

1801 BUILDING

1801 130th Ave NE, Suite 100 | Bellevue, WA 98005

FOR LEASE



WATCH ME



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for the 1801 Building, Suite 100, located on 1801 130th Ave NE,
Bellevue, Washington 98005.**

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EXCLUSIVE LISTING BROKER

CAL C. MITCHELL, CCIM



Principal \ Managing Broker \ MCNE

Hello: 425.922.2886

Email: cal@ccmcommercial.com

CCM COMMERCIAL

12400 SE 38th St.

Suite 53312

Bellevue, WA 98006



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1801 BUILDING is located in the heart of the Bel-Red Corridor. This premier location has plenty of **FREE PARKING**. Signage is available. Minutes to SR520, I-405, Downtown Bellevue with a plethora of amenities nearby. Suite 100 incorporates both office and warehouse/storage space (different rates apply).

TOUR INSTRUCTIONS: Please call or text Cal at **(425) 922-2286**. No tours without Listing Agent present. Do not contact owner or disturb employees.

PROPERTY INFORMATION

FOR LEASE

Suite 100
(Office + Warehouse/Storage Space)

SIZE & RATES

Office Size: 2,153 SF
Office Rate: \$18.00 / RSF / YR + NNN

Warehouse Size: 825 SF
Warehouse Rate: \$16.00 / RSF / YR + NNN

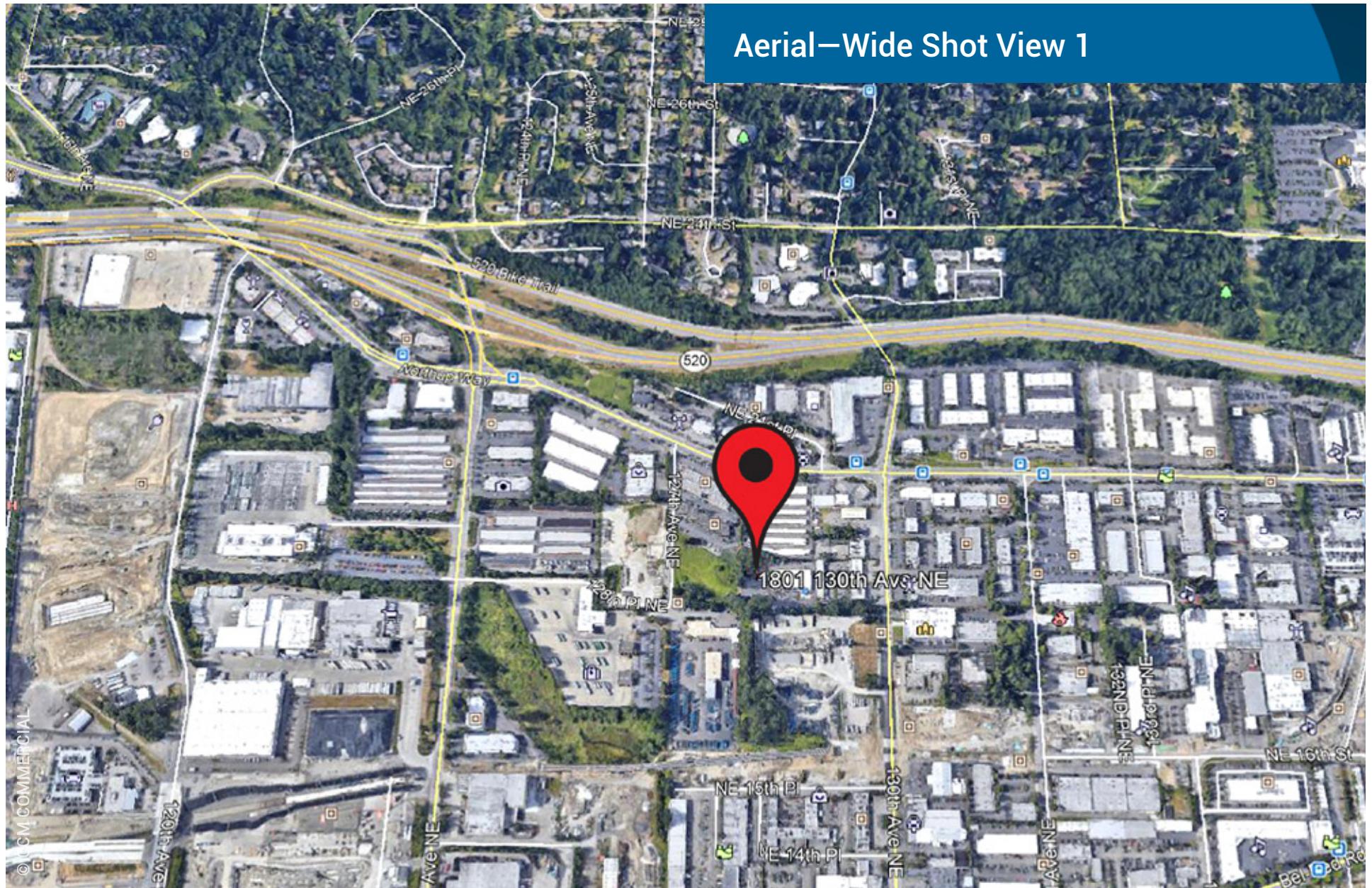
NNN: \$7.27 RSF / YR

PROPERTY / BUSINESS FEATURES

- Located in the Heart of the Bel-Red Corridor
- 6 Private Offices, Reception, Conference Room, 2 Restrooms, Kitchenette/Breakroom
- Yard Space w/ Grade Level & Dock Ramps Available
- Abundant Free Parking (Ratio: 5.4/1000)
- Building Signage Available
- Property Type: Commercial / Retail
- Zoning: BR-RC-1 (Bel-Red, Residential/Commercial-1)
- Minutes to Microsoft, Redmond Campus
- Minutes to SR520, I-405 & Downtown Bellevue
- Minutes to Local Amenities Nearby

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Aerial—Wide Shot View 1



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Aerial—Wide Shot View 2



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Aerial—Overhead View 1



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Aerial—Overhead View 2



Exterior Building View



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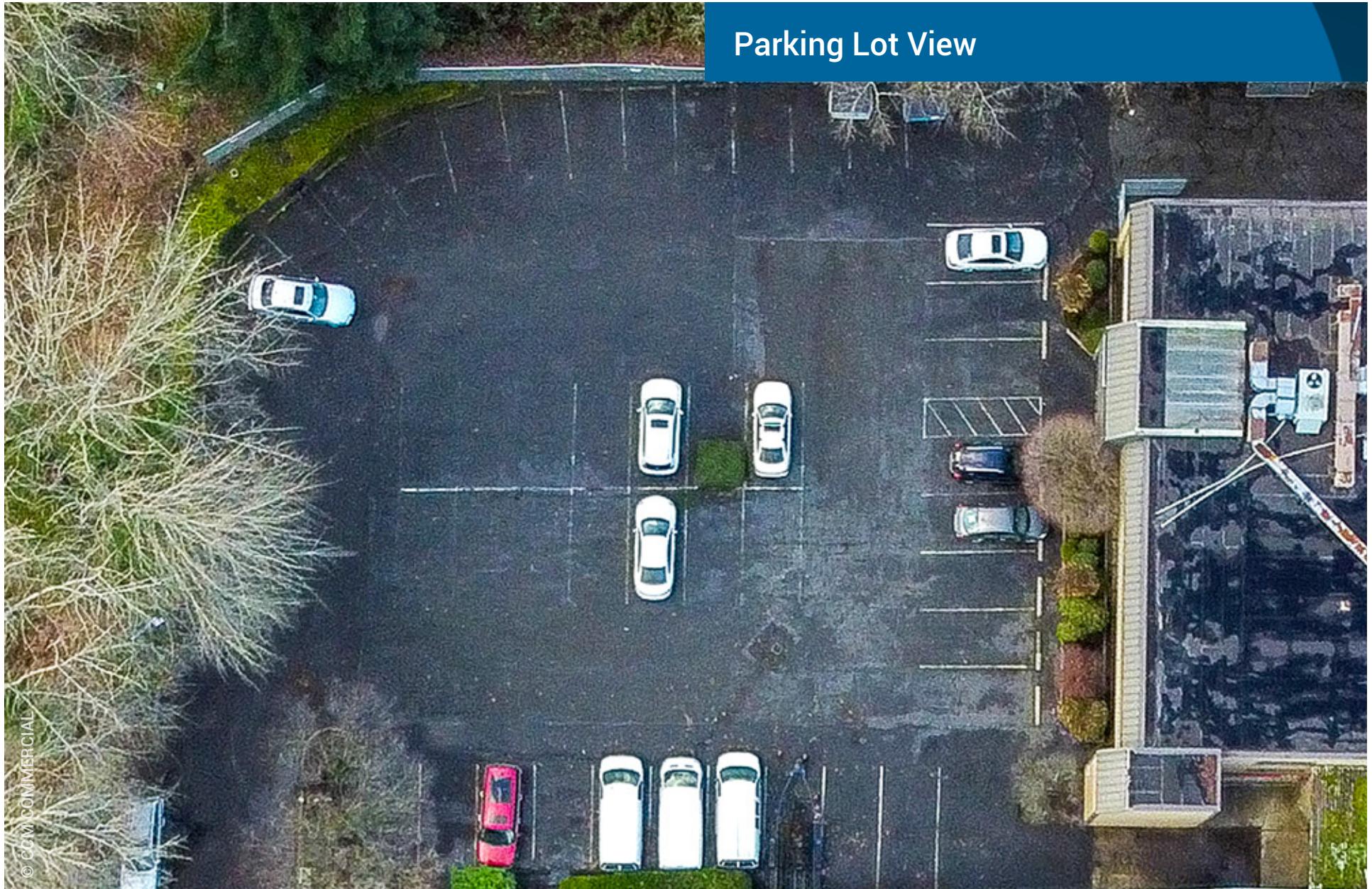
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Parking Lot View



