The Dubliner Building In Fremont
1,093 SF Retail or Office Space For Lease
3516 Fremont Place N. Suite E
$18.00/SF/YR NNN

Property Address:	3516 Fremont Pl. N, Seattle, WA 98103
Suite Address:	Suite E
Base Rent:	$18.00/SF/Year ($1,639.50/month)
Estimated NNN:	$11.84/SF/Year ($1,078.42/month)
Total Monthly Rent:	$2,717.92 per Month
Suite E Total Occupant Area:	1,093 Square Feet
Year Built:	1911
Effective Year Built	2001
Zoning:	NC2P-75(M1)
Use:	Retail or Office

Highlights:

Suite E is comprised of three private rooms, break room with utility sink, storage closet and reception area

Fully sprinklered industrial chic feeling space with 14.5 Ft ceilings & concrete floors
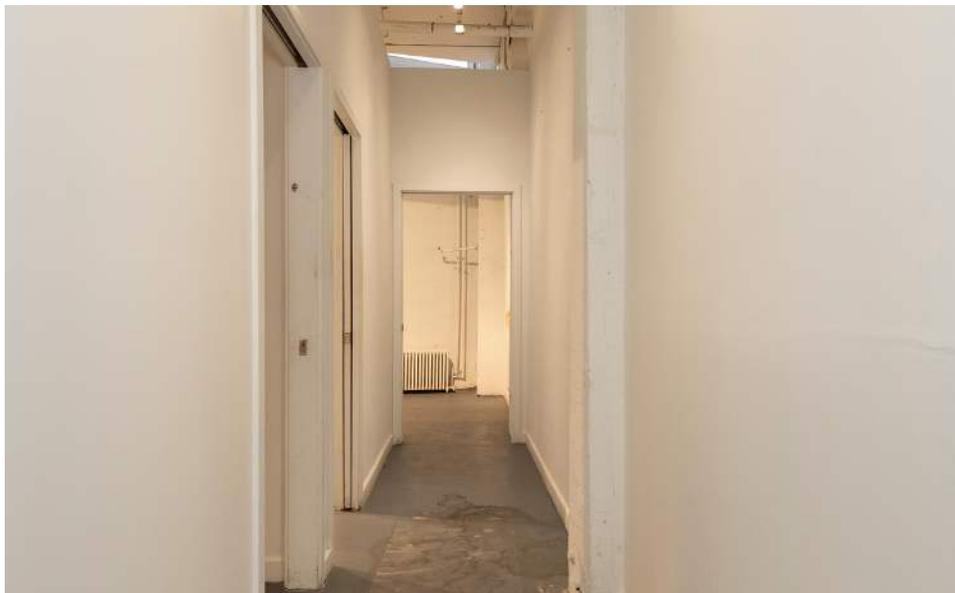
Excellent signage opportunity in bay window on N. 36th Street and on Tenant Directory on Fremont Place North

Shared courtyard, private restroom & laundry facility with co-tenants including a yoga studio, frame shop and The Works Seattle

