

1515 116TH AVENUE NE, BELLEVUE, WA



FOR LEASE

BELLEGROVE PROFESSIONAL BUILDING



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HIGHLIGHTS



Building Size	29,616 Square Feet
Site Size	78,782 Square Feet
Zoning	BR-MO - City of Bellevue
Year Built	1979

LOCATION

- Located along Bellevue's main hospital/medical corridor
- Adjacent to Overlake Hospital Medical Center, Kaiser Bellevue Medical Center and the new Children's Hospital Clinic & Surgery Center
- Abundant nearby amenities including restaurants, retail, grocery and other services
- Excellent access to I-405 and SR-520 & future light rail station

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FLOORPLAN



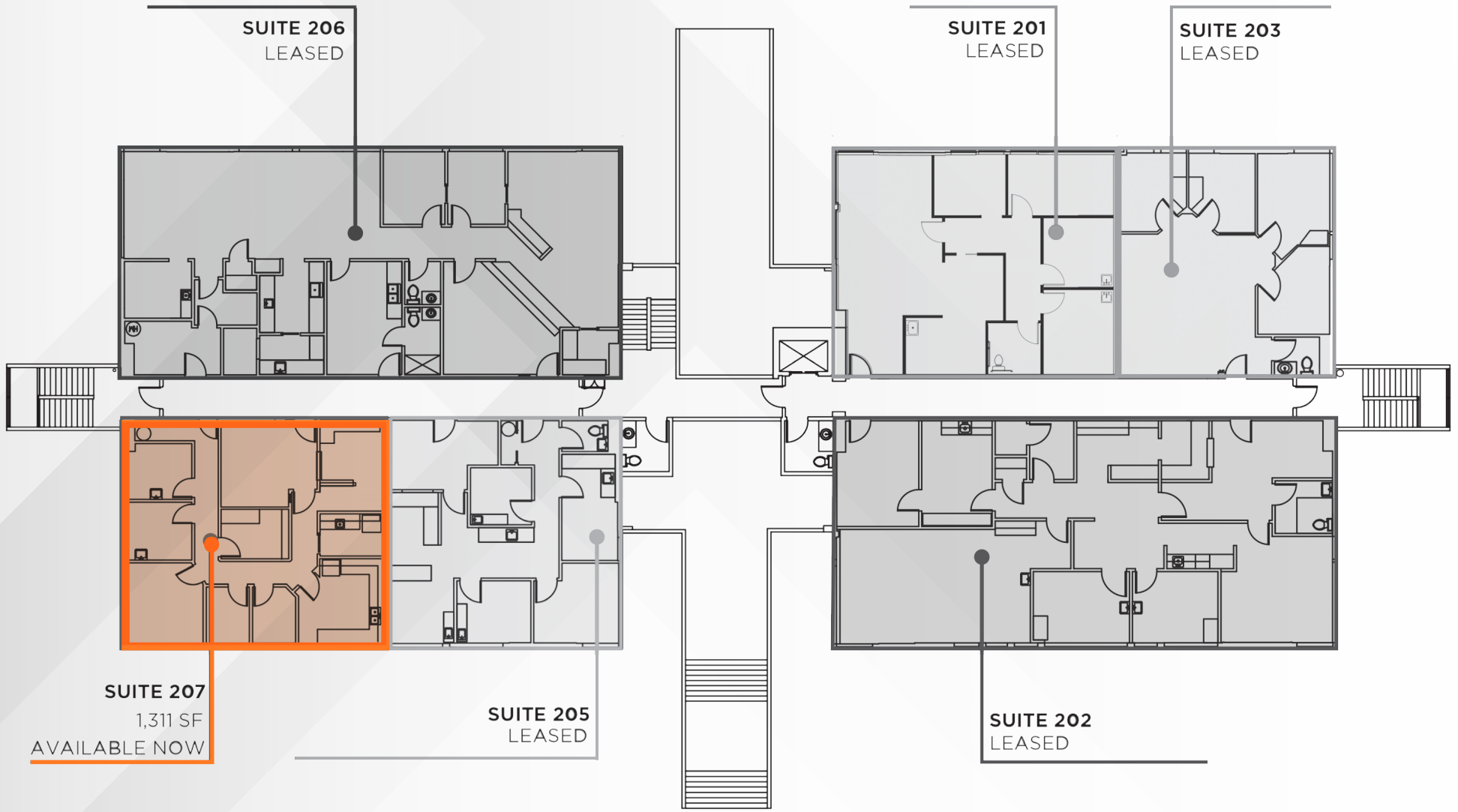
1515 116TH AVENUE NE, BELLEVUE, WA



FLOORPLAN



1515 116TH AVENUE NE, BELLEVUE, WA



SUITE 206
LEASED

SUITE 201
LEASED

SUITE 203
LEASED

SUITE 207
1,311 SF
AVAILABLE NOW

SUITE 205
LEASED

SUITE 202
LEASED

