

PARKLANDS NORTH CREEK



EASY ACCESS TO I-405



NATURAL LIGHTING



OFFICE CAMPUS SETTING



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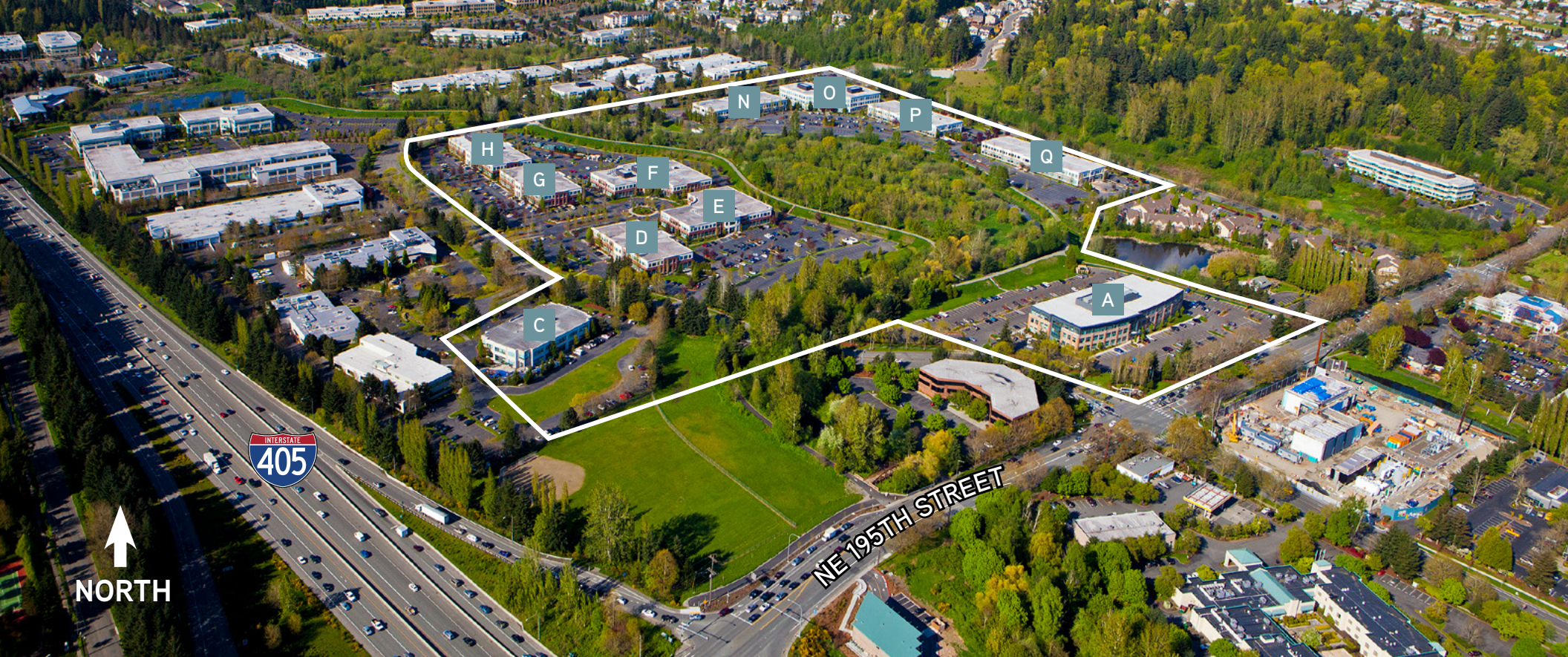


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GROSVENOR
www.north-creek.com



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
- » Full floor and full building opportunities
- » Exterior and interiors designed and finished to respond to the needs of today's technology and Class A office users
- » State-of-the-art HVAC energy management systems
- » Abundant power with 22.8 watts per square foot average
- » Parking ratio 3.5/1,000 SF

NEARBY AMENITIES

- » Immediate access to I-405 and metro bus services, and within minutes of I-5 and SR 522
- » Walking distance to Beardslee Crossing (including John Howie's Beardslee Alehouse 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 parcours trails along picturesque North Creek



PARKLANDS NORTH CREEK

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.

