

FOR LEASE 10940 & 11000 NE 33rd PL | Bellevue, WA

# EVERGREEN OFFICE PARK



**NEWMARK**

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# LOCATION

DOWNTOWN BELLEVUE

EVERGREEN OFFICE PARK

520





# AVAILABLE SPACE



360 DEGREE VIEW OF COURTYARD

## Building I - 10940 NE 33rd Place

Suite	Available SF	Rental Rate	Comments
103	4,288 SF	Call For Rate	Available Now
110	1,150 SF	Call For Rate	Available Now
212	1,446 SF	Call For Rate	Available Nov. 2024

## Building II - 11000 NE 33rd Place

Suite	Available SF	Rental Rate	Comments
102	3,819 SF	Call For Rate	Available Now
302	5,784 SF	Call For Rate	Available Now
320	1,847 SF	Call For Rate	Available Now





# FACT SHEET

<b>Property Addresses</b>	Building I: 10940 NE 33rd Place, Bellevue, WA Building II: 11000 NE 33rd Place, Bellevue, WA
<b>Year Built</b>	1986 (renovated 2018)
<b>Operating Expenses</b>	2024 NNN Expense Estimate: \$13.50 / RSF
<b>Floors</b>	Building I: Two (2) Stories Building II: Three (3) Stories
<b>Parking</b>	3.6/1,000 SF (Free surface parking, covered parking available at market rates)
<b>Freeway Access</b>	Centrally located at the interchange of SR520 and I-405
<b>Internet/Telecom Providers</b>	Comcast   TW Telecom   Frontier
<b>Electrical System</b>	Power provided through vault-mounted transformers. Each building's main distribution panel consists of a 1,000 Amp, 277/480 Volt, 3-phase, 4 wire, 4 section main distribution panels
<b>Building Hours</b>	24 hour access, 365 days per year security hours for front doors: 7:30am - 6:00pm. HVAC hours (M - F): 7:30am - 6:00pm. After hours HVAC available on demand