Incredible location in the heart of Fremont and close to Burke Gilman Trail, University of Washington & South Lake Union
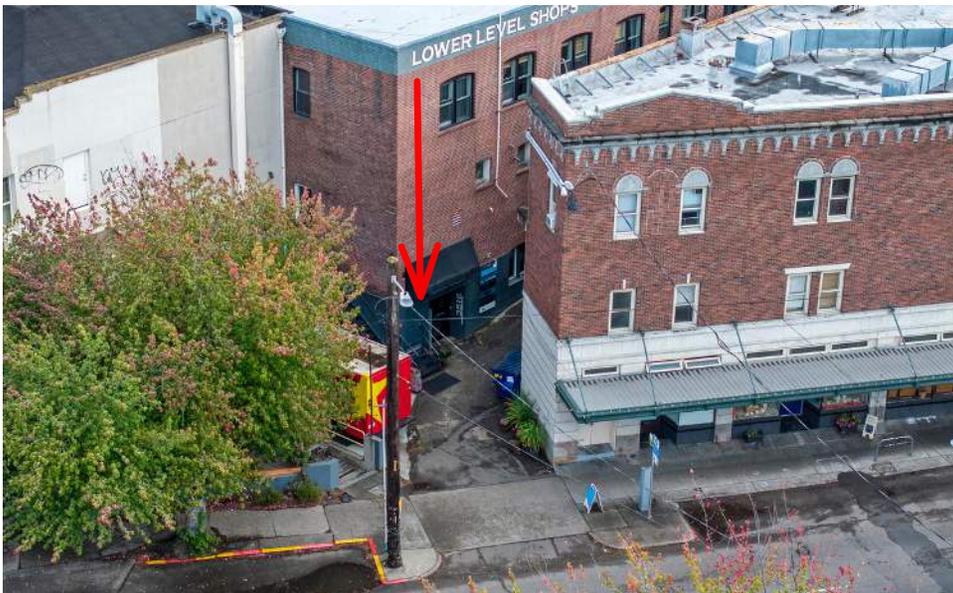
North 36th Street

SUITE E STAIR = 84SF

STG

STG

PROCEDURE

PROCEDURE

PROCEDURE

E

BUILDING
MAINTENANCE

WORK
AREA

STG.

F

H

WORK
AREA

WORK
AREA

WORK
AREA

WORK
AREA

LC I

COURTYARD
660.05 SF

WAITING
AREA

RECEPTION

WORK
AREA

STAFF

G

STG.

RECEP.

D.R.

D.R.

SHR.

SHR.