RSF	Building	Suite	Available
3,943	D	201	Now
10,007	F	102	Now
6,057	F	103	Now
96,350	O	Entire Building	Now
14,245	P	101	Now
7,719	P	200	Now
3,494	Q	104	Now
8,236	Q	203	Now
16,640	Q	103	Now

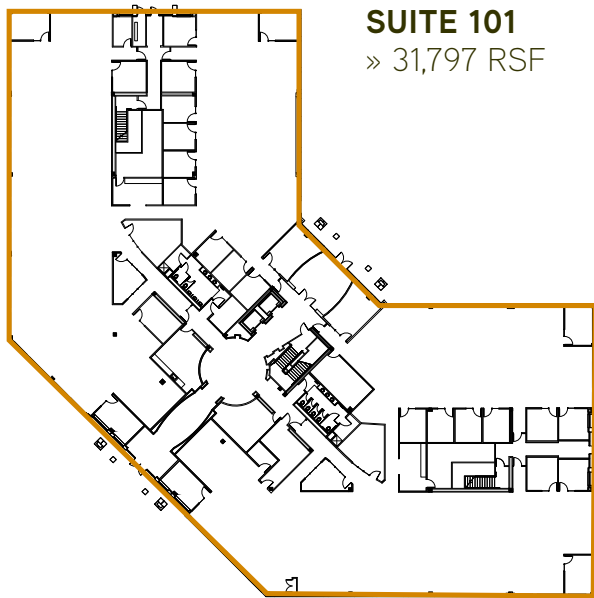


PARKLANDS NORTH CREEK

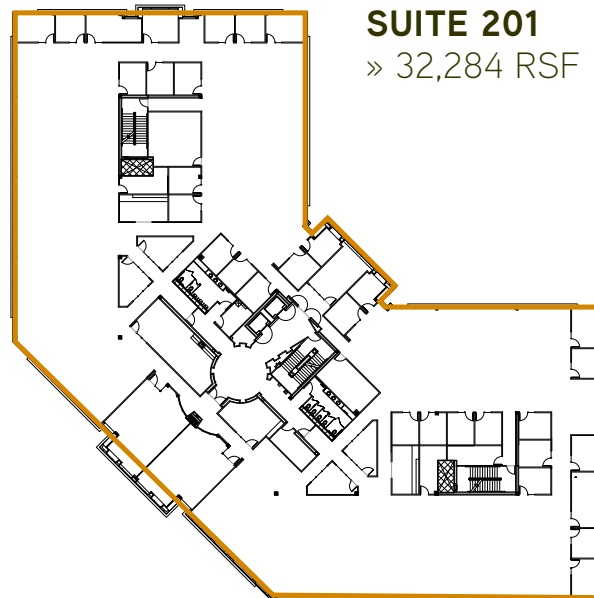


BUILDING O (Entire Building Available)

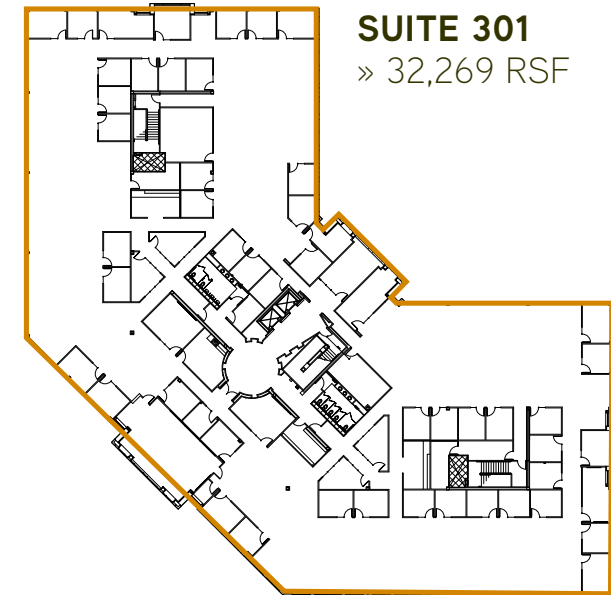
2011 120th Avenue NE · Bothell, WA



SUITE 101
» 31,797 RSF



SUITE 201
» 32,284 RSF



SUITE 301
» 32,269 RSF



AVAILABLE SPACE

RSF	Building	Suite	Available
96,350	O	Entire Building	Now

BUILDING FEATURES

- » 9'6" Finished ceiling height
- » Parking ratio 3.5/1,000 SF
- » Connectivity provided by Comcast, Frontier Communications and AT&T