# BUILDING I

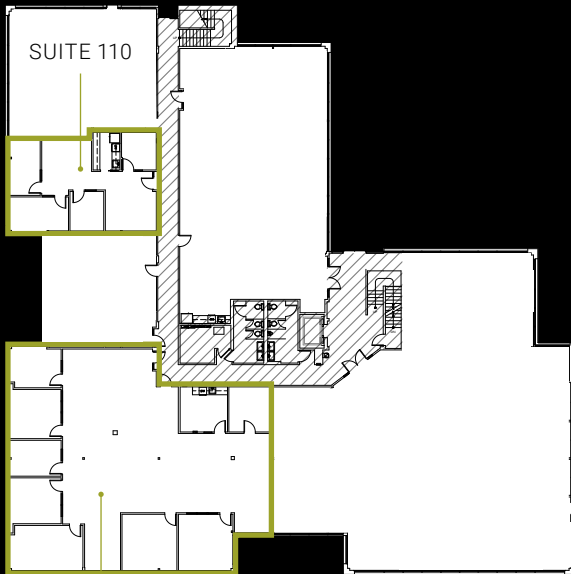
## FIRST FLOOR OFFICE

AVAILABLE

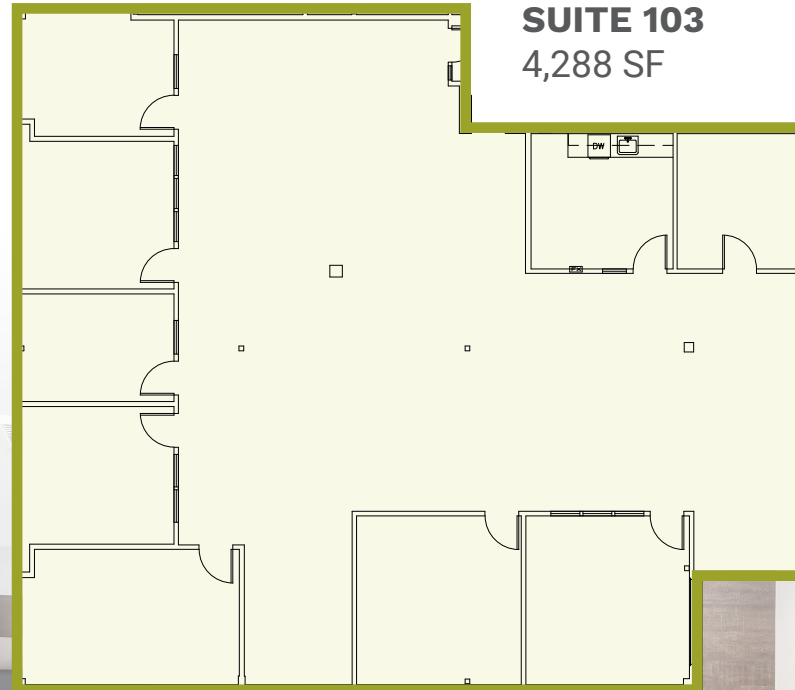
SUITE 103

4,288 SF

AVAILABLE NOW



SUITE 103



SUITE 103

4,288 SF



[CLICK HERE TO TAKE A VIRTUAL TOUR](#)

