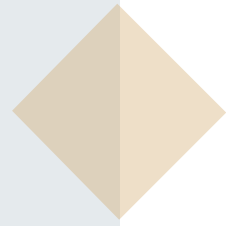


SIXTH + LENORA

2033 SIXTH AVE. SEATTLE, WA





JOIN THE

SEATTLE CULTURE

The Sixth & Lenora Building boasts iconic views and 11 stories of mid-century modern office space, blending modern finishes with timeless elegance.

Situated in the vibrant Denny Triangle neighborhood, the building is conveniently located near Amazon's famous sphere-shaped world headquarters, surrounded by restaurants, coffee shops, luxury residential towers, and entertainment venues.

167,140 RSF

OFFICE SPACE

11 FLOORS

OF OFFICES &
LOWER-LEVEL RETAIL



- ◆ A GENEROUS HOST OF ON-SITE TENANT AMENITIES
- ◆ QUICK ACCESS TO NORTH AND SOUTH-BOUND I-5 AND SR-99
- ◆ FLEXIBLE 15K RSF FLOOR PLATES TO ACCOMMODATE TENANTS OF ALL SIZES
- ◆ WALKING DISTANCE TO THE WESTLAKE TRANSIT STATION, SOUTH LAKE UNION STREETCAR AND BUS ROUTES ALONG THE THIRD AVENUE TRANSIT CORRIDOR
- ◆ CLOSE PROXIMITY TO POPULAR SHOPPING, DINING, HOTELS, AND MORE

[CLICK HERE TO
VIEW AVAILABILITIES](#)



S+L

MODERN AMENITIES

EFFORTLESS CONVENIENCE

Sixth & Lenora offers a richly amenitized environment, featuring conferencing solutions, ground floor retail, and seamless fiber optic access to the Westin Building Exchange – recognized as Seattle's foremost telecommunications carrier hotel.

BUILDING AMENITIES

- Employee and visitor parking and bike storage at the skybridge connected Westin Garage
- Access-controlled card key entry system
- Security personnel patrol during/after business hours and on weekends
- CCTV cameras throughout the property
- Dimitriou's Jazz Alley night club and Robert Leonard Salon on-site
- Tenant mailroom
- Large conference room
- Shower facility
- On-site storage
- Fiber optic telecommunication and connectivity
- On-site building engineer
- Adjacent Amazon programming fosters innovation, collaboration, and networking opportunities
- On-site Avanti Market





CLIMATE PLEDGE ARENA



MOPOP MUSEUM OF POP CULTURE

CHIHULY GARDEN AND GLASS

SPACE NEEDLE



OLYMPIC SCULPTURE PARK

S+L

PACIFIC PLACE

MOORE THEATRE

WESTLAKE CENTER

PUBLIC MARKET CENTER
PIKE PLACE MARKET



SEATTLE AQUARIUM

BENAROYA HALL

SAM SEATTLE ART MUSEUM



SEATTLE FERRY TERMINAL

SEATTLE

LUMEN FIELD



T-MOBILE PARK

WITHIN A 5-MIN WALK

- Fitness
- Food and Beverage
- Shopping
- Arts & Culture

S+L

EMBRACE THE SEATTLE EXPERIENCE

Located in Seattle's downtown core, between bustling Pike Place Market and the city's vibrant retail district, Sixth & Lenora is just steps away from restaurants, shops, attractions, hotels and many more of the Emerald City's most popular destinations.

Sixth & Lenora's central location also puts tenants in close proximity to Interstate 5 and Highway 99, while offering easy access to Westlake Center Transit Station, the Monorail, Seattle ferry terminals, and more transit options.

99

WALK SCORE

100

TRANSIT SCORE

78

BIKE SCORE

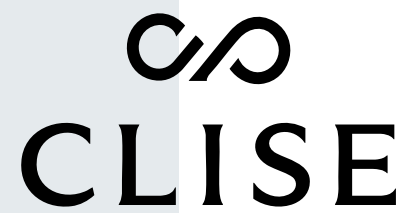


EXPLORE THE
NEIGHBORHOOD





BUILDING SEATTLE'S FUTURE SINCE 1889



Founded by JW Clise in the aftermath of the Great Seattle Fire, Clise Properties boasts a legacy marked by resilience and vision. Across four generations of leadership, the company has played a pivotal role in rebuilding the city from the ground up. Today, the Clise portfolio encompasses a collection of classic and contemporary assets across Seattle and the Pacific Northwest.



SIXTH + LENORA

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