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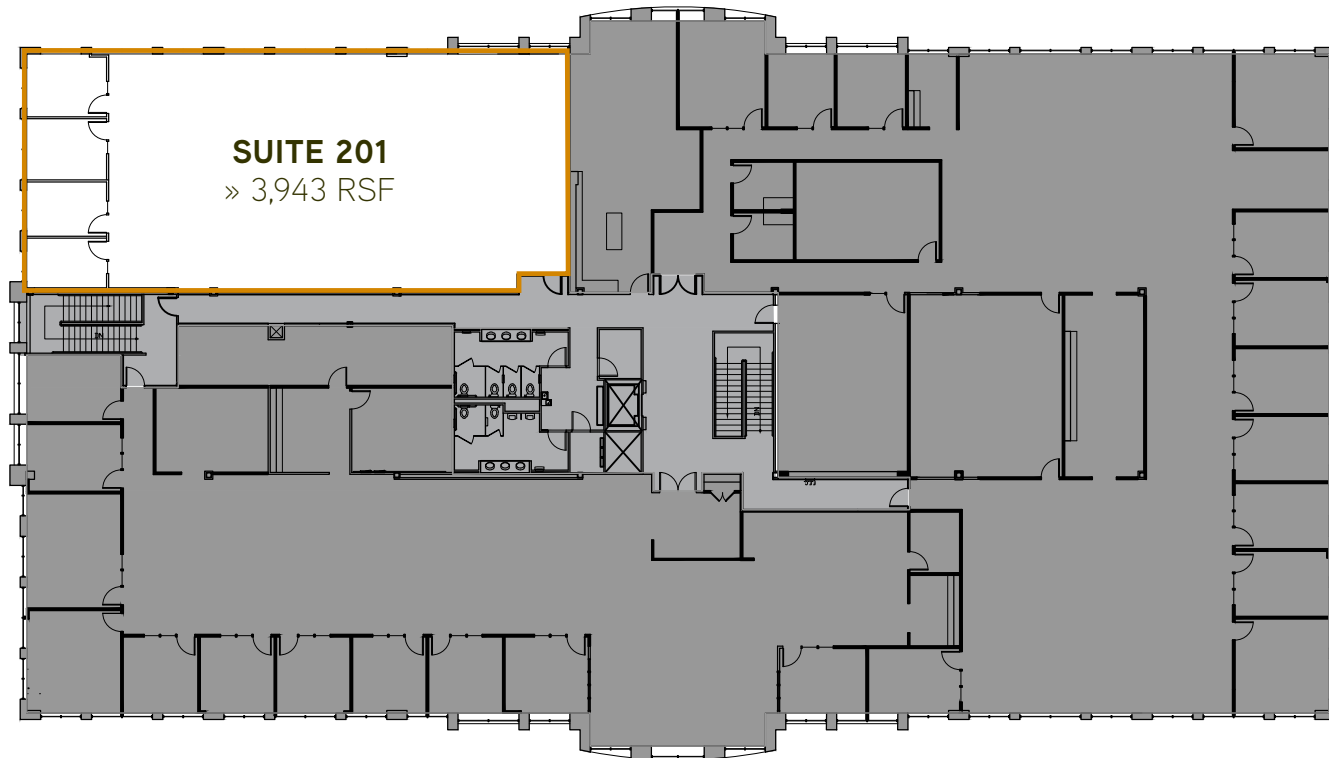
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PARKLANDS NORTH CREEK