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Minutes to Downtown Bellevue



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Multiple Businesses / Amenities Nearby



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Minutes to I-405 & SR520



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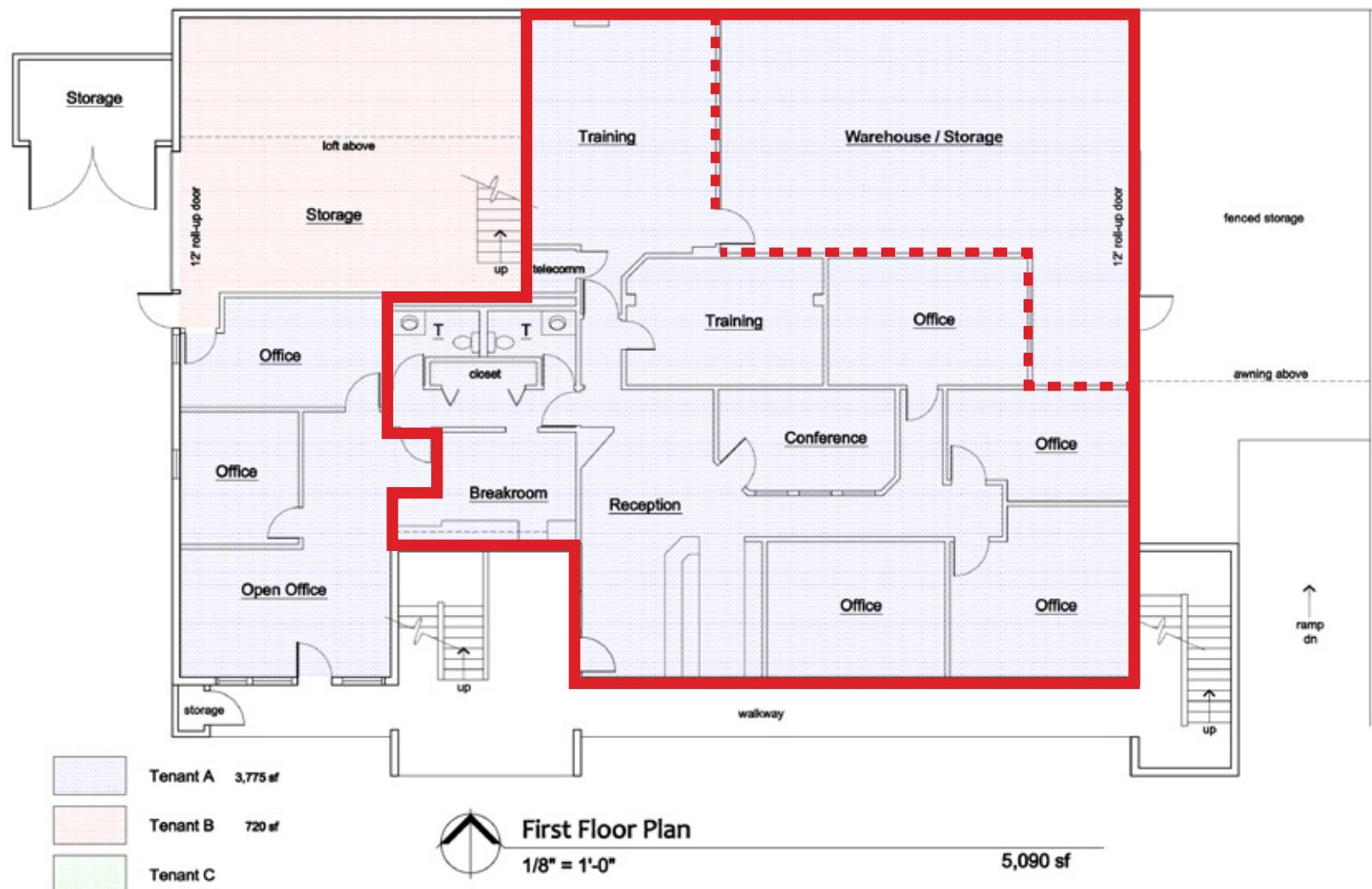
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Floor Plan—Suite 100



