

EVERGREEN OFFICE PARK

10940 & 11000 NE 33RD PLACE | BELLEVUE, WASHINGTON



- Two low-rise office buildings totaling 86,370 sf located in an extensively landscaped campus environment
- Large flexible floorplates of 15,000± sf that are divisible to 900 sf
- Recent extensive interior and exterior renovations
- Professional tenant roster with suites that are ideal for small to mid-size tenants
- Outstanding parking ratio of 3.7/1,000 sf, including 108 covered spaces
- Immediate access to Interstates I-405, I-90 and SR520 (westbound to Seattle and eastbound to Redmond)



HOME



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Rates start at \$24.00. Please call.

10940 NE 33rd Pl.

Suite <small>(click below to view layout)</small>	SF	Description/Features	Available
	2,361	Beautiful updated office with reception, open space along window line, five private offices. Nice galley kitchen.	Now

11000 NE 33rd Pl.

Suite <small>(click below to view layout)</small>	SF	Description/Features	Available
	7,297	Well-designed space includes reception, conference, break room and server room along with 5 offices, of which two are large enough for conference. Adjacent is open office for up to 50 cubicle units, with half glass division wall splitting the space lengthwise, and windows along two sides.	Now



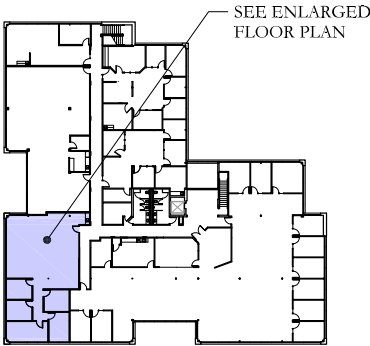
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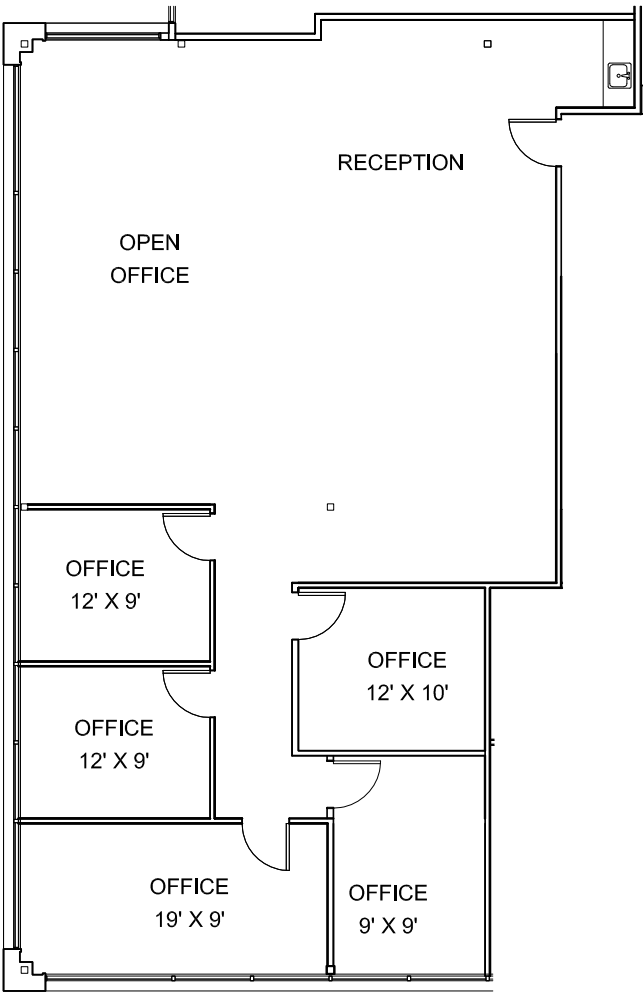
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10940 NE 33rd Pl. | Suite 204 | 2,361 SF



KEY PLAN

SCALE: N.T.S.



