

PARKLANDS NORTH CREEK



EASY ACCESS TO I-405



NATURAL LIGHTING



OFFICE CAMPUS SETTING



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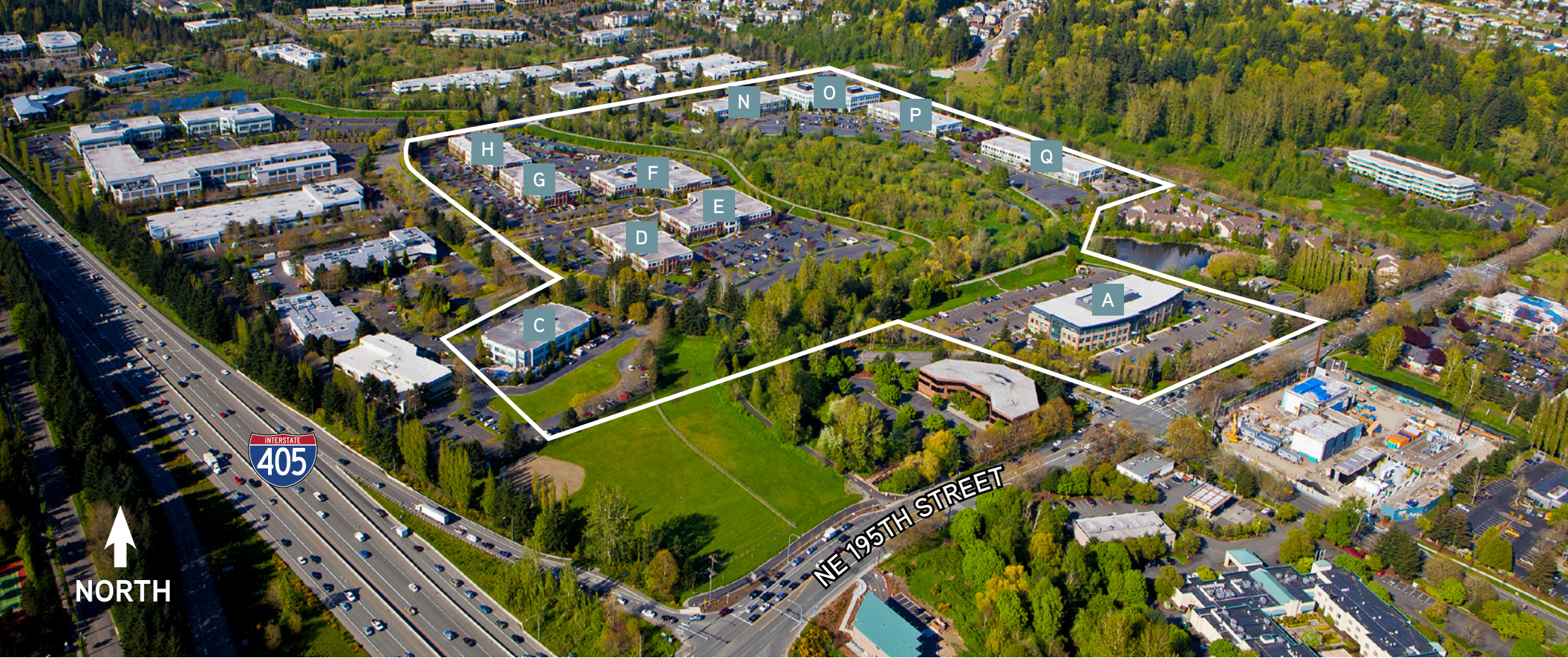


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GROSVENOR
www.north-creek.com



Parklands North Creek delivers the infrastructure for success in an environment designed to ignite innovation.

