and accessibility

Commercial restaurant venting available

Contact brokers for more information

FORMER AMAZON FRESH

SITE PLAN



±7,500 SF

AVAILABLE

VENTING

FOR COMMERCIAL
RESTAURANT AVAILABLE

CALL

BROKERS FOR RATES

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KELLY GADDIS

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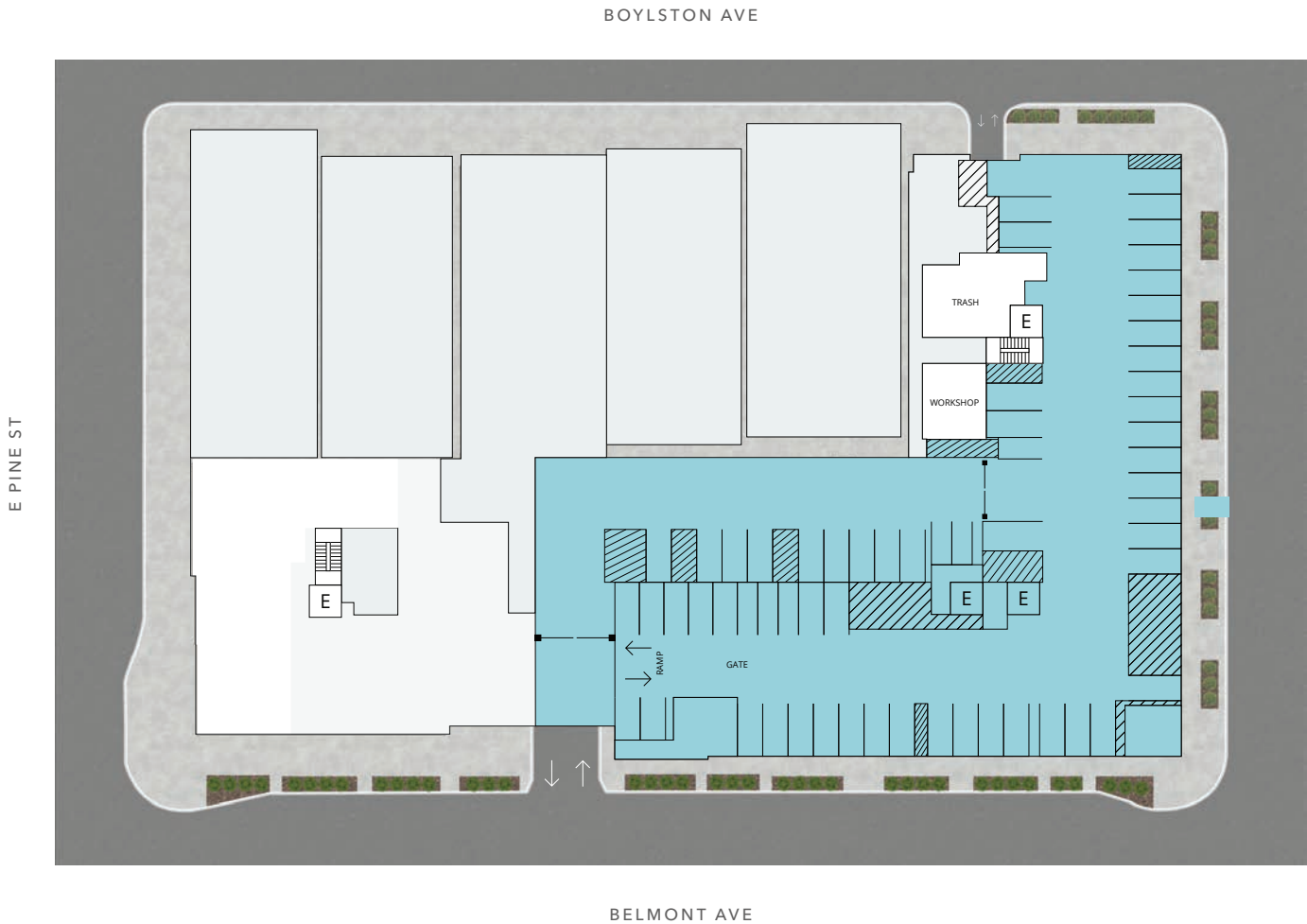
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AVAILABLE FOR LEASE