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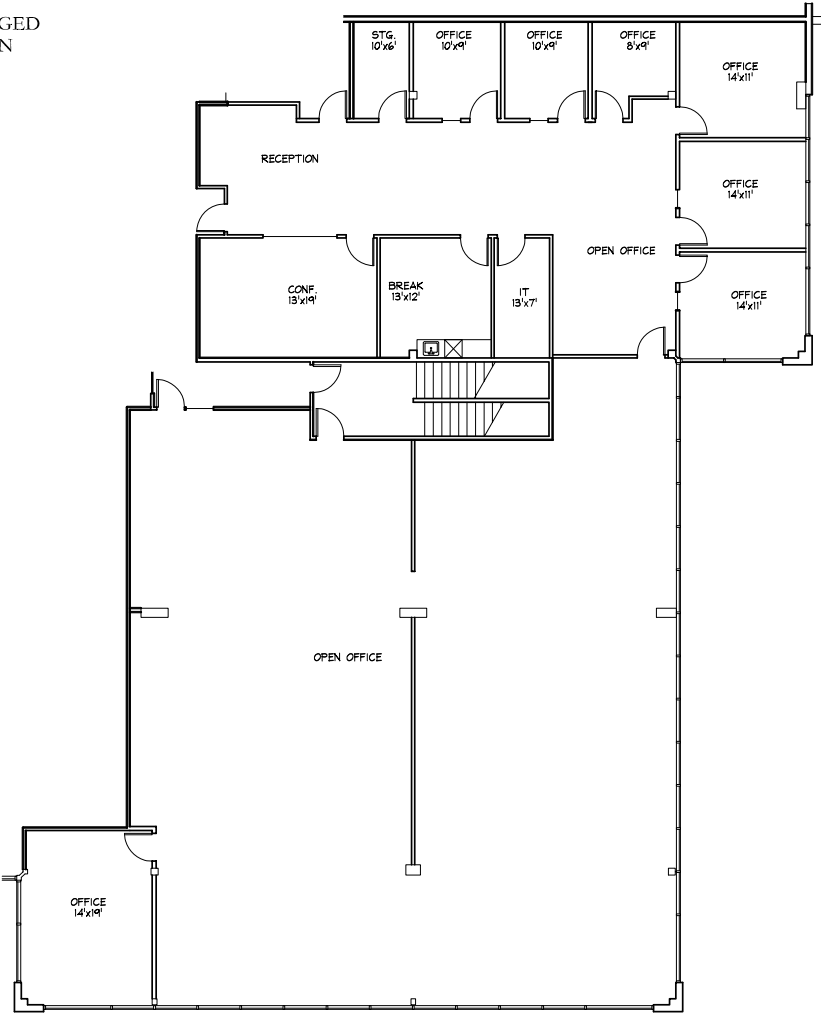
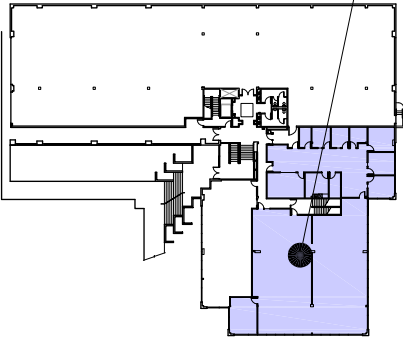


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11000 NE 33rd Pl. | Suite 102 | 7,297 SF

SEE ENLARGED FLOOR PLAN



KEY PLAN

SCALE: N.T.S.



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FEATURES & LOCATION

Excellent Location

Situated in a beautifully landscaped campus environment, Evergreen Office Park consists of two modern low-rise office buildings. The 86,370 sf project, which has recently completed extensive interior and exterior renovations, is ideal for small to mid-size tenants, which currently include financial planning, software, engineering, architectural and accounting firms.

Evergreen Office Park is strategically located along the 520 corridor in Bellevue, with convenient access to I-90 and I-405.

Building & Area Amenities

- Two low-rise office buildings totaling 86,370 sf located in an extensively landscaped campus environment
- Large flexible floorplates of 15,000± sf that are divisible to 900 sf
- Recent extensive interior and exterior renovations that include: new stone flooring, plants, furniture, artwork and upgraded lighting in the main building lobbies; new lighting, paint and carpet in the upper floor common areas; refinished elevator cabs; updated restrooms; extensive re-landscaping to enhance the project's park-like courtyard; new roofs and newly painted buildings
- Professional tenant roster with suites that are ideal for small to mid-size tenants
- Outstanding parking ratio of 3.7/1,000 sf, including 108 covered spaces
- Immediate access to Interstates I-405, I-90 and SR520 (westbound to Seattle and eastbound to Redmond)
- Five-minute drive to Downtown Bellevue, including Bellevue Square, Lincoln Square Mall, The Bellevue Club and Hotel, and Bellevue Galleria, featuring abundant high-quality retail shops and dining opportunities
- Less than 15 minutes from Seattle's CBD, 20 minutes from the Port of Seattle, and less than 30 minutes from Seattle-Tacoma International Airport and several commuter airfields