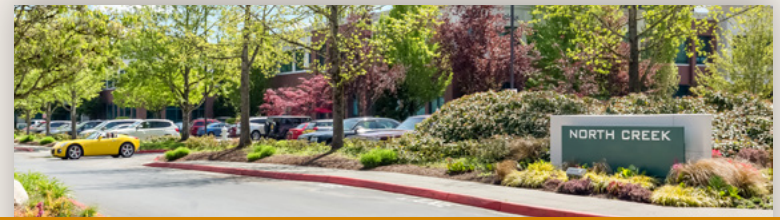
PROPERTY FEATURES

- » The premier Class A suburban office product on the Eastside
- » Exterior and interiors designed and finished to respond to the needs of today's technology and Class A office users
- » Abundant power with 22.8 watts per square foot average
- » Parking ratio 3.5/1,000 SF
- » Professionally managed by Schnitzer, the original developer
- » Parklands North Creek Community HUB to be completed in 2018: will include fitness facility, tenant lounge, VC enabled boardroom

NEARBY AMENITIES

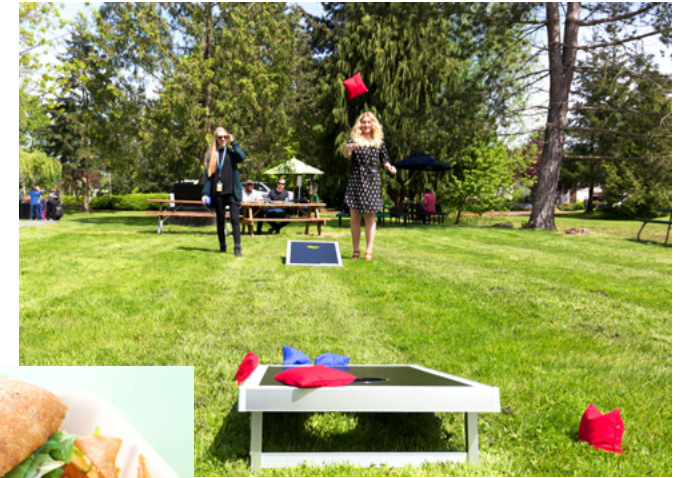
- » Immediate access to I-405 and metro bus services, and within minutes of I-5 and SR 522
- » Close proximity to Beardslee Crossing (including John Howie's Beardslee Alehouse, Starbucks and Potbelly Sandwich Shop)
- » Close proximity to restaurants, retail, childcare, healthcare, 24 Hour Fitness, YMCA, hotel accommodations, UW Bothell Campus and Cascadia Community College
- » Meandering jogging and parcourse trails along picturesque North Creek

PARKLANDS NORTH CREEK



ONSITE AMENITIES AND RECREATION

- Walking/Jogging Trail
- Outdoor Activities
- Food Trucks
- Dry Cleaning Service
- WRENCH - Oil Change Service
- Common Area Wi-Fi
- Conference Room
- Toy Boxes
- Fitness Center - Summer 2018



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is a cutting edge corporate office campus designed to take full advantage of the area's inherent natural beauty, local amenities, vibrant open space and optimal central location.

Current Availabilities

RSF	Building	Suite	Available
3,013	E	101	8/1/18
7,417	E	110	8/1/18
13,771	E	201	5/1/18
16,640	Q	103	Now
3,494	Q	104	8/1/18
8,236	Q	203	Now

