The Westlake Station transit community, located in the City of Seattle, is currently the location of the northern terminus of the Central Link light rail. The University Link extension, opening in 2016, will connect Westlake to the University of Washington. Westlake is also served by the Seattle Monorail, the South Lake Union Streetcar, and multiple bus transit routes to destinations throughout the region.

The Westlake Station is located at the heart of downtown Seattle’s retail core. The area within walking distance of the station is densely developed with office and retail uses, multifamily housing, hotels, and the Washington State Convention Center. With small blocks and full sidewalk coverage, the area is highly walkable. Approximately 15,000 people reside within a half mile of Westlake Station, a third of whom are minorities. As part of downtown Seattle, the area is a major regional employment center with over 90,000 jobs.

The housing stock is entirely multifamily in type, including both apartments and condominiums. Altogether, about a third of housing in the study areas in downtown Seattle is affordable to households earning 50% of AMI with many subsidized units affordable to households with lower incomes. Market rate housing is generally less affordable than elsewhere in the transit corridors.

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