

WESTPARK

BUSINESS PARK



UNMATCHED CAMPUS SETTING

782,185 SF of office, flex and industrial space
adjacent to downtown Redmond

WESTPARKREDMOND.COM



EXCLUSIVELY
REPRESENTED BY



Westpark is more than a business park, it's a destination for work and play.

Discover a vibrant campus environment perfectly integrated into its park-like setting, offering tenants collaborative meeting areas and new state-of-the-art onsite amenities.



3

Total business parks including Westpark, Redmond Centercourt + PBTC

21

Total buildings including office, flex, and industrial, providing best-in-class versatility



782,185

Total RSF



BUILDING H AMENITIES BUILDING

Building Amenities

- New Amenities Center on-site (Building H)
- Fully furnished plug & play shared executive office space, conference facility, fitness facility, cafe and shuffleboard
- Outdoor basketball area and access to the Sammamish trail
- Full service bar and restaurant (Dubliner Pub) in Building Q
- New outdoor pavillion with gas fire pit and covered seating

Location

- Easy access to SR-520 and I-405
- Located adjacent to major bus lines, with quick access to downtown Redmond, Bellevue, and Microsoft World Headquarters
- Prominently situated near numerous retail amenities and services, including Redmond Town Center and downtown Redmond



- WESTPARK
- REDMOND CENTERCOURT
- PACIFIC BUSINESS & TECHNOLOGY CENTER
- AMENITIES CENTER
- OUTDOOR PAVILION
- DUBLINERS PUB

154TH AVE NE

85TH ST

90TH ST

Availabilities

PURE OFFICE SPACE

Bldg / Suite	Floor Plan	Size	Comments
J / Suite 210	View floor plan	1,501 SF	Mix of open office area with private offices.
F / Suite 220	View floor plan	1,508 SF	2 private offices, open area, and kitchenette.
C / Suite 240	View floor plan	1,678 SF	Private offices along window line, kitchenette, and conference room.
J / Suite 260	View floor plan	2,660 SF	Heavy office build out, reception, conference room and kitchen.
Q / Suite 120	View floor plan	2,824 SF	Heavy office build out with reception and conference room.
G / Suite 200	View floor plan	11,971 SF	Mix of open office area with private offices. Ability to demise.

SHARED EXECUTIVE SPACE

H / Suites 203 - 209	View floor plan	2-6 person offices	Brand new, fully furnished shared office space with flexible lease terms, with fully serviced rates (including utilities). Access to small and large conference rooms, fitness facility with showers and towel service, and food service. Wi-Fi and phones hooked up allowing for immediate occupancy.
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OFFICE / WAREHOUSE

K / Suite 130	View floor plan	3,719 SF total 1,779 SF office 1,940 SF warehouse	Grade level loading, open space with 3 private offices and conference room.
F / Suite 105	View floor plan	3,372 SF total 0 SF office 3,372 SF warehouse	Rare dead storage space, 24' clear height, dock and grade level loading.
Q / Suite 150	View floor plan	4,558 SF total 2,481 SF office 2,077 SF warehouse	Private offices along window pane, conference room, kitchenette, warehouse with grade level loading.



Unique work environment with an abundance of amenities



