

UNION
SQUARE

Seattle's
premier
business
address

600 University Street
& 601 Union Street
Seattle, WA 98101



Tiffini Cox | Kara Farley | Avery Connell

WCCR | West Coast
Commercial
Realty
WA WASHINGTON
HOLDINGS

Join Seattle's premier business address at Union Square. Over 1.8M square feet of office space in Union Square provides a built-in customer base with a diverse retail mix of Cortina & Cortina Café, MOD Pizza, Starbucks, Evergreens and more. Located in the heart of Downtown Seattle, Union Square offers an unparalleled retail opportunity within a distinguished Class A office tower, steps from top-tier hotels, national employers, transit and other Class A office buildings.

- Roughly 5,000 people work in Union Square and an additional 65,000+ employees in a 3-block radius.
- Beautiful on-site amenities and public spaces.
- Adjacent to the Washington State Convention Center which is expected to host over 258,000 visitors in 2025.
- Central courtyard connecting One and Two Union towers provides inviting space to work and hard to find outdoor space in the heart of the city.



FLOOR PLAN



600 University Street

Suite 1 - 1,812 SF PENDING

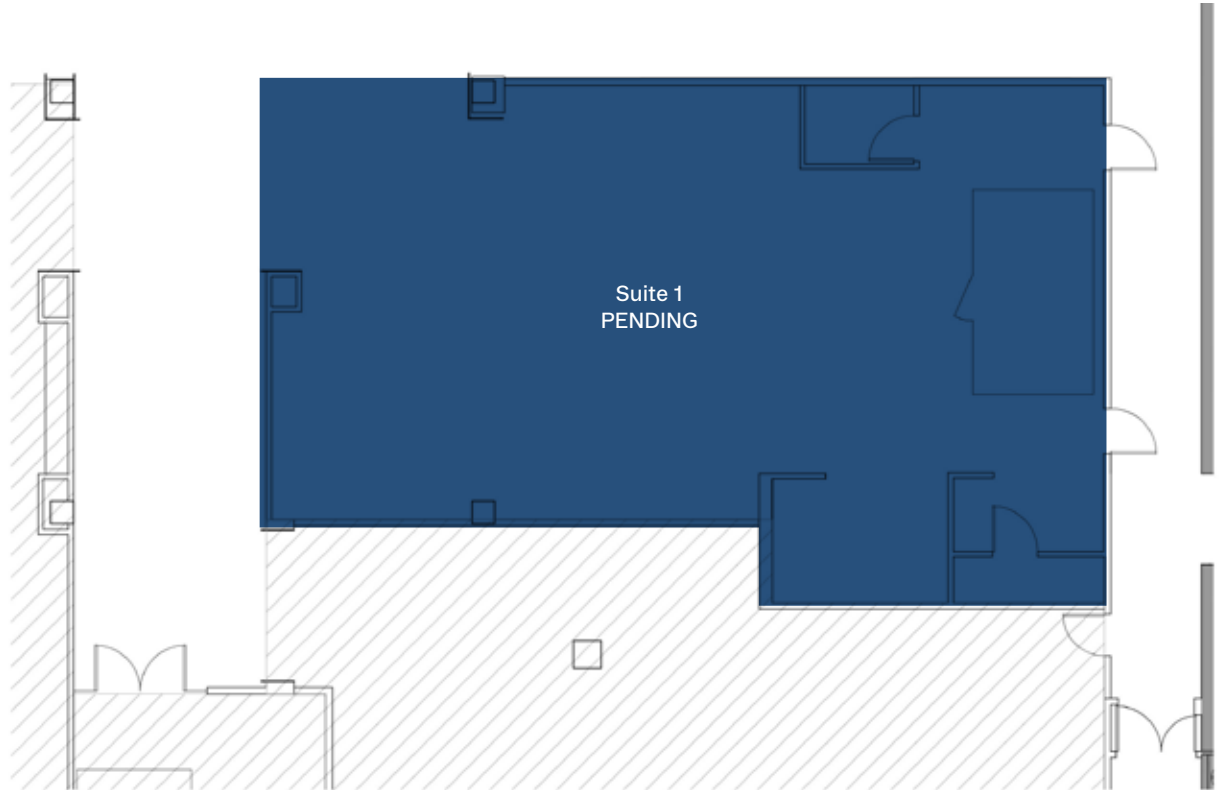
Suite 2 - 1,885 SF AVAILABLE