BUILDING D

19800 North Creek Pkwy · Bothell, WA

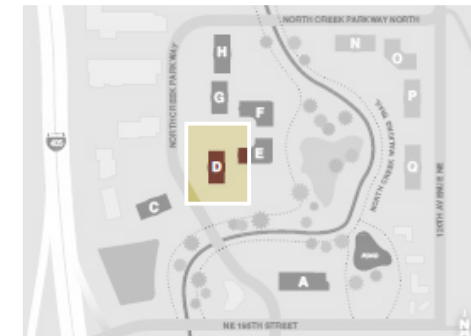


AVAILABLE SPACE

RSF	Building	Suite	Available
3,943	D	201	Now

BUILDING FEATURES

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



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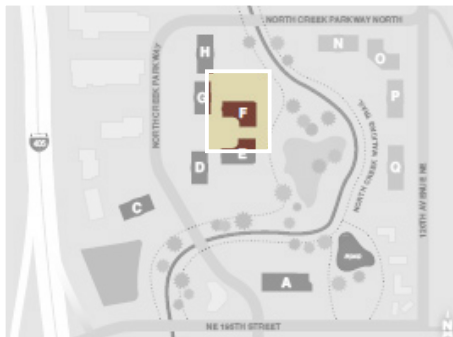
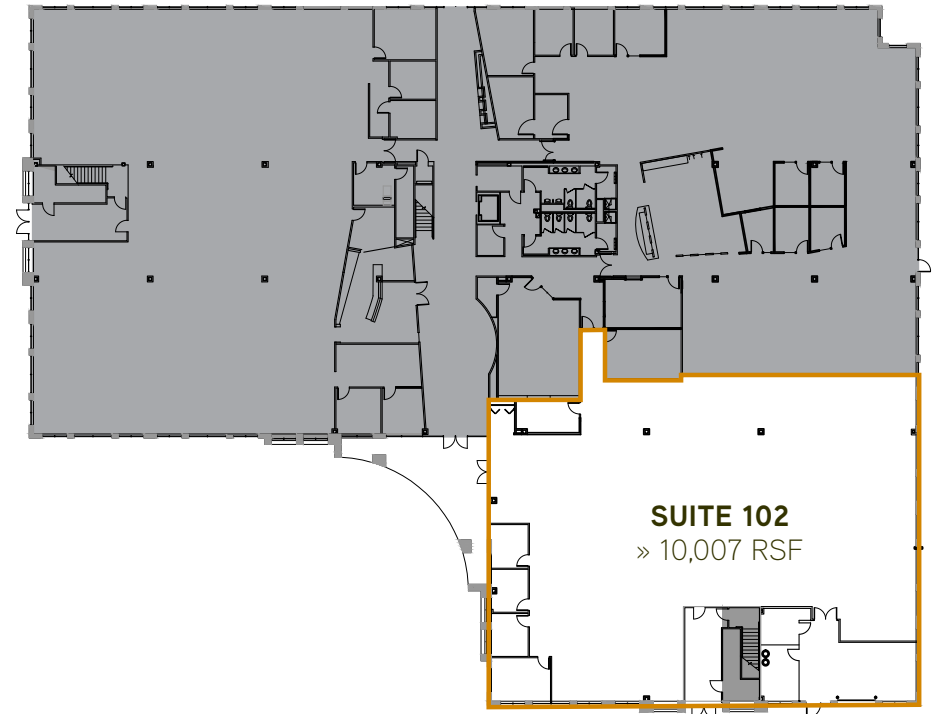
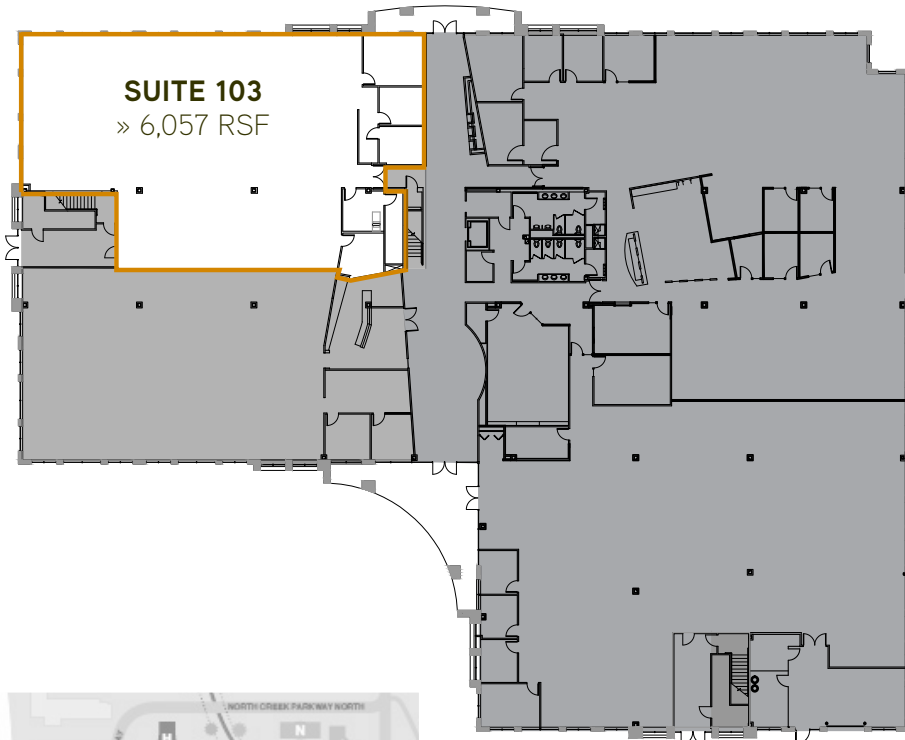
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PARKLANDS NORTH CREEK



