

# WESTWOOD VILLAGE

2600 SW BARTON STREET | SEATTLE, WA 98126

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FORMERLY SHOPCORE PROPERTIES | ROIC

## Property Details

### Owned GLA

305,101 SF

### Availability

5 Suites | 33,791 SF

### Parking Spaces

1,286

### Overview

- Anchored by QFC (Kroger) and offers a diverse mix of national tenants, including Target, Ross, Ulta, and Marshall's
- Surrounded by a population of 114,000+ with an average household income of \$97,000+ within 3 miles
- Centered between culturally and economically diverse neighborhoods, it provides for the entire community as the only surface-parked shopping center in West Seattle

## Tenant Mix



Marshall's



Total Wine & More



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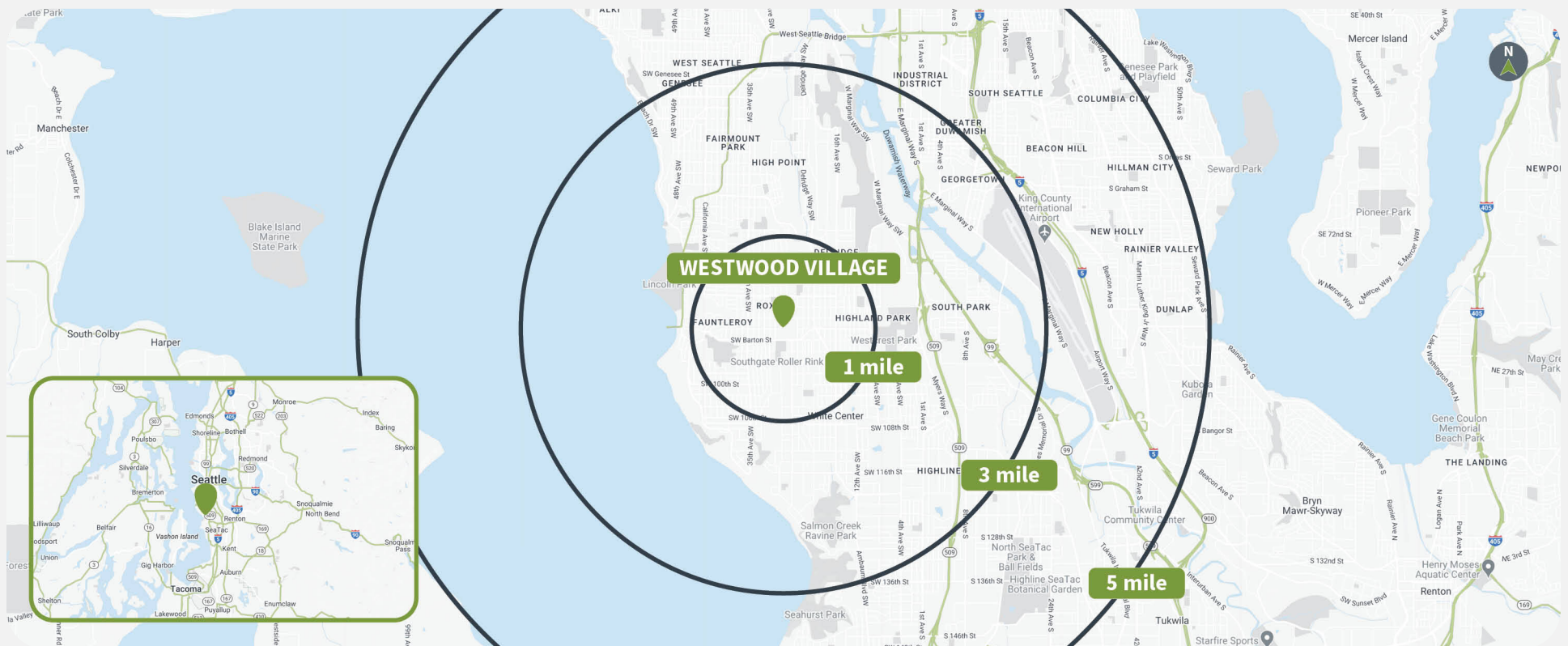
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## Demographics

Source: Advan, 2024.

