

Ridgecrest Retail

522 NE 165th St, Shoreline, WA 98155

FOR LEASE
Restaurant & Bar
Space Available



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Turnkey Restaurant Space

522 NE 165th St, Shoreline, WA 98155

2,400 SF



PROPERTY HIGHLIGHTS

- 2,400 SF Fully Built-Out Restaurant & Bar
- Complete 2020 Buildout – New plumbing, electrical & HVAC
- Turnkey Commercial Kitchen – Level 3 health permit, Type II hood, 7 induction burners & full-size oven
- Full Bar – 15 taps & ice machine
- Two-Head Commercial Espresso Machine (can be removed if needed)
- Established Restaurant Infrastructure – Five years of operation with numerous equipment upgrades
- Seating for 51 Inside – 6 bar seats + 45 table & 45 chair seats
- ±800 SF Landscaped Rear Patio – Including ±200 SF heated & covered area
- ±200 SF Partially Covered Front Patio
- Dedicated Office & Storage Area
- Full list of equipment available upon request.
- 50+ on-site Parking Stalls plus street parking

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LEASE HIGHLIGHTS

- Versatile Restaurant / Café Space – Previous concepts include a counter-service taphouse/café, full-service bistro and espresso bar
- Food Service Encouraged – Opportunity to provide a partial or full food menu to Ridgecrest Public House next door
- Beer/Cider Service Permitted – Maximum 7 taps; no bottle shop
- Entertainment Restrictions – No TVs, pull-tabs or arcade games
- Rental Rate: \$36.00/SF/YR + prorated property taxes, tenant's prorate share of operating expenses (currently estimated to be \$1,450/month)
- Utilities: Tenant separately pays electrical, water & wastewater
- Included: Garbage, recycling, compost & internet

OVERVIEW

RIDGECREST RETAIL