BUILDING F

19910 North Creek Pkwy · Bothell, WA



AVAILABLE SPACE

RSF	Building	Suite	Available
10,007	F	102	Now
6,057	F	103	Now

BUILDING FEATURES

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

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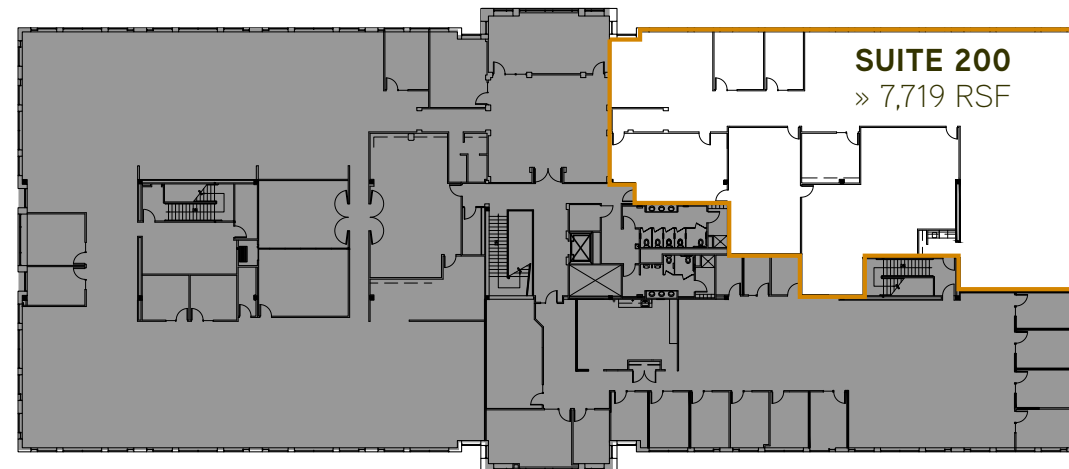
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PARKLANDS NORTH CREEK