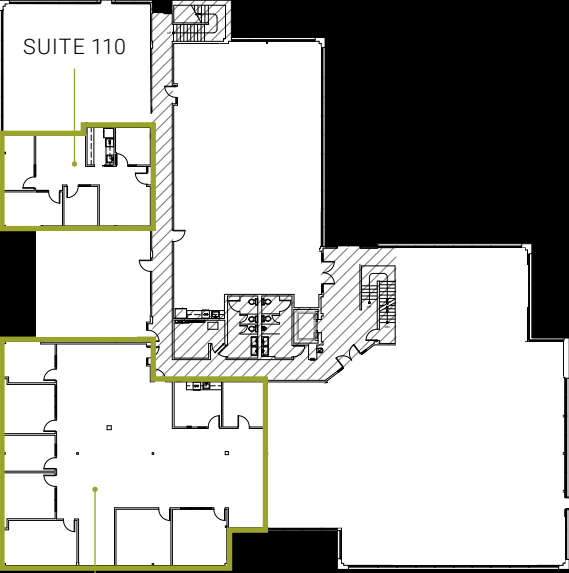


**BUILDING I**  
**FIRST FLOOR OFFICE**

AVAILABLE

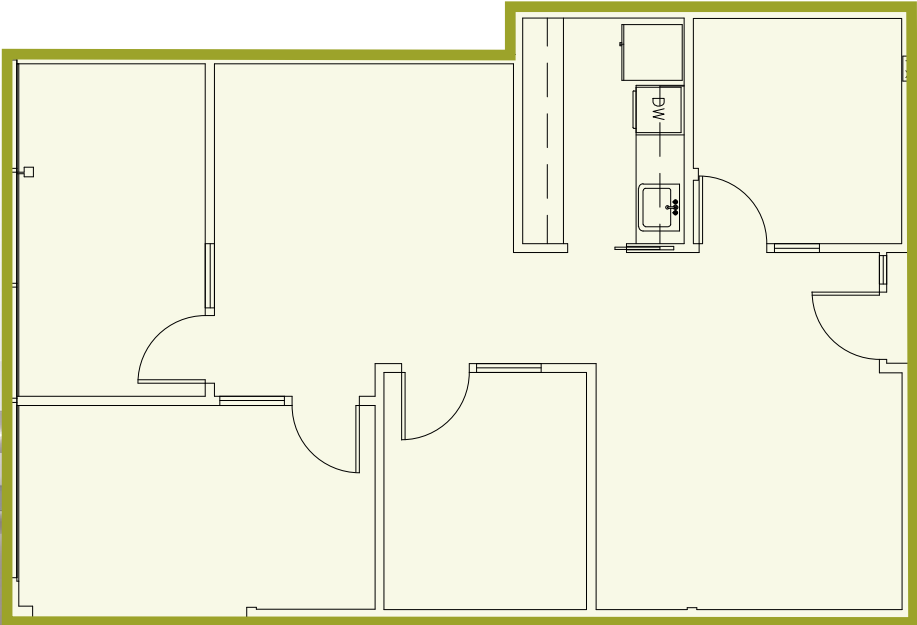
SUITE 110

1,150 SF  
AVAILABLE NOW



SUITE 103

**SUITE 110**  
1,150 SF



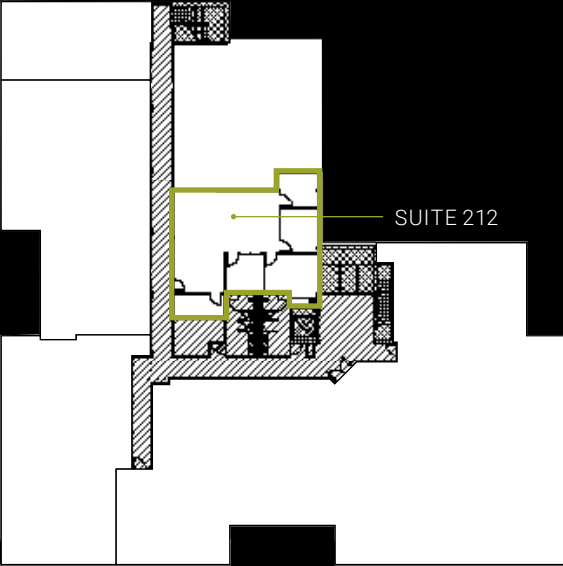
**BUILDING I**  
**SECOND FLOOR OFFICE**

