

14,909 SF of historic renovated
creative office space

Boylston Garage

1617 Boylston Ave, Seattle, WA 98122

Available Now

NEWMARK

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Property Highlights

- Unique opportunity to lease and brand a 3 story creative office renovation in the heart of the Pike/Pine corridor on Capitol Hill
- New sidewalk and street trees
- Rare custom branding and signage opportunity on building exterior
- Historic building with easy access to downtown Seattle and numerous nearby parking and transportation options
- Three floors with a total RSF of 14,909 and floorplates of $\pm 5,000$ SF of highly desirable brick, beam & timber space with creative soul
- Reimagined by renowned firm Graham Baba Architects and crafted by Dovetail Contractors
- Dedicated, private space access via stairs and elevators
- Only five blocks from the Capitol Hill Link light rail station
- Large skylights above wood trusses on upper floor affords ample daylighting or natural light
- New windows and doors, fully upgraded building systems (HVAC, etc.) and energy efficient building envelope
- 30+ restaurants, bars and amenities within three blocks
- Close proximity to Broadway, and I-5 North & South access



Availabilities

Lower Level 4,916 RSF – Available Now

 [MATTERPORT VIRTUAL TOUR](#)

Ground Level 4,950 RSF – Available Now

 [MATTERPORT VIRTUAL TOUR](#)

Upper Level 5,043 RSF – Available Now

 [MATTERPORT VIRTUAL TOUR](#)





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This project aims to leverage the historic character of the building for its next phase of life by bringing it back to its roots, while connecting to the street life and history of the vibrant Pike Pine Corridor and Capitol Hill neighborhood.