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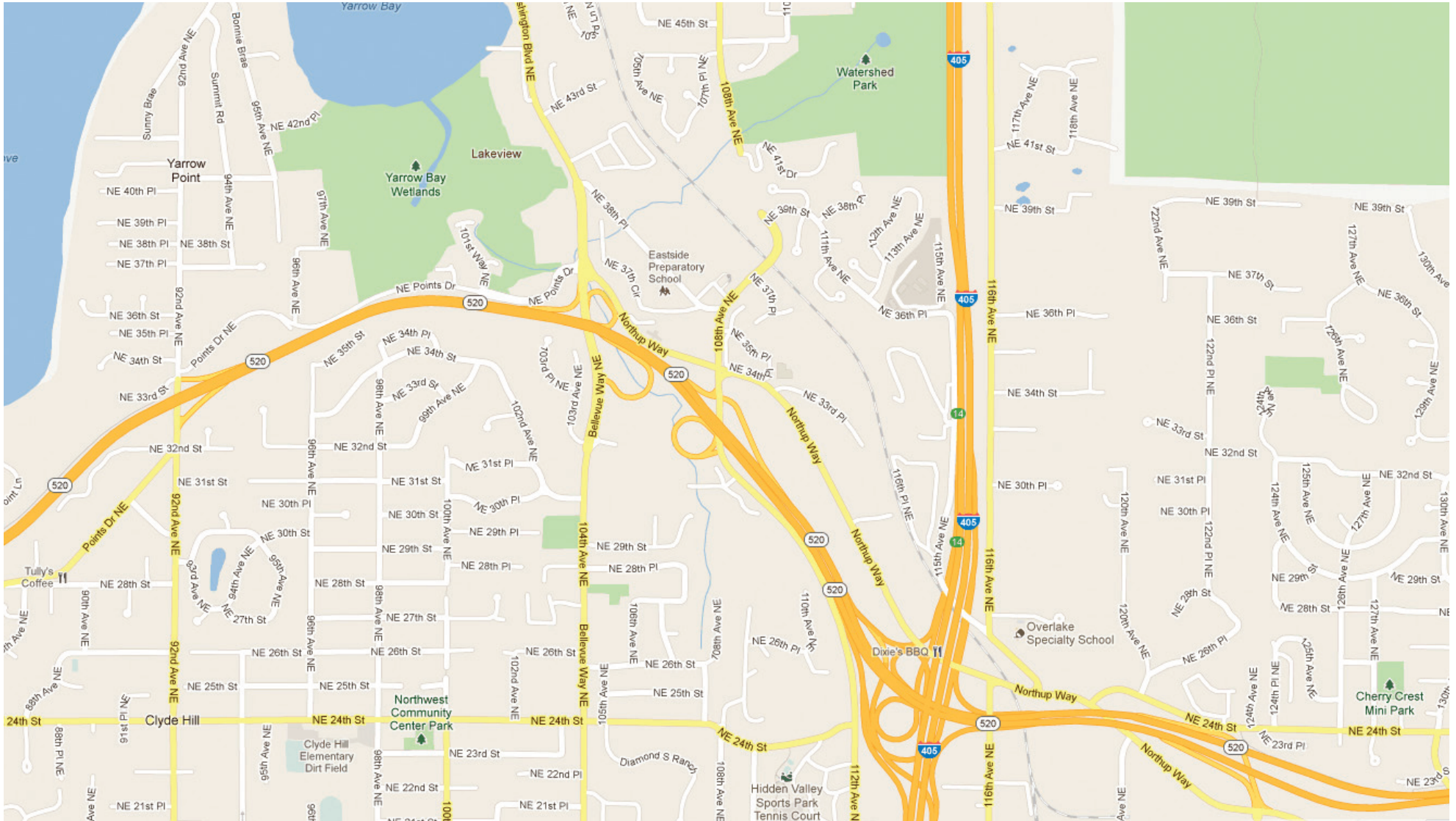
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MAP



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A complete listing of properties
for lease can be found at:
www.steelwavellc.com



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