	Population	Daytime Population	Households	Avg. HH Income	Med. HH Income
3 MILES	115,807	144,235	47,708	\$124,538	\$100,280
1 MILE	28,788	20,878	11,851	\$126,220	\$105,549
5 MILES	261,898	317,758	103,486	\$129,494	\$101,071
3 MILES	115,807	144,235	47,708	\$124,538	\$100,280
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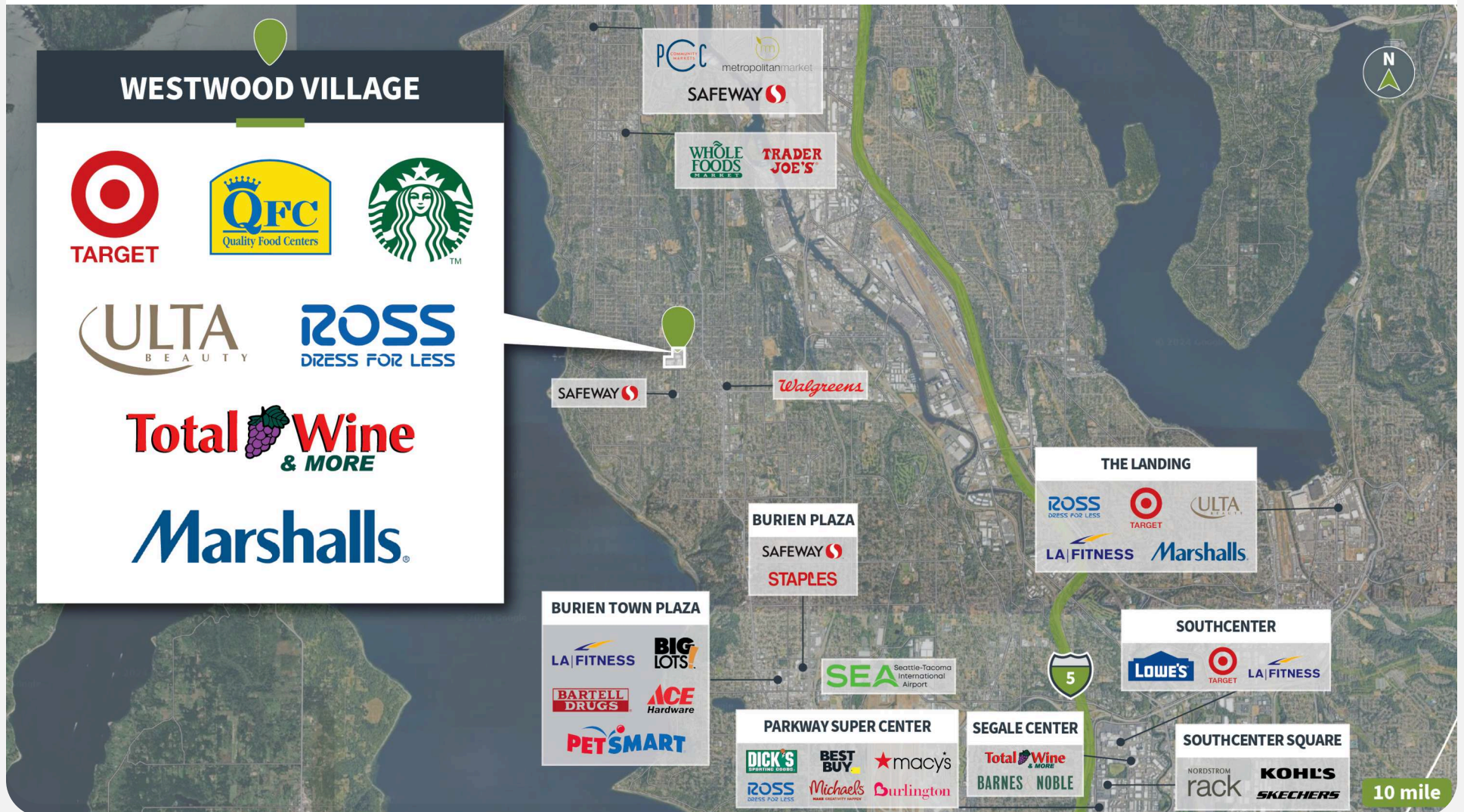
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## Market Aerial