AVAILABLE

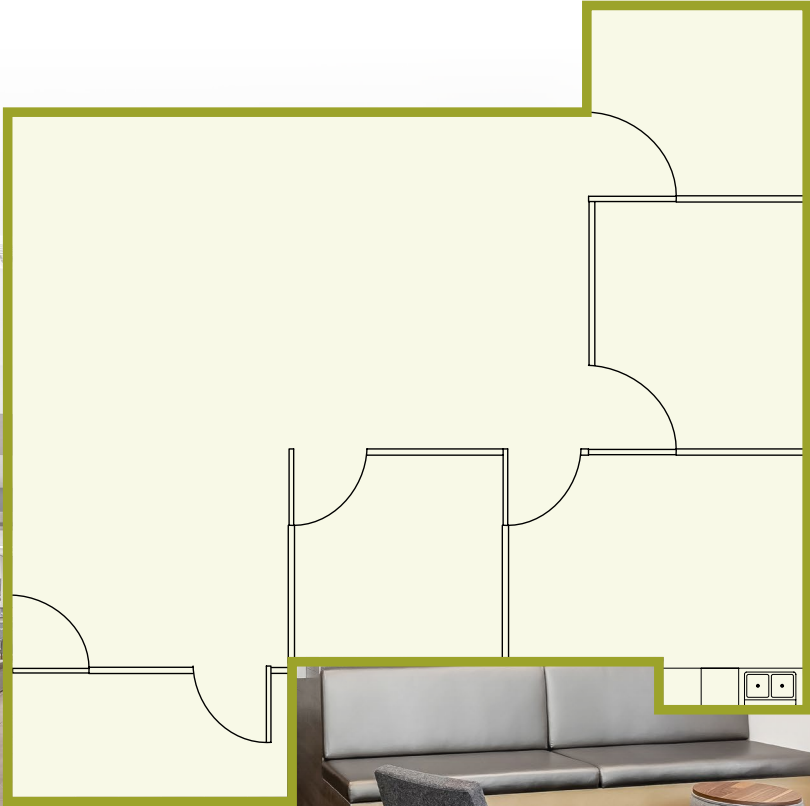
SUITE 212

1,446 SF

AVAILABLE NOV. 2024



**SUITE 212**  
1,446 SF



**BUILDING II**  
**FIRST FLOOR OFFICE**

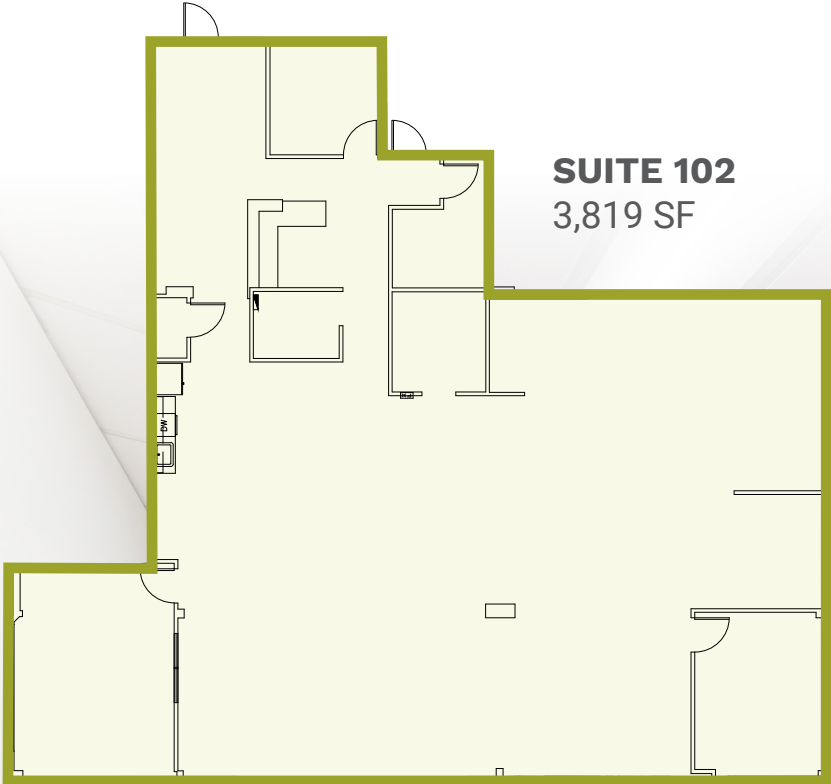
