

# BALLARD COURT RETAIL SPACE FOR LEASE



**5510 22ND AVENUE NW**  
SEATTLE, WA 98107

AVAILABLE SF **650 SF**

LEASE RATE **\$1,950 / MO + NNN**

NNN EXPENSES **approx. \$6.10 / SF**

- Heart of Ballard Retail Core Location
- Street-Level Retail
- One Private Restroom
- Excellent Window Line
- Large Windows
- Recent Significant Remodel
- Walk Score: 96 - Walker's Paradise
- 1/2 Block From Ballard Farmers Market, Majestic Bay Theatre & Ballard Health Club



**WESTLAKE**  
ASSOCIATES, INC.

**ELLEN MOHL**  
SENIOR BROKER

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DISCLAIMER: This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage, age, and numbers are approximate. Parties must verify the information and bear all risk for any inaccuracies.



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