STG

KITCHEN

H

UP

I

DINING
AREA

YOGA
STUDIO

Fremont Place North
Adjacent Building

Floor Summary   **SQ. FT.**

Total Occupant Area   5,546.72

Limited Common Area	1,246.24*
Building Service Area	0
Total Vertical	88.97

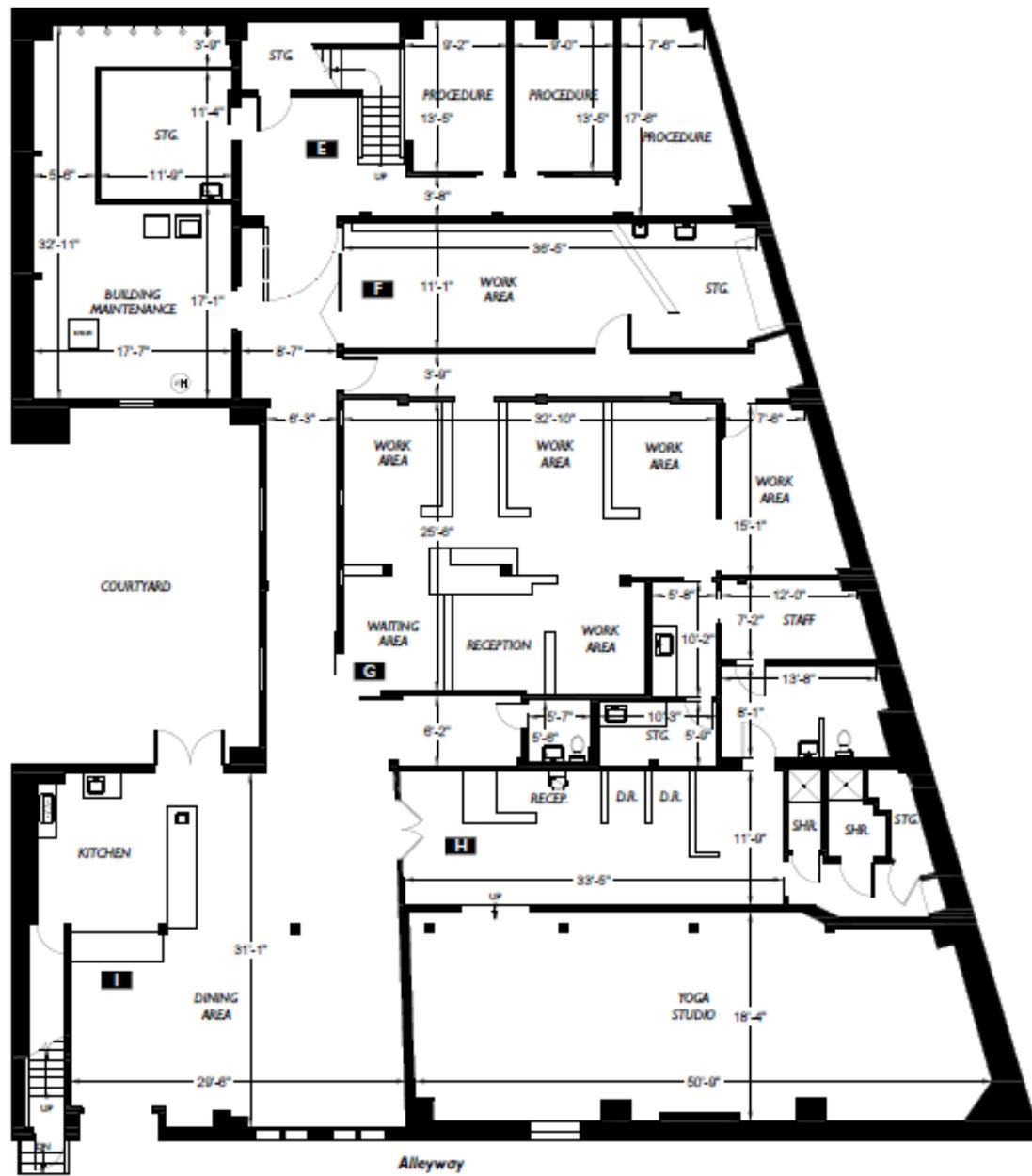| Suite #	Occupant Area	Occupant Area W/ Limited Common
Suite E	902.27	1,092.89*
Suite F	451.28	546.62*
Suite G	1,423.29	1,723.98*
Suite H	1,836.34	2,224.30*
Suite I	933.54	1,130.76*

Area Analysis performed in accordance with ANSI/BOMA Z65.5 - 2010 Standard.

Alleyway
Neighboring Building

SUITE E STAIR = 84SF

STG.

PROCEDURE
13'-5"

PROCEDURE
13'-5"

PROCEDURE

9'-2"

9'-0"

7'-6"

17'-6"

3'-0"

11'-4"

STG.

5'-8"

11'-0"

E

UP

3'-8"

32'-11"

BUILDING
MAINTENANCE

17'-1"

F

11'-1"

WORK
AREA

38'-5"

STG.

17'-7"

8'-7"

3'-0"

H

6'-3"

32'-10"

7'-6"

WORK
AREA

WORK
AREA

WORK
AREA

WORK
AREA

25'-6"

15'-1"

COURTYARD

WAITING
AREA

RECEPTION

WORK
AREA

5'-8"

12'-0"

7'-2"

STAFF

10'-2"

13'-8"

G

6'-2"

5'-7"

10'-3"

5'-8"

STG.

5'-0"

8'-1"

RECEP.

D.R.

D.R.

11'-0"

SHR.

SHR.

STG.

KITCHEN

H

33'-5"

UP

31'-1"

I

DINING
AREA

YOGA
STUDIO

18'-4"

29'-8"

50'-0"

UP

DN

Exclusively Listed by:

Lauren M Hendricks

Windermere Real Estate Midtown Commercial

215 Westlake Ave N.

Seattle, WA 98109

(206) 999-9161

LaurenHendricks@Windermere.com

www.CommercialSeattle.com

LAUREN
HENDRICKS
COMMERCIAL REALTOR