AVAILABLE

SUITE 102

3,819 SF  
AVAILABLE NOW



SUITE 102



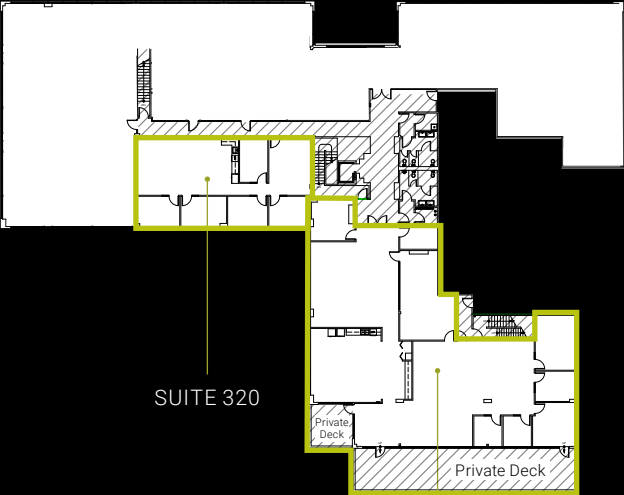
**SUITE 102**  
3,819 SF



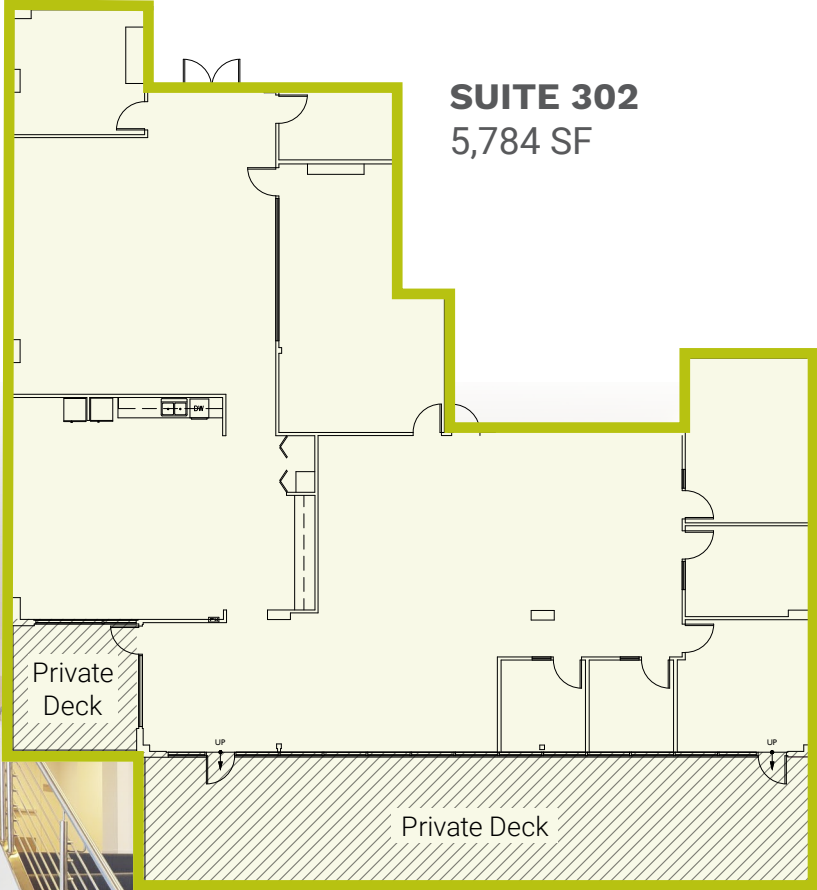
**BUILDING II**  
**THIRD FLOOR OFFICE**