FLOORPLAN



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coho
MEDICAL GROUP

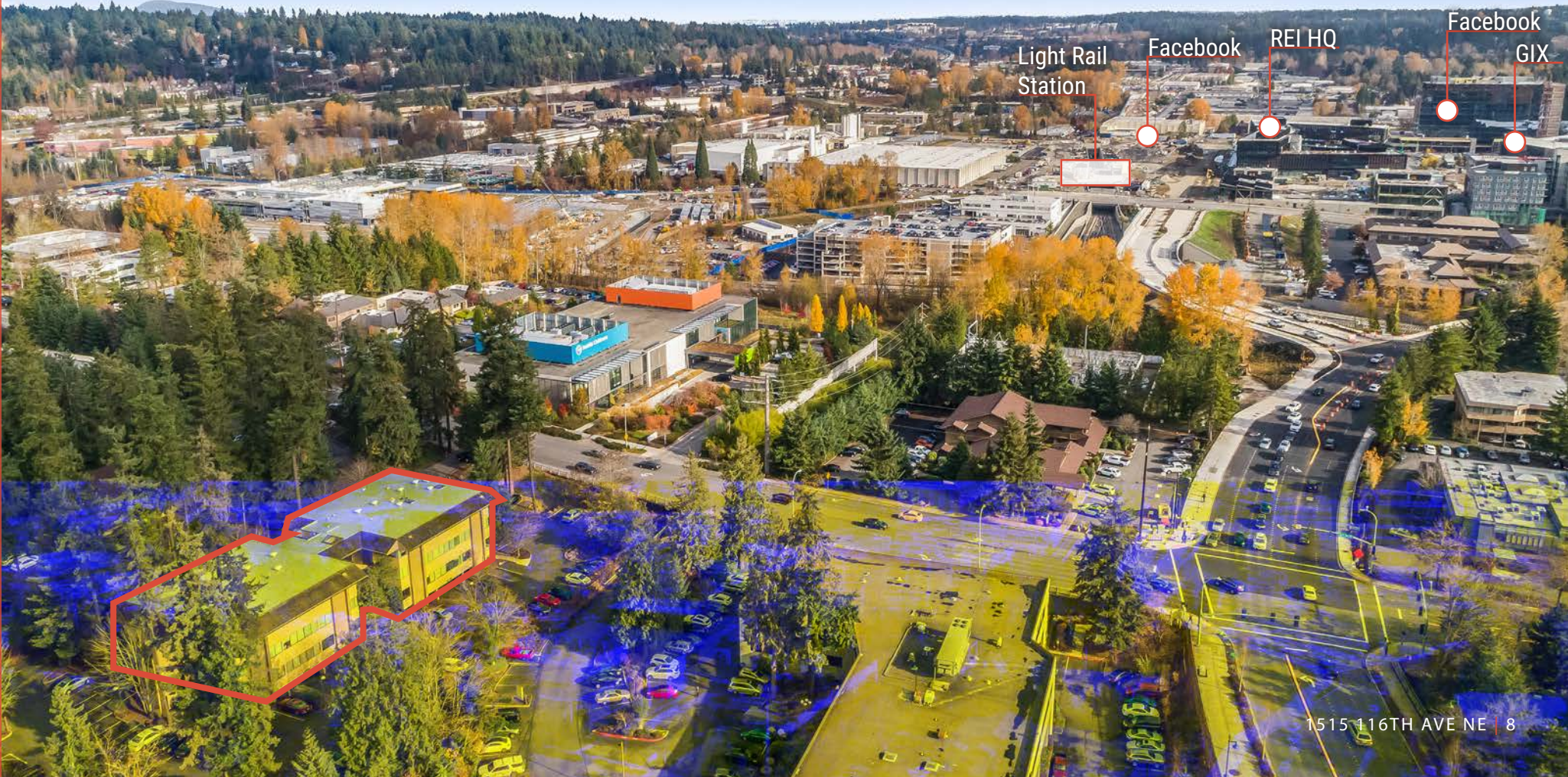


LOCATION

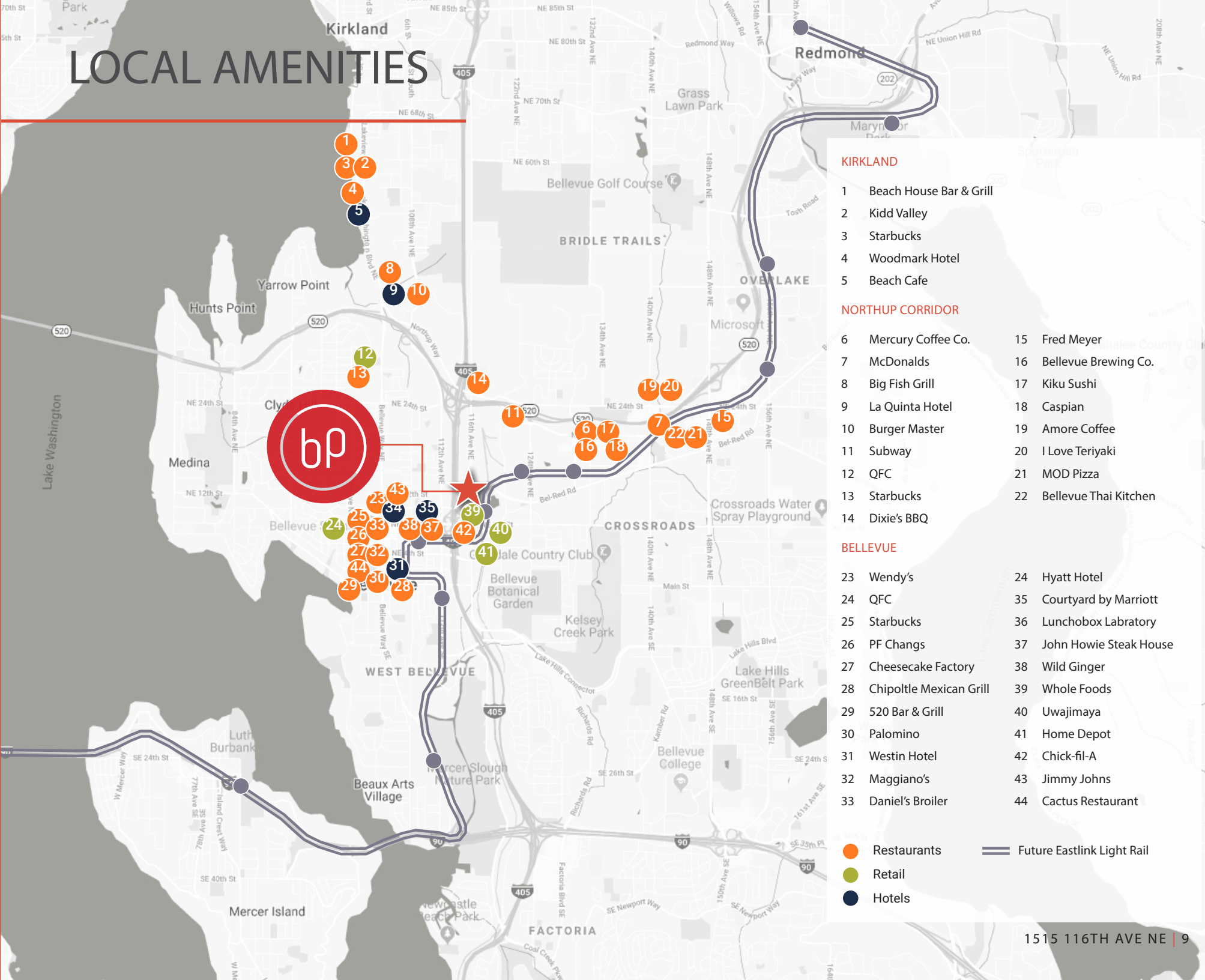
THE SPRING DISTRICT

The Spring District is a \$2.3 billion, 36-acre mixed-use urban development located in the 520 corridor. The development will include a light rail station as well as commercial, educational and residential projects, such as hotels, restaurants and diverse local shops. Three major office tenants have confirmed their occupancy in the Spring District: Facebook will occupy Block 6, Block 16 and Block 24; REI is building their global headquarters there; and the Global Innovation Exchange Building (GIX), a planned educational institute formed from a partnership between the University of Washington, Microsoft and Tsinghua University is located there..

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LOCAL AMENITIES



KIRKLAND