Graham Baba Architects

Location



1617 Boylston

Pine Street

Boylston Avenue

Olive Street

Transportation & Amenities



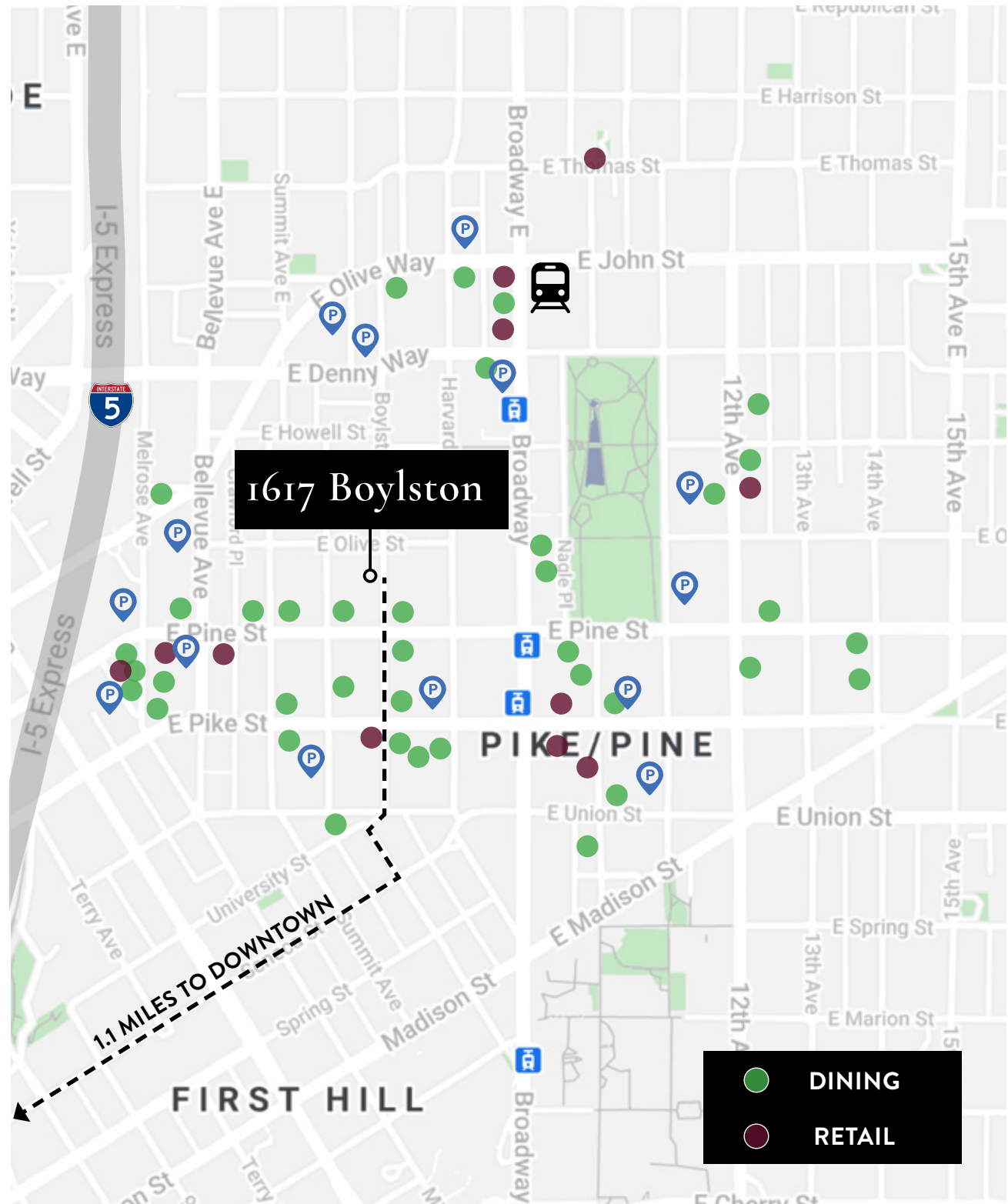
99
Walk Score



99
Transit Score



82
Bike Score



Lower Level Floor Plan

4,916 RSF

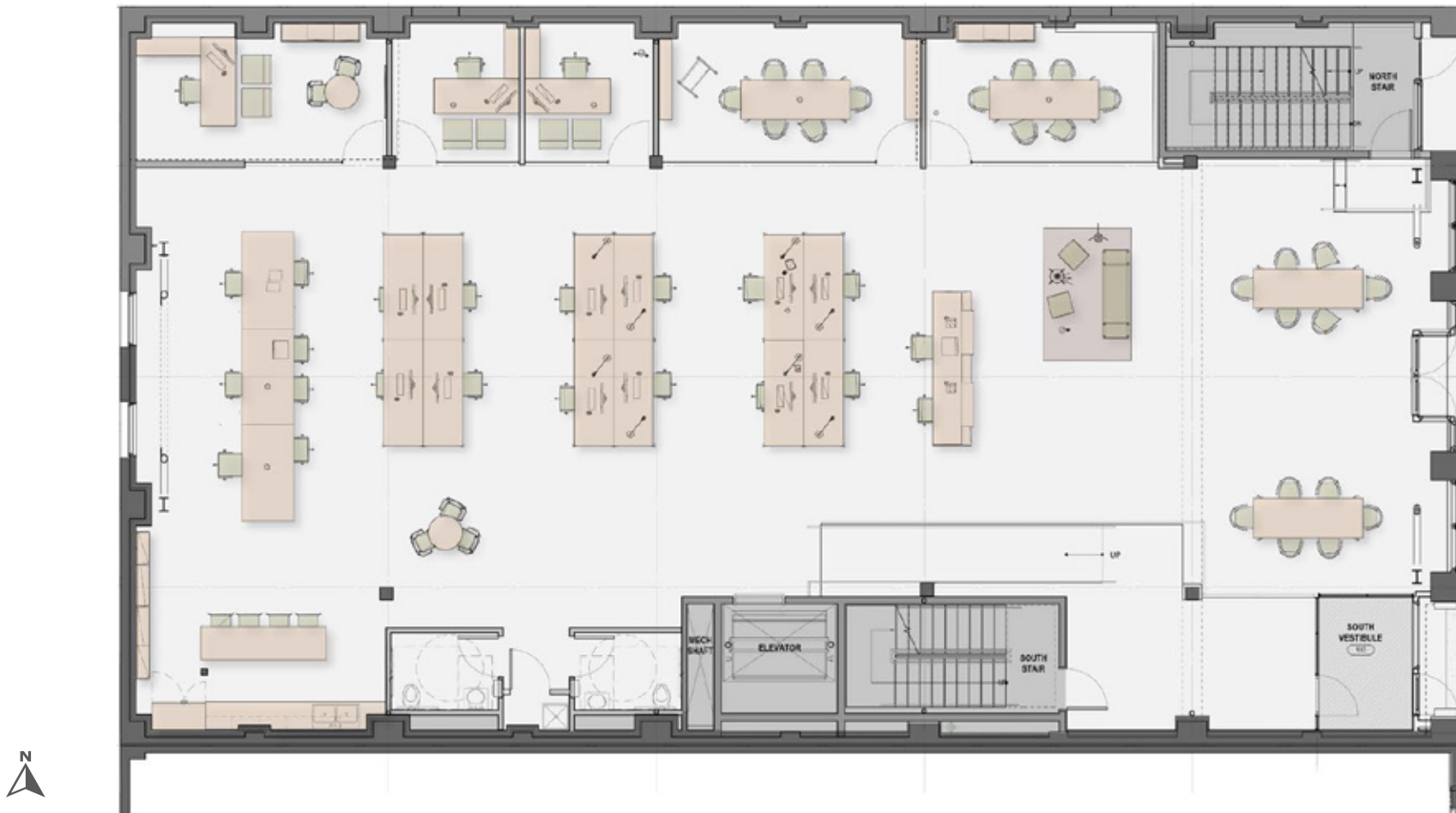
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Ground Level Floor Plan

4,950 RSF

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Upper Level Floor Plan

5,043 RSF

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Contact us for more details:

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