KIDDER MATHEWS

RETAIL PARKING



±58

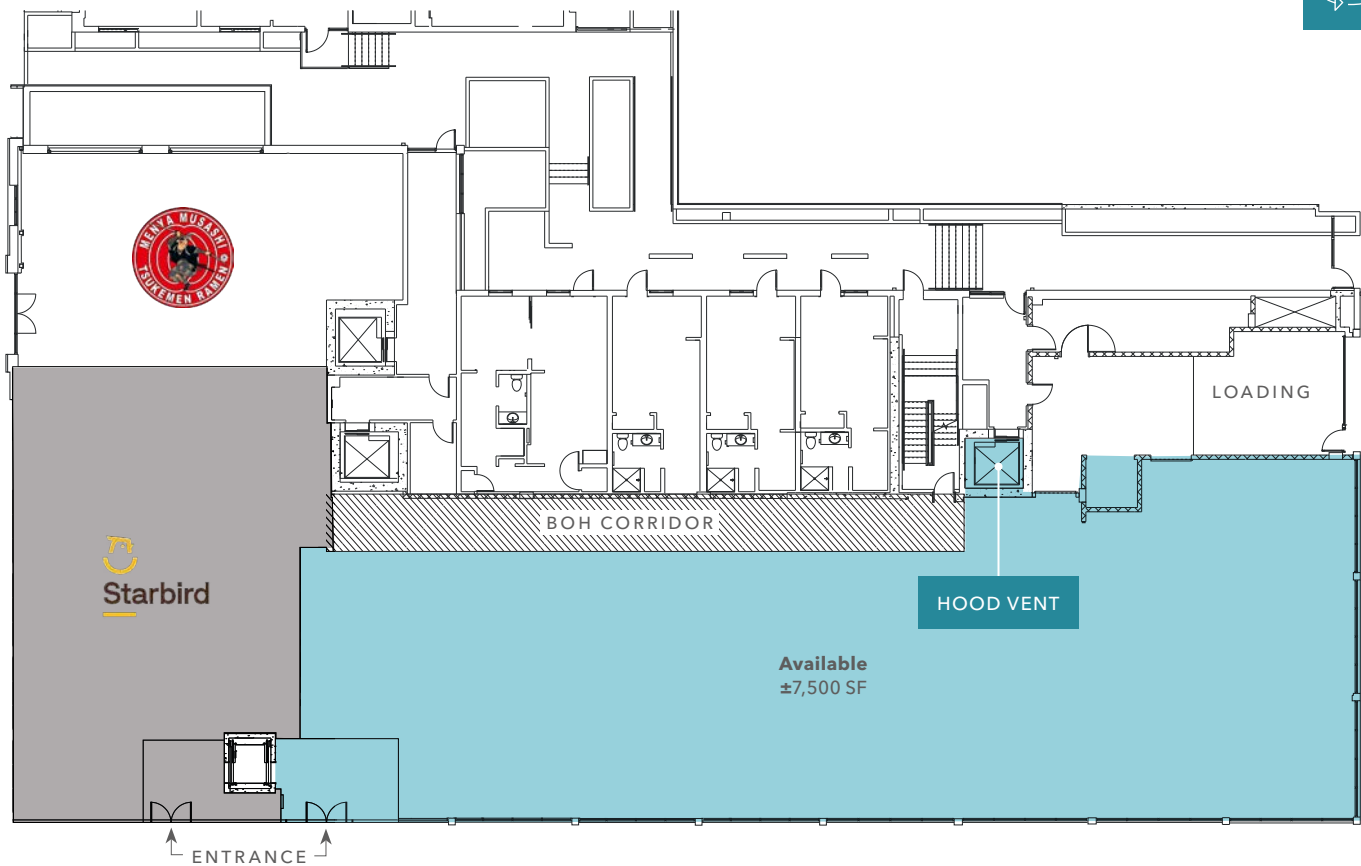
PARKING STALLS



DEMISING FLOOR PLAN

±7,500 SF
AVAILABLE

TAKE
VIRTUAL
TOUR



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Be Part of Capitol Hill



Join Seattle's Most Lively Neighborhood

PIKE/PINE CORRIDOR



The Pike/Pine Corridor is surrounded by several coffee shops, bars, and independent boutiques, making it a desirable location for retail.

DEMOGRAPHICS

POPULATION	1 Mile	3 Mile	5 Miles
2020 CENSUS	56,015	130,846	239,230
2025 ESTIMATED	112,971	279,124	538,719
2030 PROJECTED	122,302	297,800	561,331
2025-2030 PROJECTED GROWTH	1.7%	1.3%	0.8%

MEDIAN AGE & GENDER	1 Mile	3 Mile	5 Miles
MEDIAN AGE	32.8	34.4	35.1
FEMALE	41.9%	44.6%	46.4%
MALE	58.1%	55.4%	53.6%

HOUSEHOLD INCOME	1 Mile	3 Mile	5 Miles
2025 ESTIMATED MEDIAN	\$126,385	\$136,117	\$141,426
2030 PROJECTED MEDIAN	\$128,531	\$136,442	\$140,945
2025 ESTIMATED AVERAGE	\$166,442	\$188,302	\$194,751
2030 PROJECTED AVERAGE	\$168,207	\$187,908	\$193,627
2025 RETAIL EXPENDITURE	\$3.6 B	\$8.48 B	\$15.48 B

Data Source: ©2026, Sites USA



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Exclusively listed by

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