BUILDING P

20021 120th Avenue NE · Bothell, WA



AVAILABLE SPACE

RSF	Building	Suite	Available
14,245	P	101	Now
7,719	P	200	Now

BUILDING FEATURES

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



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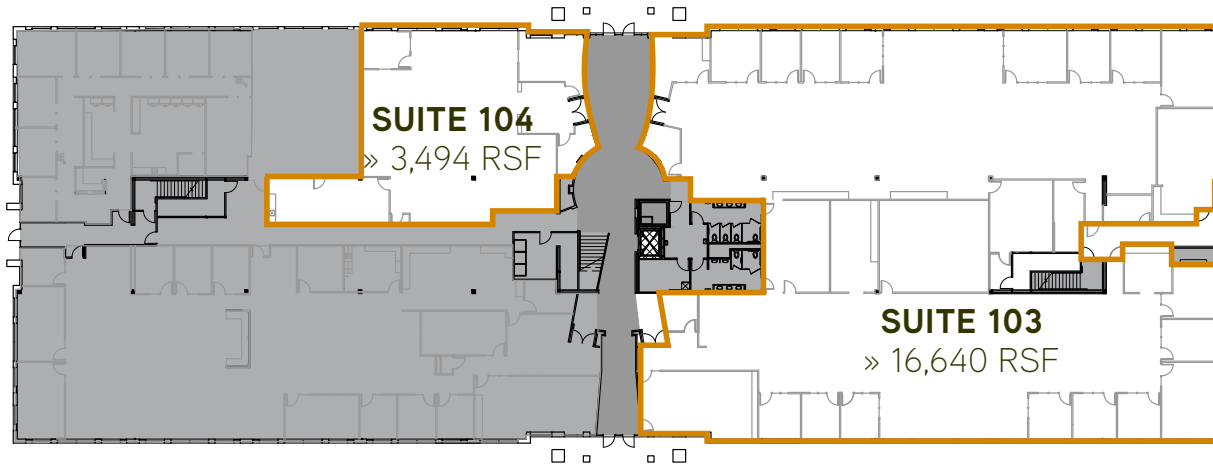
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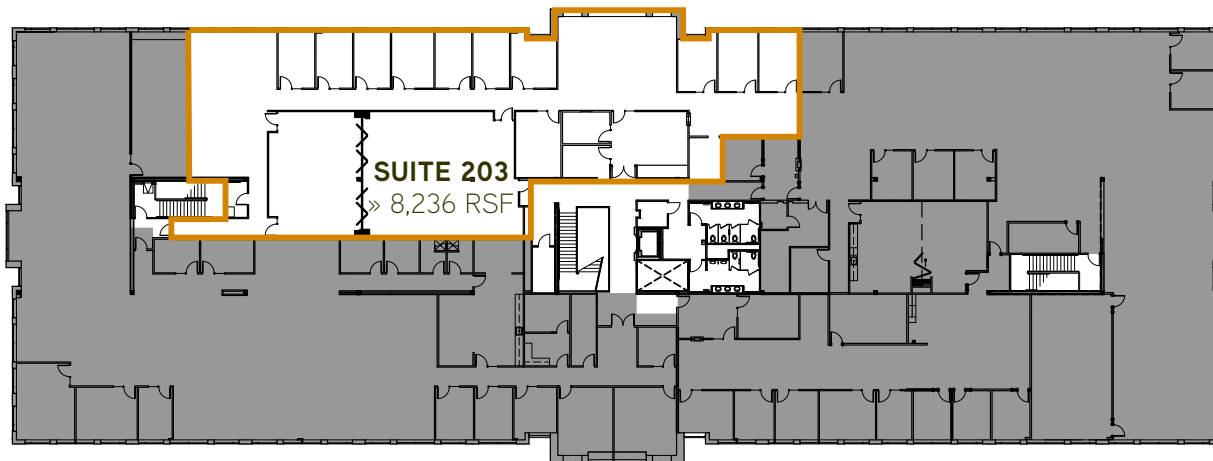
BUILDING Q