Suite 3 - 2,066 SF AVAILABLE

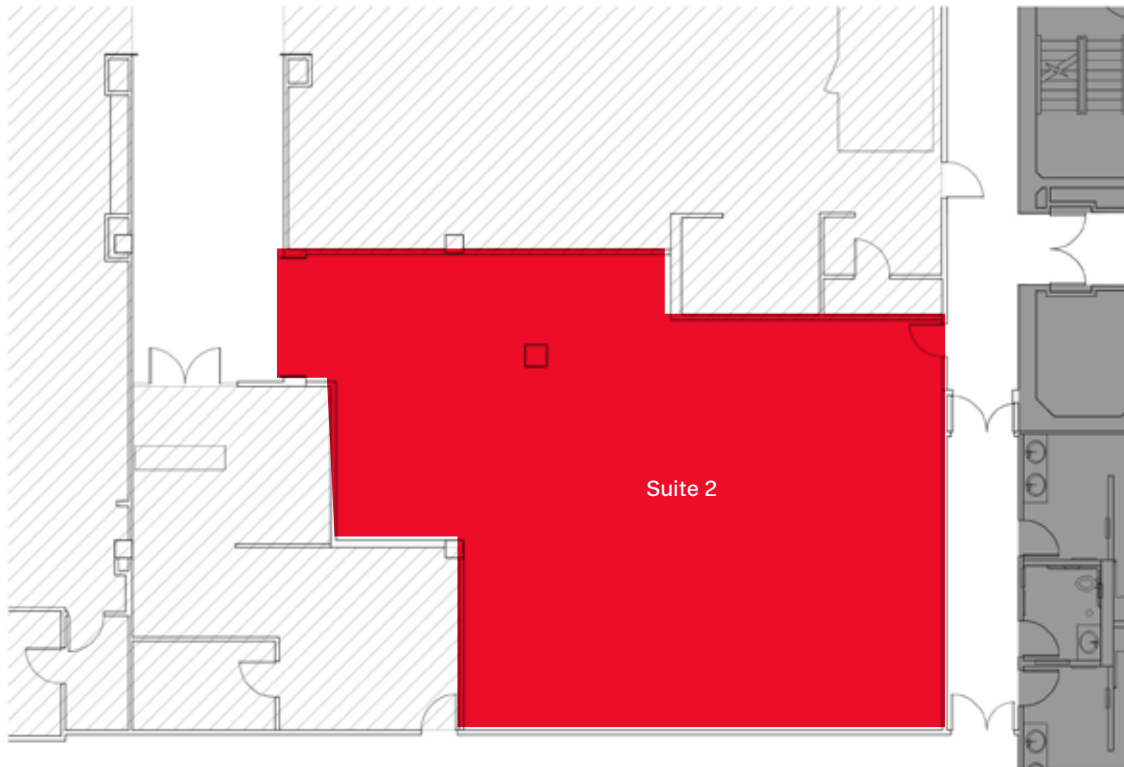
FLOOR PLAN

Suite 1 - 1,812 SF PENDING

OPPORTUNITY FOR TYPE 1 VENTING



FLOOR PLAN



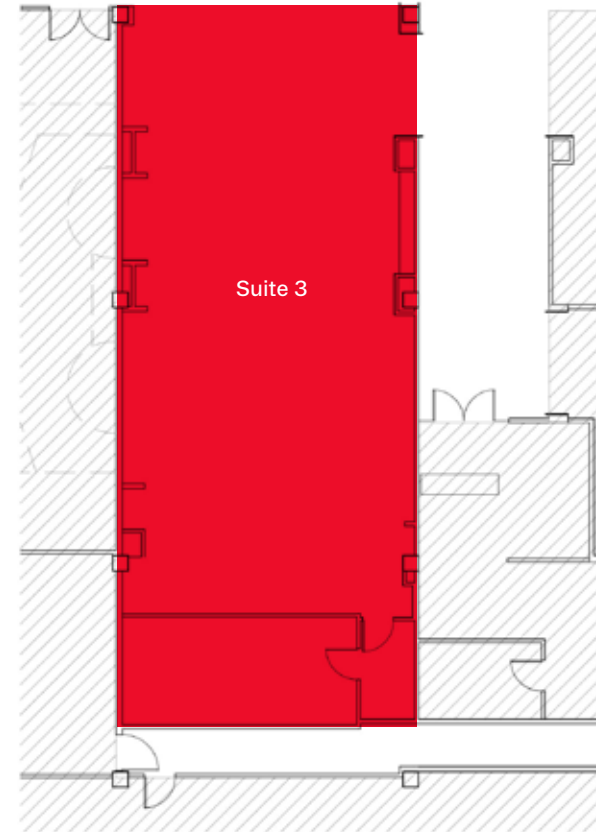
Suite 2 - 1,885 SF



FLOOR PLAN

Suite 3 - 2,066

OPPORTUNITY FOR TYPE 1 VENTING



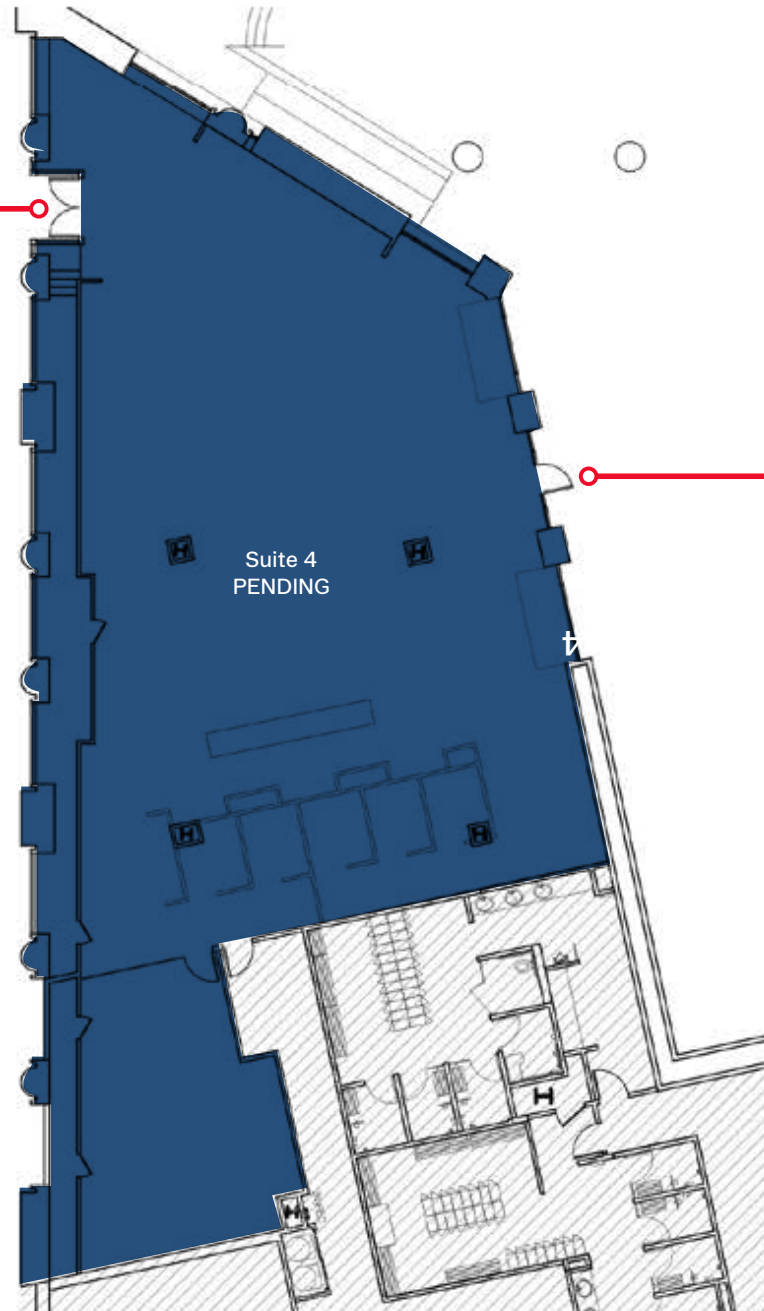
FLOOR PLAN

UNION STREET

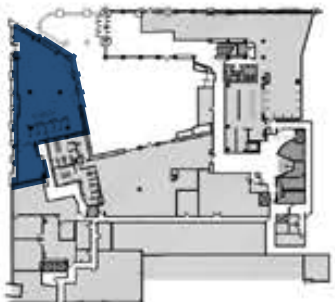
1332 6th Avenue

Suite 4 - 5,440 SF PENDING

OPPORTUNITY FOR TYPE 1 VENTING



6TH AVENUE



RETAIL

- | | |
|-------------------|---------------------|
| ① Pacific Place | ⑨ UNIQLO |
| ② Nordstrom | ⑩ Anthropologie |
| ③ Westlake Center | ⑪ Urban Outfitters |
| ④ Ben Bridge | ⑫ Pike Place Market |
| ⑤ Rolex | ⑬ Ben Paris |
| ⑥ Sephora | ⑭ TARGET |
| ⑦ Mario's | ⑮ PCC |
| ⑧ KÜHL | ⑯ SUITSUPPLY |

HOTELS

- | | |
|-----------------------|--------------------|
| ① Hyatt Regency | ⑨ Four Seasons |
| ② Hyatt @ Olive8 | ⑩ Fairmont Olympic |
| ③ Westin | ⑪ W Seattle |
| ④ The Paramount Hotel | |
| ⑤ Grand Hyatt | |
| ⑥ Hotel Theodore | |
| ⑦ Sheraton Grand | |
| ⑧ MOTIF | |

RESTAURANTS

- ① Dough Zone
- ② Cortina
- ③ The Fonte Bar
- ④ Fogo de Chão
- ⑤ The Capital Grill
- ⑥ purple
- ⑦ The George
- ⑧ Japonessa
- ⑨ Alder & Ash

