

Prime Market Street Townhome Offering Memorandum

FOR SALE

1418 Market Street Unit #511
Kirkland, Washington 98033



THE OPPORTUNITY

Luxury +/- 2,237 SF penthouse townhome for sale in a prime Eastside neighborhood location. Ideal primary residence or for an investor who wants a residential rental in a stable market area. Easy access to Kirkland's popular beaches, restaurants and retailers, and close to major employers such as Google. Corner lot, dedicated parking including a secure garage, and many high-end upgrades.

Address:	1418 Market Street, Unit #511, Kirkland, WA 98033
Townhome:	+/- 2,237SF
Price:	\$1,538,900
Zoning:	MSC 1



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DISCLAIMER: The above information has been secured from sources believed to be reliable, however, no representations are made to its accuracy. Prospective tenants or buyers should consult their professional advisors and conduct their own independent investigation. Site plan and configuration are subject to change. Properties are subject to change in price and/or availability without notice. West Coast Commercial Realty, LLC

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■ UNENCUMBERED

The residential condo is positioned as a luxury residence and has been updated extensively.

■ WELL-LOCATED

The townhome is located in an area of high-end residential with easy access to area amenities such as Kirkland's well-loved beaches, restaurants and retail areas. With an easily accessible Market Street address and a prominent corner lot location, this is a unique primary residence or investment opportunity.

■ OPPORTUNITY

The property provides a unique range of opportunities including the following considerations:

- Owner-user for office or retail, including the potential to live above your business in this luxury residence.
- Investment property — luxury townhome located in an area of stable and growing residential market rent.

** Commercial Condo below is also for sale. Call for information.*



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DEMOGRAPHICS

TOTAL POPULATION

1-Mile: 10,202
3-Mile: 90,575
5-Mile: 293,807

TOTAL DAYTIME EMPLOYEES

1-Mile: 5,775
3-Mile: 57,180
5-Mile: 174,970

AVERAGE HOUSEHOLD INCOME

1-Mile: \$205,387
3-Mile: \$159,156
5-Mile: \$157,200



WCCR
West Coast Commercial Realty

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REAL ESTATE

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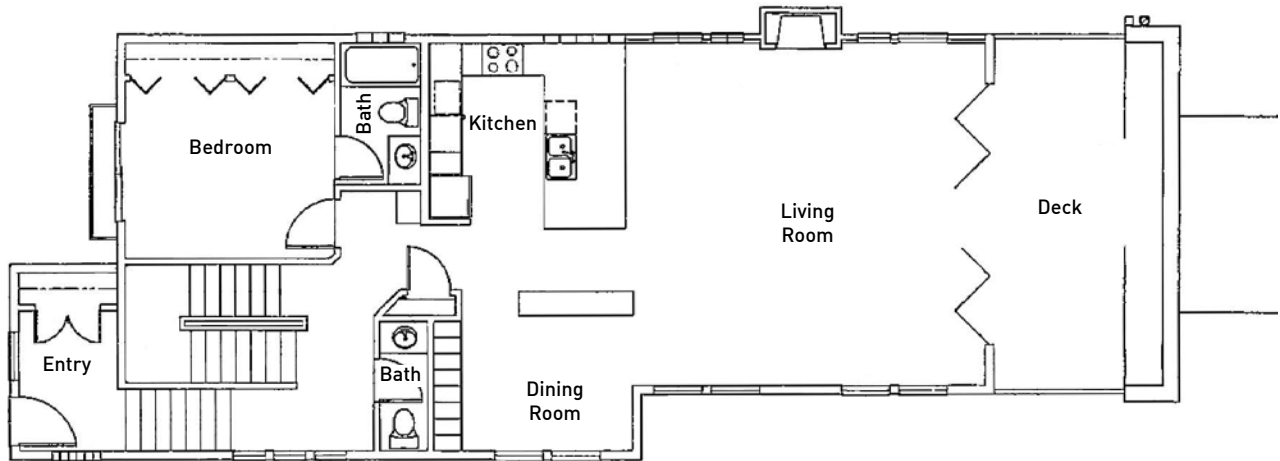
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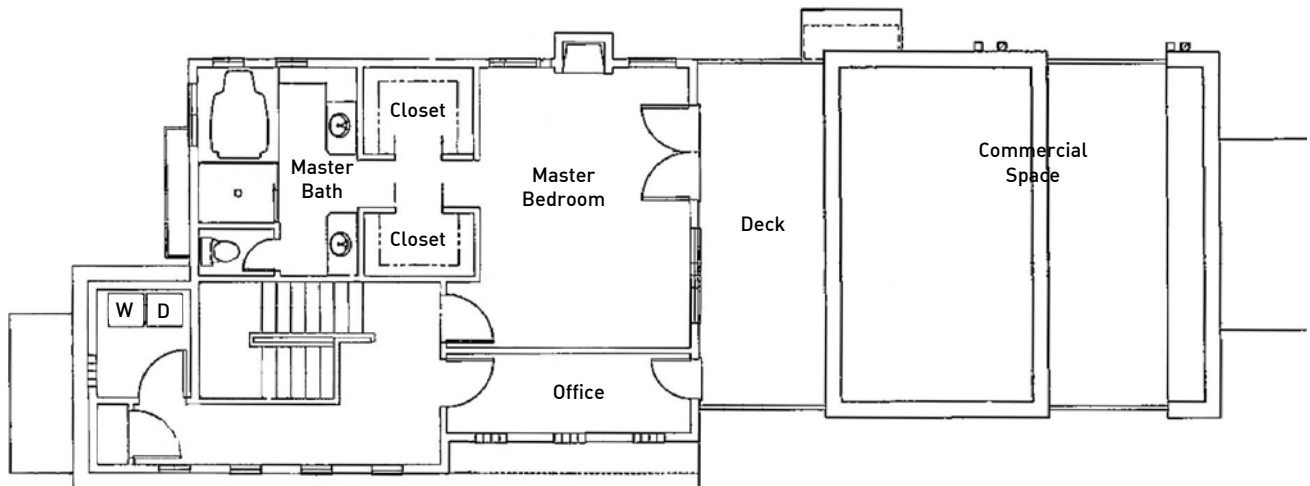
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2,237 SF RESIDENTIAL PENTHOUSE CONDO

MAIN FLOOR



2ND FLOOR



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