

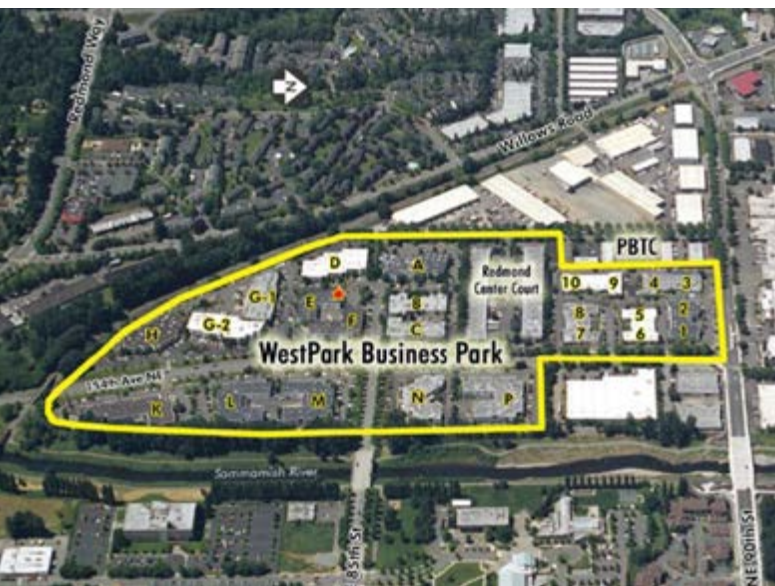


**CUSHMAN &
WAKEFIELD**

FOR SUBLEASE WESTPARK BUSINESS PARK, BLDG. N SUITE 140

8620 154TH AVE., NE, REDMOND, WA 98052

2,832 SF TOTAL AVAILABLE
1,344 SF OFFICE
1,488 SF AVAILABLE WAREHOUSE



SUBLEASE HIGHLIGHTS

- OFFICE/FLEX SPACE, AVAILABLE NOW
- RATE: NEGOTIABLE
- SOME FURNITURE CAN BE MADE AVAILABLE
- SUBLEASE AVAILABLE THROUGH 12/31/29, SUBLANDLORD WILL CONSIDER SHORTER TERM
- ONE GRADE LEVEL DOOR & ACCESS TO ONE DOCK HIGH
- ADDITIONAL SPACE CAN BE MADE AVAILABLE

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FLOORPLANS

SUITE 140 - 2,832 SQUARE FEET



BUILDING HIGHLIGHTS

- PARKING RATIO OF 3.20/1000 SF
- EASY ACCESS TO SR-520 & I-405, ALONG WITH BUS LINES
- ON-SITE TENT AMENITY CENTER (WESTPARK HUB) INCLUDES: GYM, SHOWERS, INDOOR BIKE STORAGE, BASKETBALL COURT, FIREPIT, MULTIPLE CONFERENCE ROOMS AND A NEW COFFEE SHOP.

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