Unique Business Opportunity in the Historic Pike Place Market

Pike Place Market Lease Opportunity

1509 #2 Pike Pl +/- 325 SF. Commercial Retail

Priority Retail Use:
- Fresh Produce: fruits and vegetables.
- Artisanal food products using locally sourced (Washington State) ingredients.

- Rare opportunity located on Pike Pl in the Pike Place Market.
- Nine Acre Market Historic District in the heart of the Seattle Central Business District.
- Neighboring tenants are Benavi’s and Market Grill.
- No Broker/Agent Commission will be paid by the Pike Place Market PDA.

Open storefront unit with established walk-by customer base and many possibilities.
Must be independent, owner-operated businesses with no other current fixed storefront operations.
Small walk-in cooler and 3-compartment sink on site.
No cooking or preparation on site.

<table>
<thead>
<tr>
<th>RATE $/SF/Year</th>
<th>MONTHLY RENT</th>
<th>MONTHLY CAM</th>
<th>MONTHLY GROSS</th>
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<tbody>
<tr>
<td>$45</td>
<td>$1,219</td>
<td>$744</td>
<td>$1,963</td>
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Contact Information
Zack Cook– Commercial Property Manager
T. 206.774.5279
ZackC@PikePlaceMarket.org
Pike Place Market – 1509 Pike Pl #2

Site Plan / Location

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The Pike Place Market Preservation and Development Authority (PDA) is a public not-for-profit agency which owns and operates Pike Place Market. We are seeking a business start-up that is a welcoming merchant to residents and visitors alike, featuring the important qualities of the Market such as: prepared specialty foods, locally produced art or crafted items, stationery, periodicals or other printed materials.

Application Submittal Process:

Those interested in submitting an application for this opportunity are asked to send a cover letter including a Business Plan (see description below).

Pike Place Market PDA
Commercial Real Estate
85 Pike Street, Room 500
Seattle, WA  98101

The Business Plan should include the following:

1. **Use and mission for the business:** Describe the business concept/use, and how it will contribute to the diversity of the Market offerings.

2. **Product Service List or Menu:** Provide a price list and illustration of product offerings.

3. **Tenant Improvement & Start up Costs:** Estimated startup costs for remodel and initial operations and source of funds.

4. **Resume & Organizational Mgmt.:** Ownership team biographies and experience (including detailed description of experience and dates of career history)

Electronic copies will be accepted via e-mail sent to commercialleasing@pikeplacemarket.org. Please use this e-mail for application submittals ONLY. PDA will confirm receipt of applications by email. **Application Form**

Owners/Principals only need apply. Broker /Agent fees will not be paid by the Pike Place Market PDA

**Note:** Business proposed must be a new startup, no franchise or second location of existing Businesses will be considered.

The PDA has sole discretion in the selection of qualified applicants and may terminate, cancel or extend the selection process at any time.