

WESTLAKE ASSOCIATES

FOR LEASE

ROOSEVELT RETAIL SPACE

6512 ROOSEVELT WAY NE
SEATTLE, WA 98115

ELLEN MOHL
SENIOR BROKER
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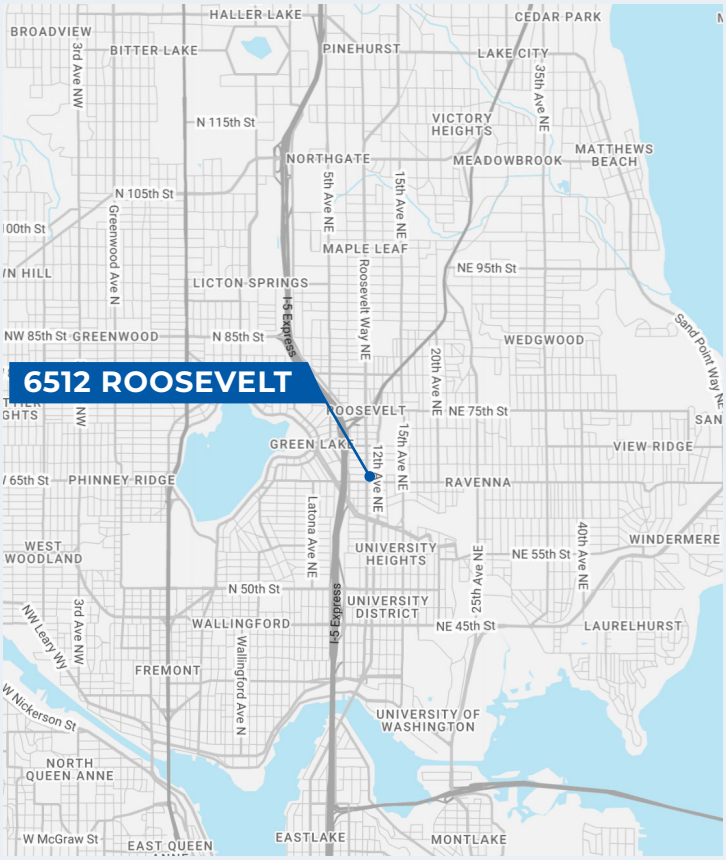
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RETAIL SPACE



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AVAILABLE	1,882 SF
LEASE RATE	$24.50 / SF + NNN
LEASE TERM	Negotiable



SPACE HIGHLIGHTS

- 1,882 SF
- Prime Street-Level Frontage with Strong Visibility & Foot Traffic
- Available With 30-Day Notice
- 11 Ft. High Ceilings Create an Open, Airy Feel
- Air-Conditioned with HVAC System
- 1 Block From Roosevelt Light Rail Station
- Excellent Freeway Access to I-5 and Major Transit Routes
- Walkscore: 97 - Walker's Paradise
- Dense Residential Growth Area
- Surrounded by Popular Restaurants, Cafes, and Local Shops

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ROOSEVELT

The Roosevelt neighborhood in Seattle is a vibrant, transit-oriented community known for its mix of long-established local businesses, new residential developments, and strong connectivity. Centered around the Roosevelt Light Rail Station, the area has seen significant growth, attracting residents who value walkability, easy commutes, and access to essential amenities. Tree-lined streets, parks, and a friendly, neighborhood-scale retail core give Roosevelt a welcoming feel while maintaining the energy of an urban district.

Roosevelt's proximity to the University of Washington, Green Lake, and major transit corridors makes it a natural hub for students, professionals, and families. The neighborhood continues to evolve with new apartments, restaurants, fitness studios, and service retailers joining the mix. Strong foot traffic, excellent transit options, and convenient freeway access make Roosevelt an appealing location for businesses seeking visibility and access to a diverse, active customer base.

SCHOOLS & SERVICES

- Roosevelt Station
- Roosevelt High School
- Green Lake Park & Ride
- Cowen Park
- Ravenna Park
- McDonald School
- Green Lake Park & Playfield
- Maple Leaf Reservoir Park
- Seattle Children's Hospital

FOOD & DRINK

- An Nam Pho
- Fred Coffee
- Rain City Burgers
- Teddy's Tavern
- Poke Fresh
- One Bite Cafe
- Crawfish Chef North
- PaPa Kitchen
- Wingstop
- Armistice Coffee
- Bengal Tiger
- Portage Bay Cafe
- Zaina
- Bus Stop Espresso
- Wayward Vegan
- Casa Patron
- India Bistro
- Royal Palm
- Sunlight Cafe
- Olympic Pizza & Pasta

SHOPPING

- Mud Bay
- Whole Foods Market
- Aquarium Zen
- Guitar Center
- Brides For a Cause
- Rising Sun Produce
- Third Place Books
- PCC Community Market
- Gregg's Greenlake Cycle
- Safeway



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Since 1975, Westlake Associates, Inc. has been the premier provider of commercial real estate brokerage services in the Puget Sound Region.

WESTLAKE ASSOCIATES

Our unsurpassed commitment to creating and preserving our clients' real estate investment wealth has resulted in thousands of successful transactions and a long history of repeat business and client referrals. Westlake currently has 25 brokers.

The professionals at Westlake Associates collaboratively work with clients to develop customized, creative solutions designed to maximize investment returns.

We've built a strong foundation of experience in Investment Property Sales, Commercial Leasing, Property Management, and comprehensive real estate services over our 50-year history. We operate as a team and leverage each other's resources and experience to provide the highest level of client services.

PROUD MEMBERS OF:

+ COMMERCIAL BROKERS ASSOCIATION (CBA)
+ NORTHWEST MULTIPLE LISTING SERVICES (NWMLS)
+ LOOPNET NATIONAL LISTING SERVICES
+ COSTAR COMMERCIAL REAL ESTATE DATA & NATIONAL LISTING
+ COMMERCIAL REAL ESTATE EXCHANGE, INC. (CREXI)
+ WASHINGTON STATE REALTORS ASSOCIATION (WSMA)

EXCLUSIVELY LISTED BY:

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