- 1 Beach House Bar & Grill
- 2 Kidd Valley
- 3 Starbucks
- 4 Woodmark Hotel
- 5 Beach Cafe

NORTHUP CORRIDOR

- 6 Mercury Coffee Co.
- 7 McDonalds
- 8 Big Fish Grill
- 9 La Quinta Hotel
- 10 Burger Master
- 11 Subway
- 12 QFC
- 13 Starbucks
- 14 Dixie's BBQ
- 15 Fred Meyer
- 16 Bellevue Brewing Co.
- 17 Kiku Sushi
- 18 Caspian
- 19 Amore Coffee
- 20 I Love Teriyaki
- 21 MOD Pizza
- 22 Bellevue Thai Kitchen

BELLEVUE

- 23 Wendy's
- 24 QFC
- 25 Starbucks
- 26 PF Changs
- 27 Cheesecake Factory
- 28 Chipotle Mexican Grill
- 29 520 Bar & Grill
- 30 Palomino
- 31 Westin Hotel
- 32 Maggiano's
- 33 Daniel's Broiler
- 24 Hyatt Hotel
- 35 Courtyard by Marriott
- 36 Luncheonbox Laboratory
- 37 John Howie Steak House
- 38 Wild Ginger
- 39 Whole Foods
- 40 Uwajimaya
- 41 Home Depot
- 42 Chick-fil-A
- 43 Jimmy Johns
- 44 Cactus Restaurant

- Restaurants
- Retail
- Hotels
- Future Eastlink Light Rail



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