AVAILABLE

SUITE 302  
5,784 SF  
AVAILABLE NOW



SUITE 302



**SUITE 302**  
5,784 SF

Private Deck

Private Deck

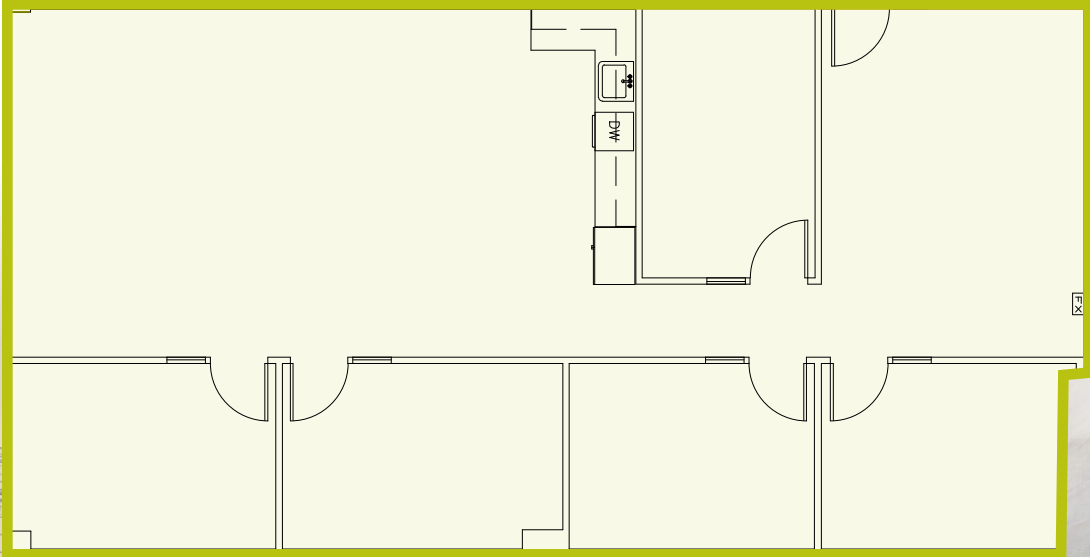




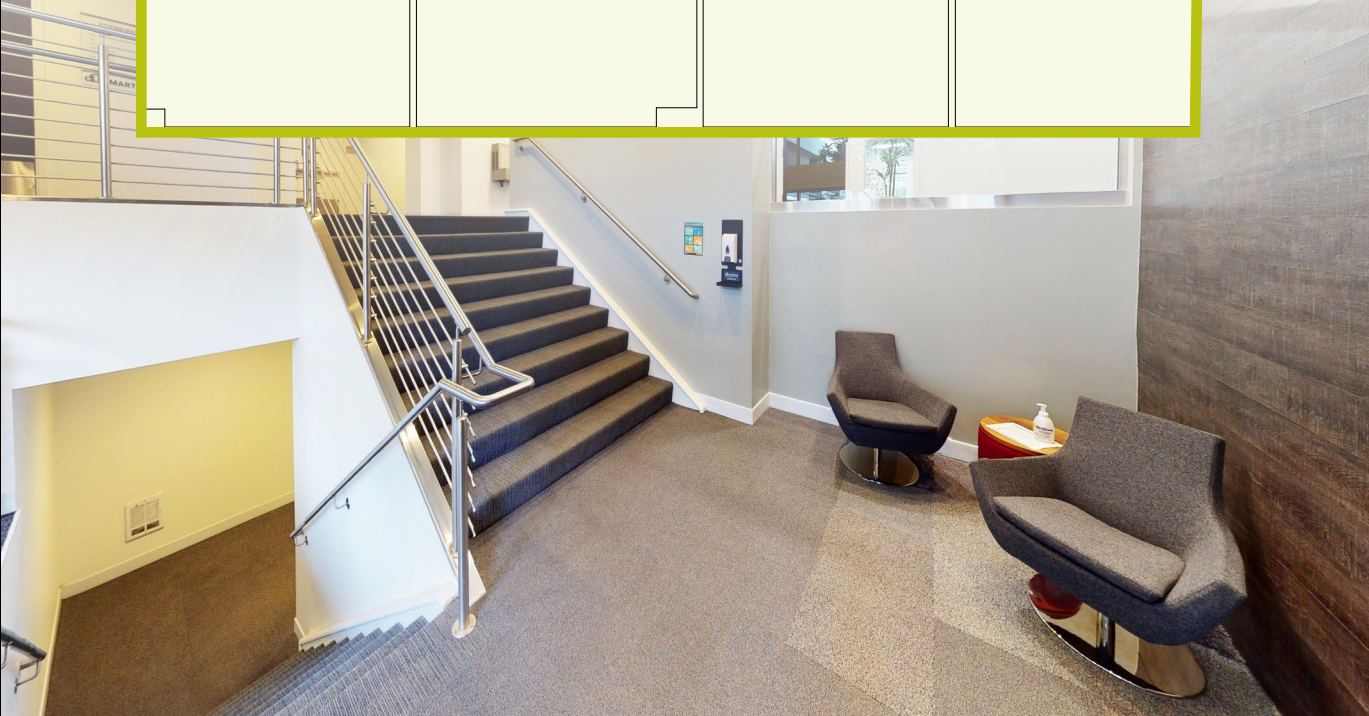
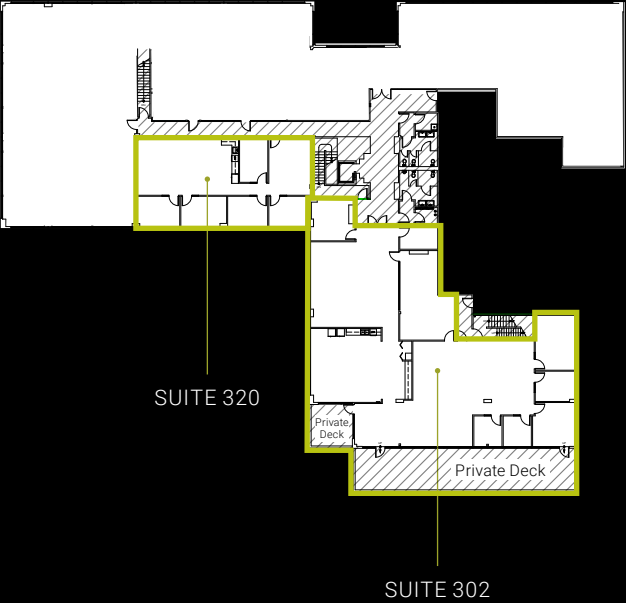
**BUILDING II**  
**THIRD FLOOR OFFICE**

AVAILABLE

**SUITE 320**  
1,847 SF



SUITE 320  
1,847 SF  
AVAILABLE NOW





# LOCAL AMENITIES

1. Starbucks
2. Brief Encounter
3. Sushi in Joy
4. Tuscan Stone Pizza
5. Poppinjay's - A Cafe
6. Burgermaster
7. Poppinjay's - A Cafe
8. Courage House
9. Dixie's BBQ
10. Beijing Duck Palace
11. Subway
12. Carillon Kitchen
13. Como
14. El Encanto
15. Le Grand
16. Starbucks



Transit