19909 120th Avenue NE · Bothell, WA



AVAILABLE SPACE

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



BUILDING FEATURES

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



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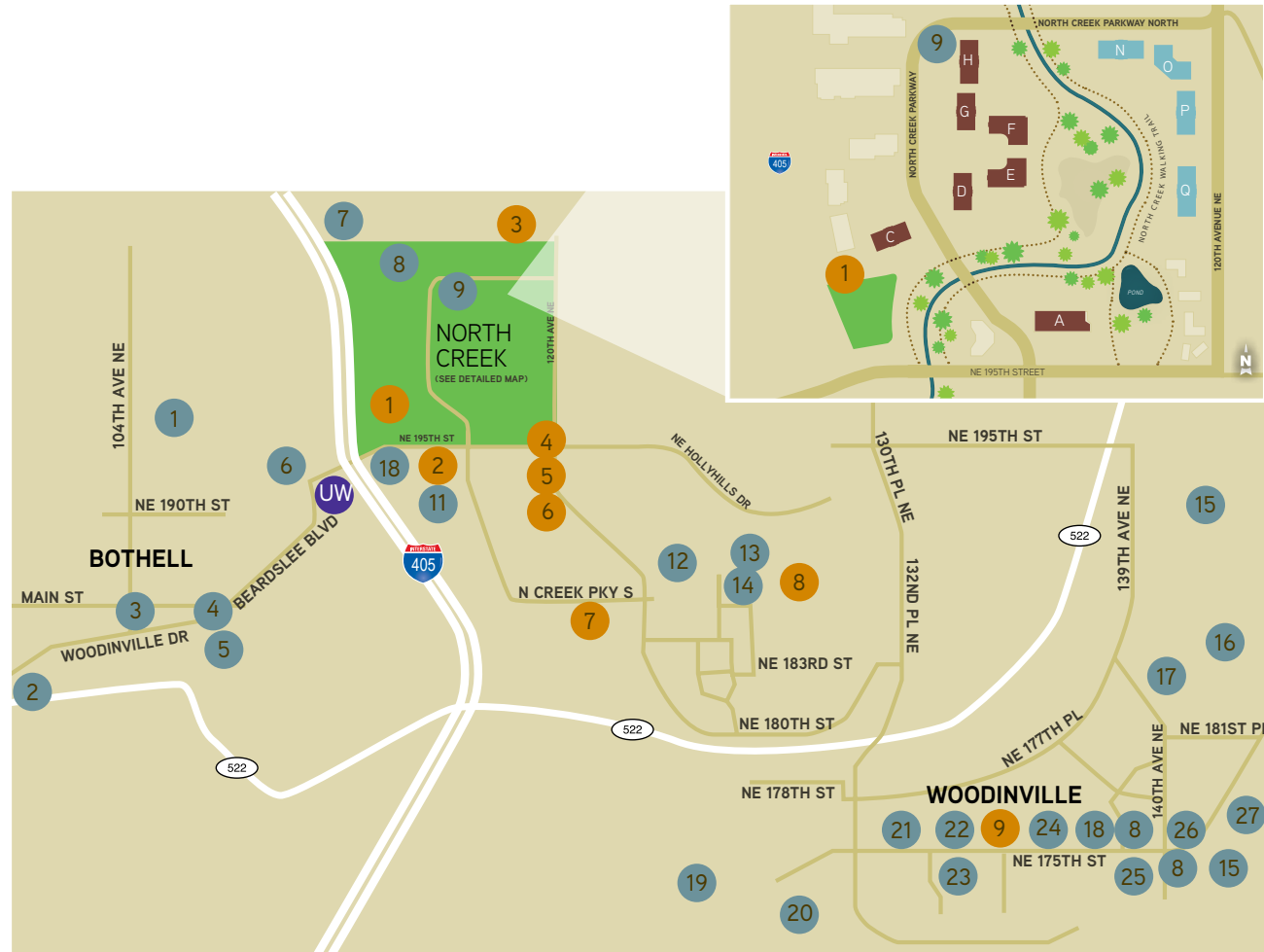
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Food/Beverage

- 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 Lori's Deli
- 9 Food Trucks at Parklands
- 19 Dairy Queen
- 20 McCorry's
- 21 Mi Terra
- 22 Wendy's
- 23 Tokyo Japanese Steakhouse
- 24 Taco del Mar
- 25 McDonald's
- 26 Round Table Pizza
- 27 Chans Place

Other Amenities

- 10 Subway
- 11 Teriyaki Etc.
- 12 Starbucks
- 13 Quiznos Classic Subs
- 14 Magic Dragon
- 15 Molbaks Garden Cafe
- 16 Red Robin
- 17 Qdoba Mexican Grill
- 18 Mongolian Grill
- 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 Kinko's



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.