

**COMMERCIAL BUILDING FOR SALE**

**1007 SCOTT AVE**

BREMERTON, WA 98310

**BUILDING FOR SALE**

**\$985,000**



**JCM**  
SILVERDALE, WA  
9351 Bayshore DR NW

CALL FOR AN APPOINTMENT



+360-620-5300



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jeff@jcmpm.com



UNIT D



UNIT F



UNIT E

# 5 LEASED UNITS



UNIT B

## ABOUT THIS PROPERTY:

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This 7,902 SF building on 10,890 SF of land sits right in the prime retail area of Manette, just off the main stretch of shops/restaurants on E 11th St. It's just blocks away from the Manette bridge which connects to all of the downtown Bremerton hub including theaters, restaurants, upscale condos, Puget Sound Naval Shipyard and the Bremerton/Seattle Ferry terminal.

There are 2 large spaces with entrances located on Scott Ave (Unit A/B & Unit C). These are currently occupied by Manette Day Spa & a coop of beauty/salon stations in Fox Hollow Collective.





UNIT C



There is 100 % occupancy with five tenants in six units, the lower units (D, E & F) have entrances off Pitt Ave and currently include Floral Design, Hair Salon and Counseling. There are 15 onsite parking stalls and on street parking available. 2,480 sf of contiguous space could be available for owner/occupancy.



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# ABOUT MANETTE



**Relocate your business to BREMERTON, WA!** Manette is a community in Kitsap County, Washington. It was established as a town on April 20, 1891, but was later made part of Bremerton, Washington. Manette is located on Point Herron, commonly known as the Manette Peninsula, in the body of water known as Port Orchard, part of Puget Sound. There is lots of retail & shopping nearby, restaurants and fast food for lunch breaks, YMCA is just up the road, PSNS & Downtown are just across the Manette Bridge, as well as the Bremerton/Seattle Ferry Terminal and fast ferry across to Port Orchard, & amazing bridge/city/water views!

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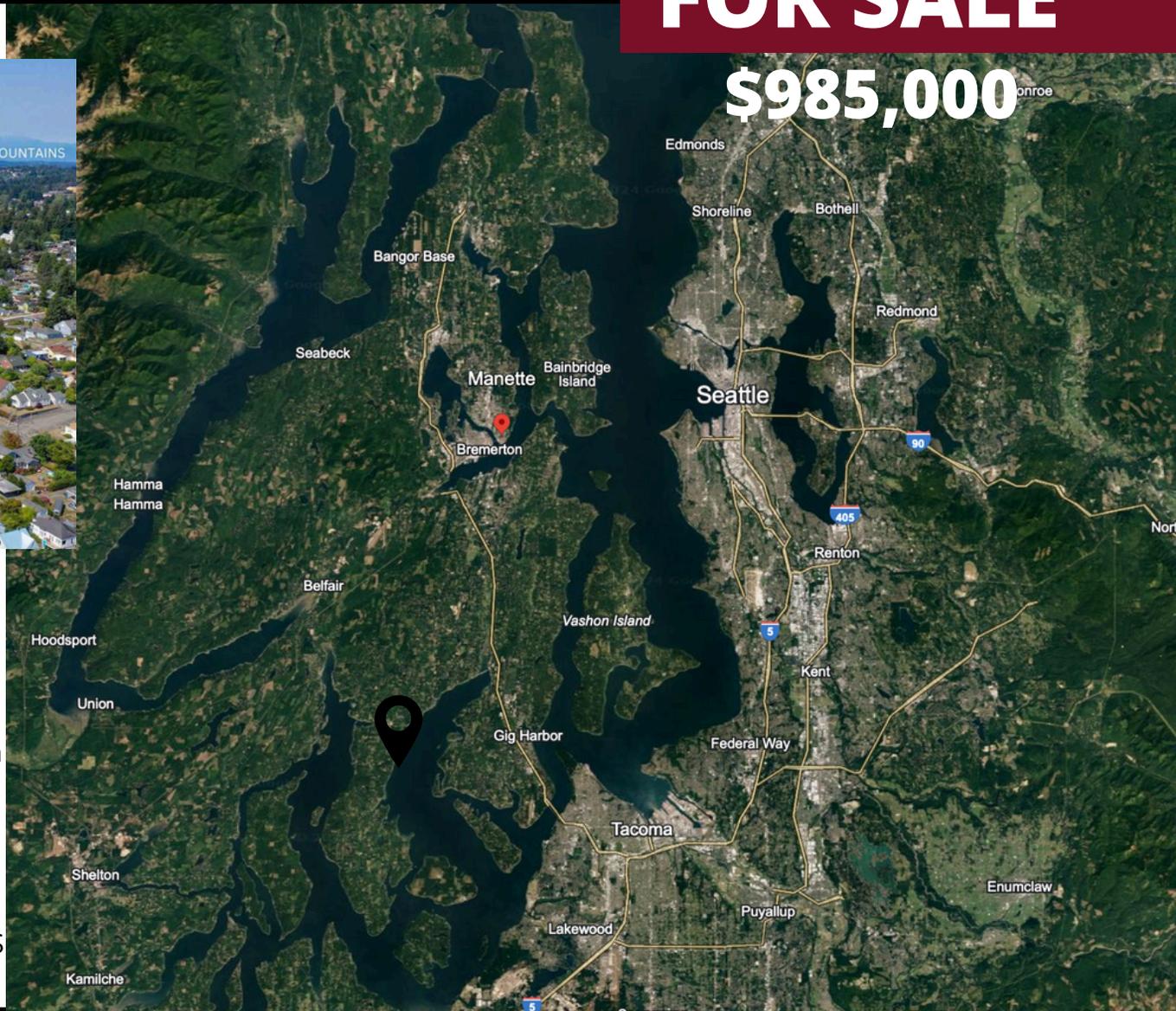
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### EASY ACCESS:

- ✓ State HWY 3 Entrances: N to Bainbridge Island (Ferry to Downtown Seattle)/Kingston (Ferry to Edmonds); S to Hwy 16 Gig Harbor
- ✓ Tacoma- 35 Min
- ✓ Olympic College/Brem HS
- ✓ Nearby to Naval Base Kitsap/Bangor & PSNS

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