ENTERTAINMENT

- ① The 5th Avenue Theatre
- ② Museum of Illusions

SEATTLE CONVENTION CENTER

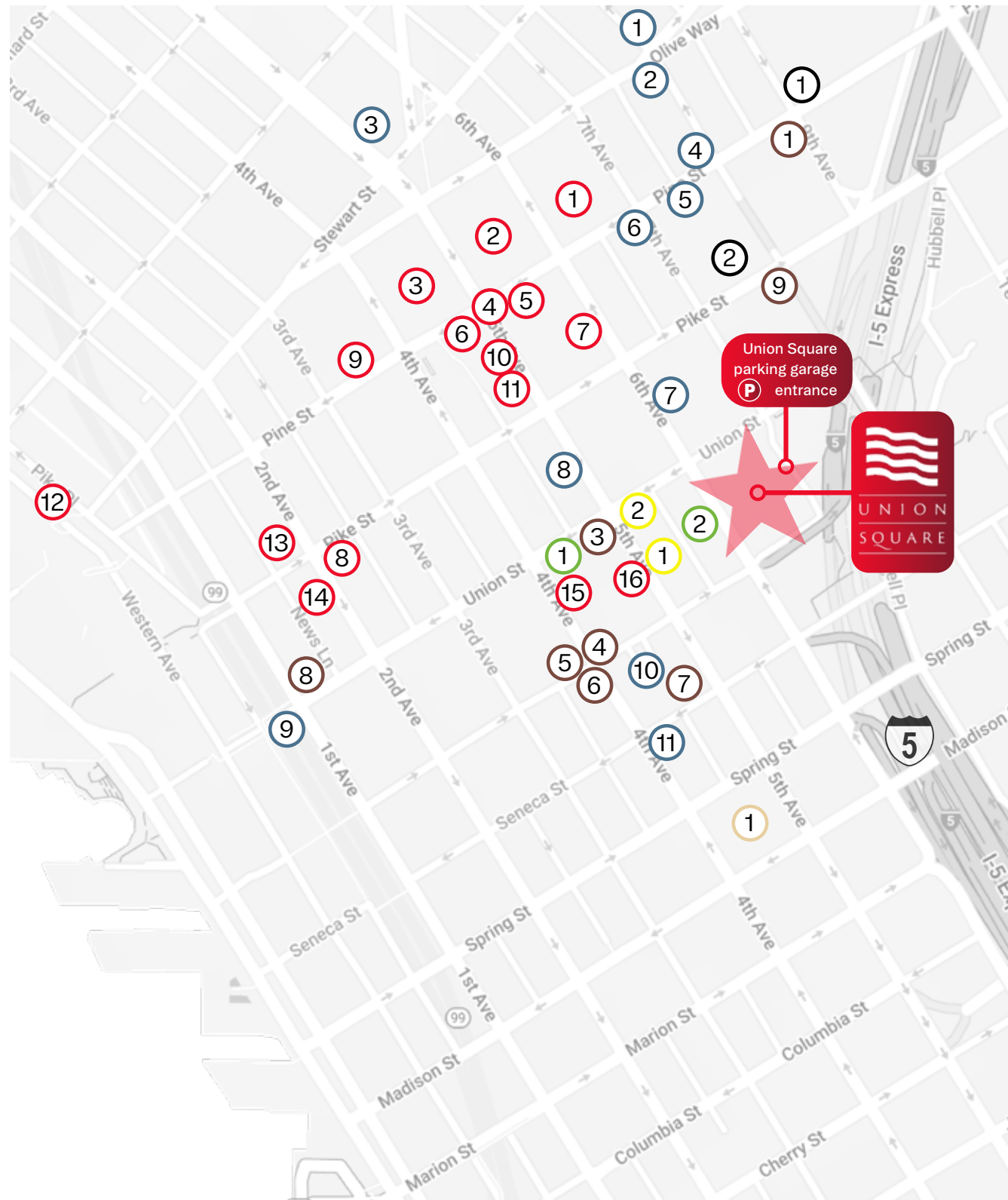
- ① SUMMIT
- ② ARCH

SEATTLE PUBLIC LIBRARY

- ① Downtown Branch

HEALTH & WELLNESS

- ① Equinox
- ② Washington Athletic Club



Demographics

AVERAGE HOUSEHOLD INCOME

1-Mile: \$128,661

2-Mile: \$135,648



99

Walk Score
"Walker's Paradise"

TOTAL POPULATION

1-Mile: 101,632

2-Mile: 191,796



100

Transit Score
"Rider's Paradise"

TRAFFIC COUNTS

12,693 vehicles per day

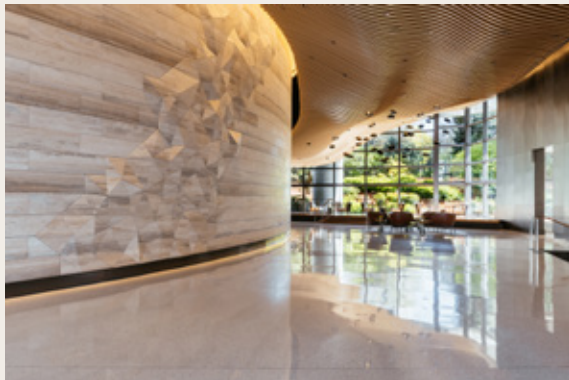
Union St & 7th Ave

12,087 vehicles per day

6th Ave & Union St



Savor. Sip. Shop. Connect.





UNION SQUARE

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