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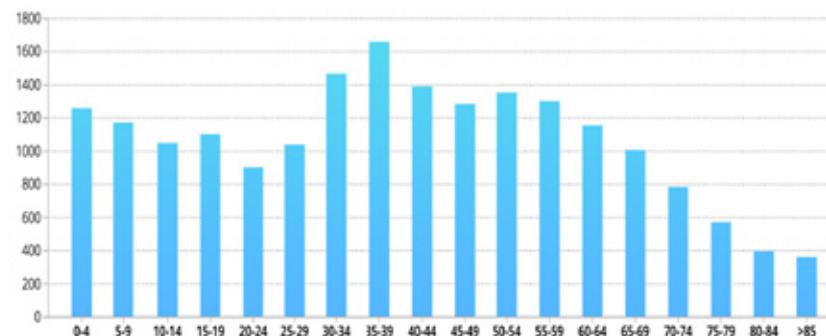
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Neighborhood Demographics

POPULATION

Estimated Population	19,214
Population Growth (since 2010)	8.5%
Population Density (ppf / mile)	2,561
Median Age	39.92

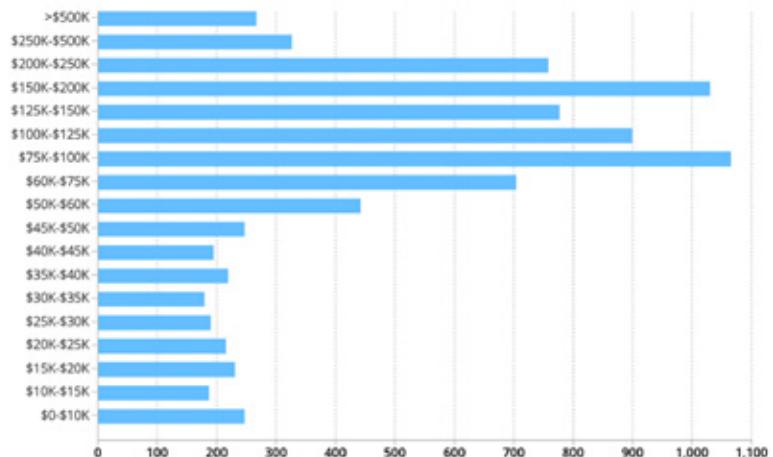
AGE



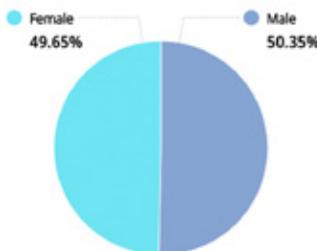
HOUSEHOLD

Number of Households	8,197
Household Size (ppl)	2
Households w/ Children	2,338

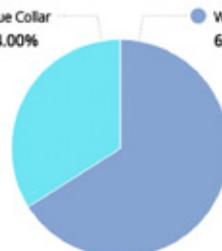
HOUSEHOLD INCOME



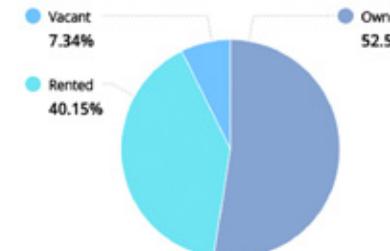
GENDER



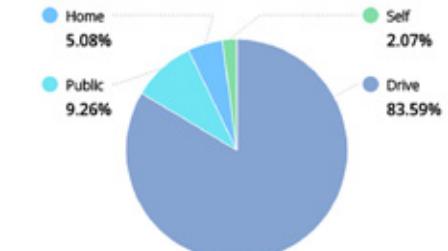
WORKFORCE



OCCUPANCY



COMMUTE METHOD



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Aerial Map & Amenities