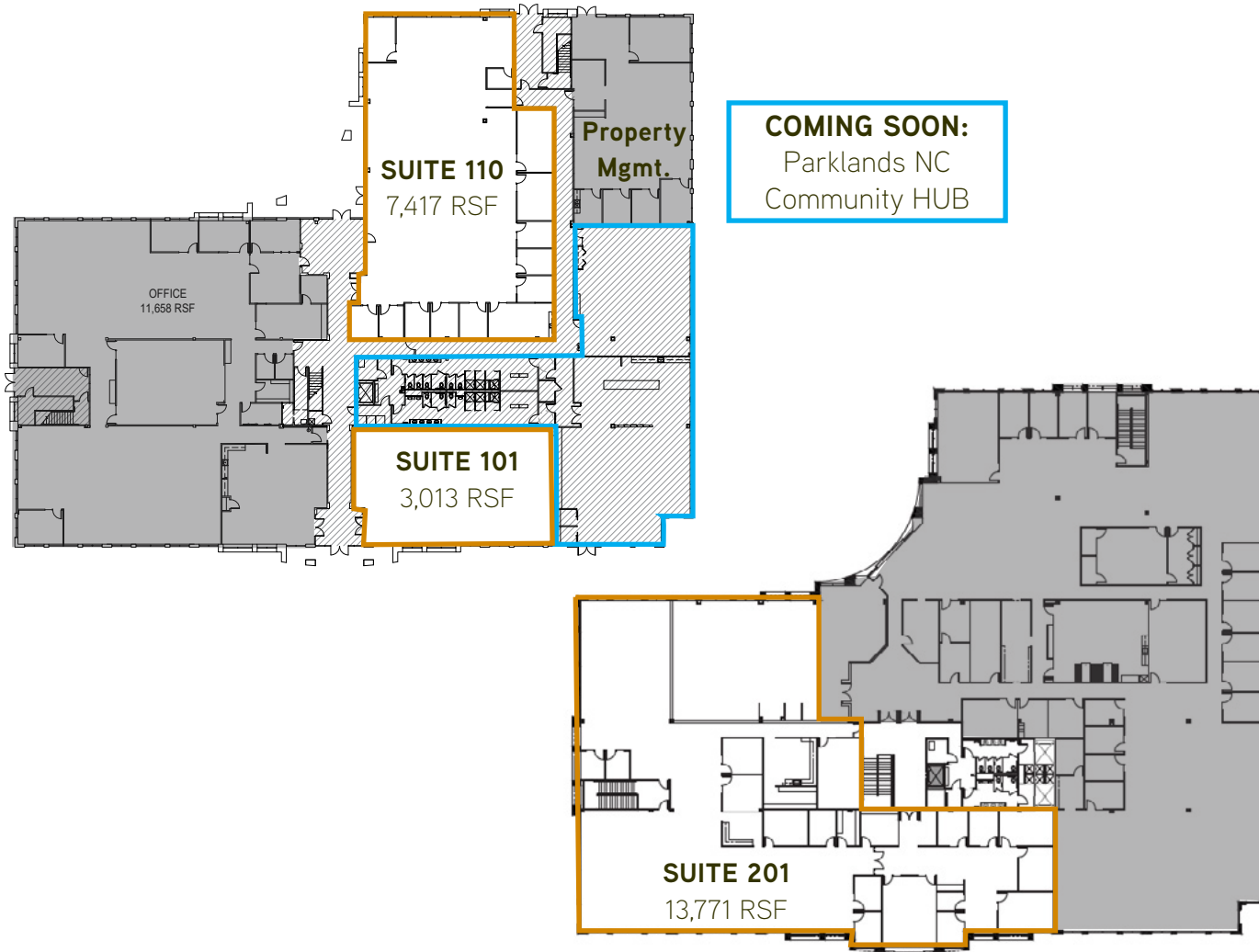


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BUILDING E

19820 North Creek Pkwy · Bothell, WA

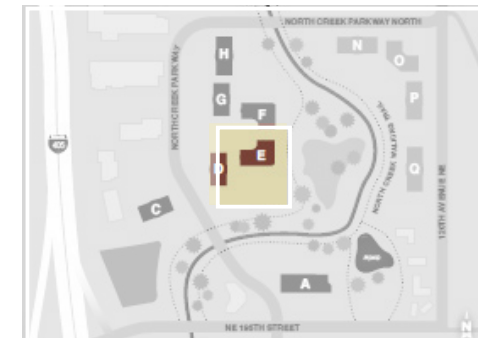


AVAILABLE SPACE

RSF	Building	Suite	Available
3,013	E	101	8/1/18
7,417	E	110	8/1/18
13,771	E	201	5/1/18

BUILDING FEATURES

- » Parking ratio 3.5/1,000 SF
- » Secure card key access systems
- » Connectivity provided by Comcast and CenturyLink



