

# FOR SALE

CENTRAL DISTRICT DEVELOPMENT SITE  
2765 EAST CHERRY STREET | SEATTLE, WA 98122



**EWING & CLARK**  
INCORPORATED

PETER  
ARGERES

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# OFFERING SUMMARY

2765 E CHERRY ST | SEATTLE, WA 98122



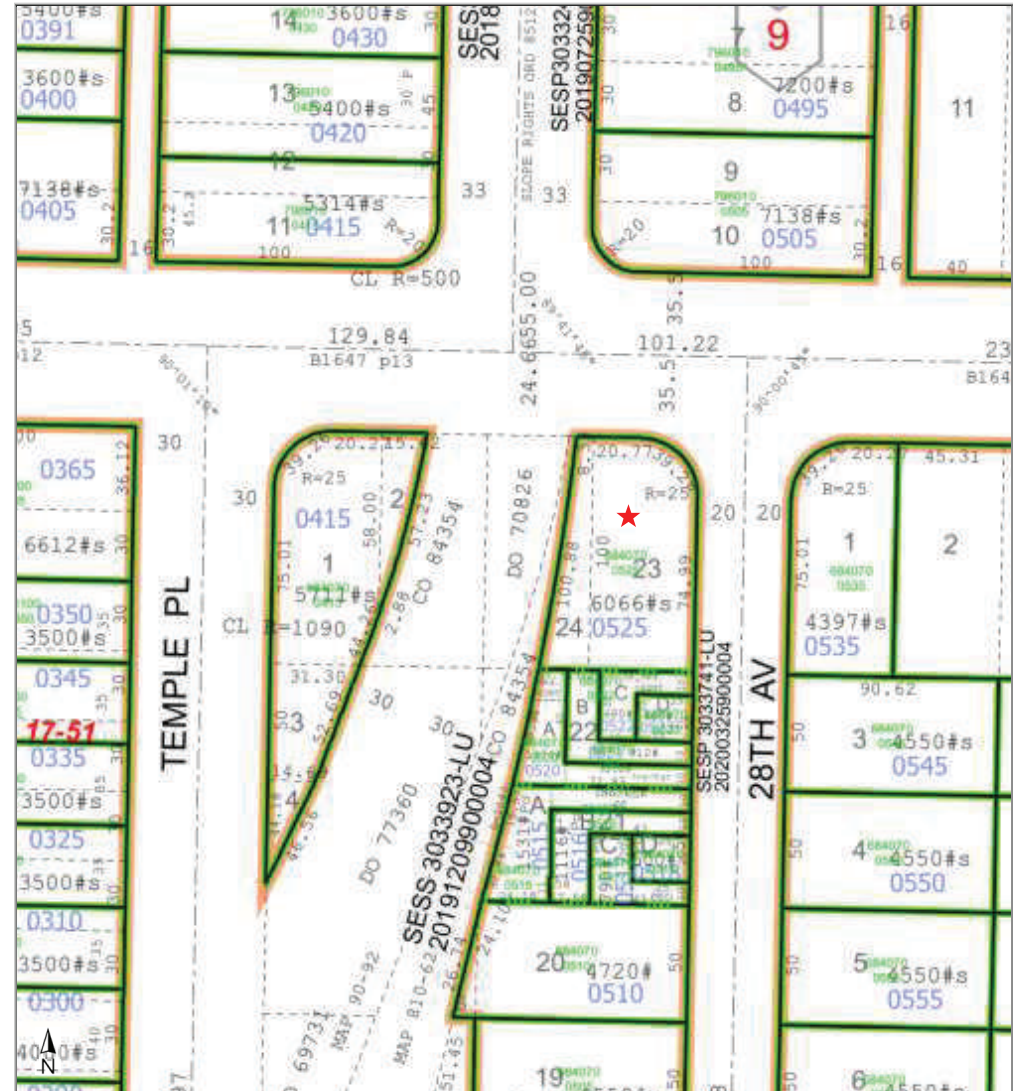
## PROPERTY DETAILS

Located in the thriving Central District Neighborhood located just East of Downtown and adjacent to Capitol Hill with many new housing developments. This diverse community of residential, retail and commercial buildings has a rich culture legacy and a rapid evolving identity due to growth and gentrification.

- 6,066 Square Feet of land
- Located at the corner of E. Cherry Street and Martin Luther King Jr. Way (MLK)
- Site borders 3 sides of streets creating great visibility.
- Zoned NC1-55 (M)
- Two buildings totaling 2,000 Square Feet with a newer Metal Flex Building of roughly 1,000SF
- Tax Parcel Number: 684070-0525
- Tax Assessed Value : \$1,972,400
- Real Estate Taxes: \$20,972 (2026)
- Currently Sellers are operating PLAY, a doggie day care business
- Seller is flexible and plans to relocate or lease back on a short-term basis
- **Price: \$1,450,000 / \$239 per square foot on the Land**

# PHOTOS & SITE MAP

2765 E CHERRY ST | SEATTLE, WA 98122



WALK SCORE: 98



TRANSIT SCORE: 98



BIKE SCORE: 92



**CHICAGO TITLE**  
NATIONAL COMMERCIAL SERVICES

ParcelID: 6840700525  
Tax Account #: 684070052502  
2765 E Cherry St, Seattle WA 98122

This map/plat is being furnished as an aid in locating the herein described land in relation to adjoining streets, natural boundaries and other land, and is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the company does not insure dimensions, distances, location of easements, acreage or other matters shown thereon.

# AERIAL MAP

2765 E CHERRY ST | SEATTLE, WA 98122



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