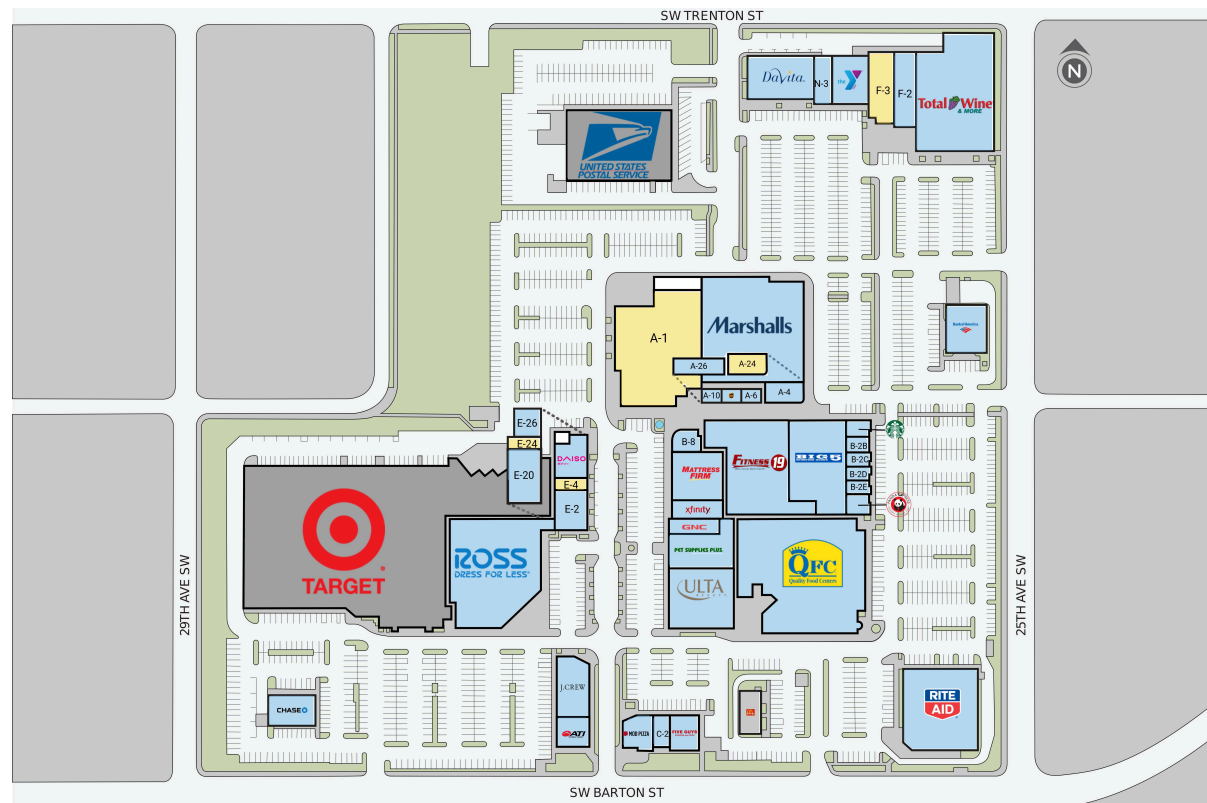
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## Site Plan



Suite	Tenant	GLA (SF)
A-1	AVAILABLE	25,556
F-3	AVAILABLE	3,668
A-24	AVAILABLE	1,860
E-24	AVAILABLE	1,703
E-4	AVAILABLE	1,004
B-1	QFC	37,515
A-2	MARSHALLS	30,089
E-1	ROSS DRESS FOR LESS	26,015
F-1	TOTAL WINE & MORE	24,275
B-7	FITNESS 19	18,460
H-1	RITE AID	16,836
B-3	BIG 5 SPORTING GOODS	12,460
N-1	YMCA EARLY LEARNING CENTER	11,324
B-18	ULTA BEAUTY	10,225
K-1	DAVITA DIALYSIS	8,000
B-15	PET SUPPLIES PLUS	7,023
B-9	MATTRESS FIRM	6,972
F-2	HIGHLINE MEDICAL CENTER	5,606
I-1	BANK OF AMERICA	5,000
D-1	J CREW	4,624
J-1	CHASE BANK	3,920
E-20-E-22	SMILE BRANDS	3,684
E-8	DAISO	3,289
D-3	ATI PHYSICAL THERAPY	3,146
E-2	AMERICA'S BEST CONTACTS	3,101
C-1	FIVE GUYS	3,012
C-4	MOD SUPER FAST PIZZA	2,732
E-20	SMILE BRANDS INC	2,611
A-26	JOHN L. SCOTT REAL ESTATE	2,591
B-11	XFINITY	2,543
B-2F	PANDA EXPRESS	2,344
N-3	SEATTLE AUTO LICENSING	2,164
E-26	SECURITY OFFICE	1,929
A-4	NK NAILS & SPA	1,860
A-8	THE UPS STORE	1,580
B-8	WING STOP	1,505
C-2	SALLY BEAUTY SUPPLY	1,503
B-14	GNC	1,314
B-2A	STARBUCKS	1,286
E-22	SMILE BRANDS INC	1,073

Tenant Roster – Page 1 of 2

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Suite	Tenant	GLA (SF)
B-2B	HAPPY LEMON TEA	1,060
B-2D	TOSHI'S	978
B-2C	HAIRMASTERS	903
B-2E	SUB SHOP	873
A-10	MANAGEMENT OFFICE	170

Tenant Roster – Page 2 of 2



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## Get in Touch with Us

### Leasing

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### Pop-up & Short-term Leasing

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