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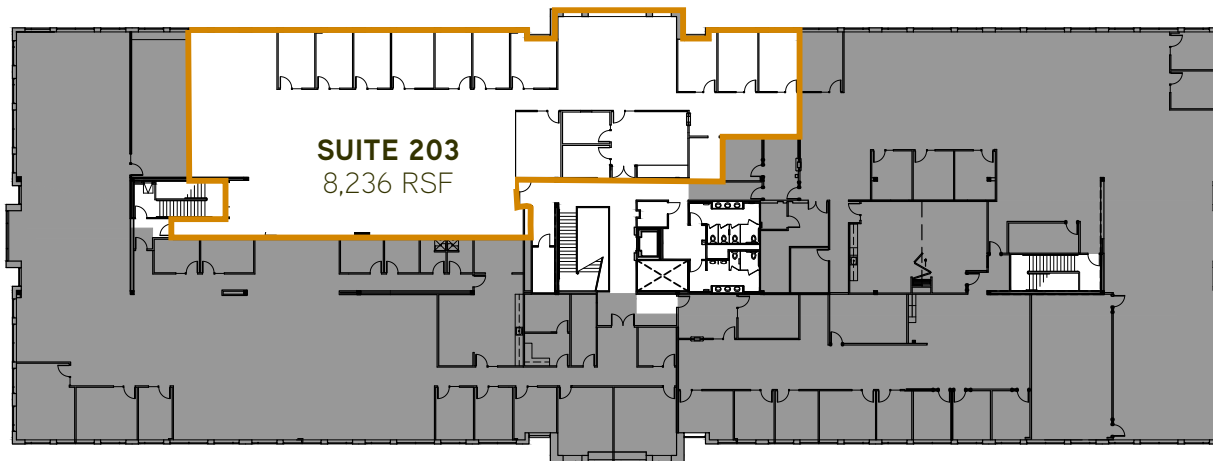
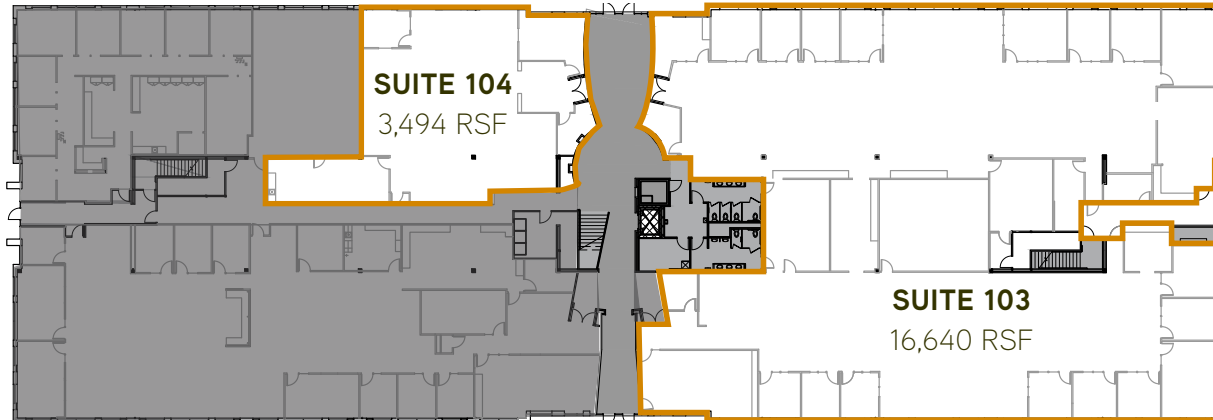
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PARKLANDS NORTH CREEK



BUILDING Q

19909 120th Avenue NE · Bothell, WA



AVAILABLE SPACE

RSF	Building	Suite	Available
16,640	Q	103	Now
3,494	Q	104	8/1/18
8,236	Q	203	Now

BUILDING FEATURES

- » Parking ratio 3.5/1,000 SF
- » Secure card key access systems
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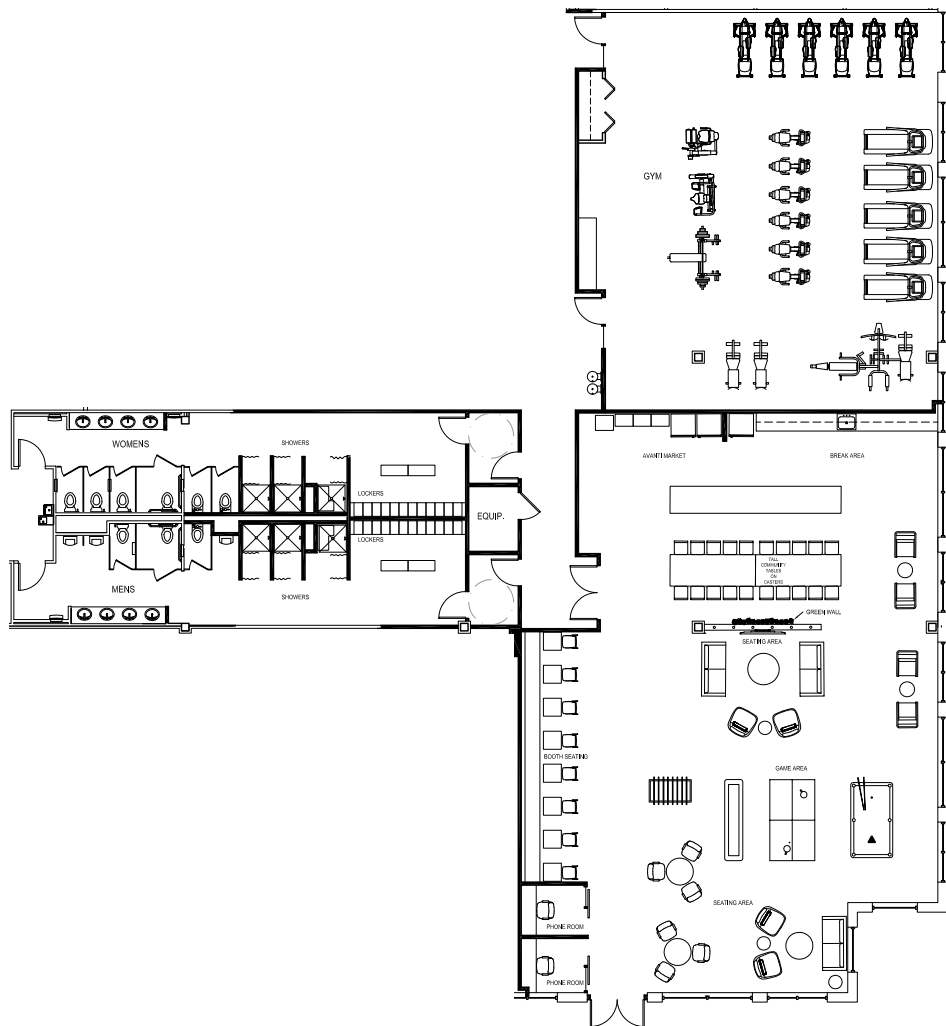
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Tenant HUB - Draft



HUB FEATURES

- Fitness Center
- Restrooms with Locker Rooms/Showers
- Avanti Market:
Self-Service Food and Beverage
- Game Area:
Pool/Ping Pong/Shuffle Board/Foos Ball
- Group Seating Areas
- Private Phone Rooms

PARKLANDS NORTH CREEK

Food/Beverage

- 1 Ranch Drive-In
- 2 Preservation Kitchen
- 3 Pen Thai
- 4 Main Street Ale House
- 5 Alexa's Cafe
- 6 Beardslee Crossing
(Beardslee Public House,
Potbelly, Starbucks)
- 7 Russell's
- 8 McMenamins
- 9 Food Trucks at Parklands
- 10 Subway
- 11 Teriyaki Etc.
- 12 Starbucks
- 13 Quiznos Classic Subs
- 14 Jimmy Johns
- 15 Molbaks Garden Cafe
- 16 Red Robin
- 17 Qdoba Mexican Grill
- 18 JimmyJohns/Panera
- 19 Dairy Queen
- 20 MOD Pizza
- 21 Mi Tierra
- 22 Wendy's
- 23 Tokyo Japanese Steakhouse
- 24 Big Fish Grill
- 25 McDonald's
- 26 Round Table Pizza
- 27 Chans Place

Other Amenities

- 1 Bright Horizons
- 2 Country Inn & Suites
- 3 Springhill Suites
- 4 Residence Inn
- 5 YMCA
- 6 Group Health
- 7 Home Depot
- 8 Staples Office Supply
- 9 FedEx Office



Parklands North Creek is conveniently located near a variety of restaurants, fitness and healthcare facilities, first-class corporate accommodations, shopping, daycare facilities and the University of Washington's satellite campus. Above is a map detailing these amenities.