

NORTHEdge

1621 N 34TH STREET | SEATTLE, WA 98103

205,138 RSF

HEADQUARTER SUBLEASE OPPORTUNITY



CBRE

HIGHLIGHTS



Available
February 2024



Sublease term through
September 30, 2027



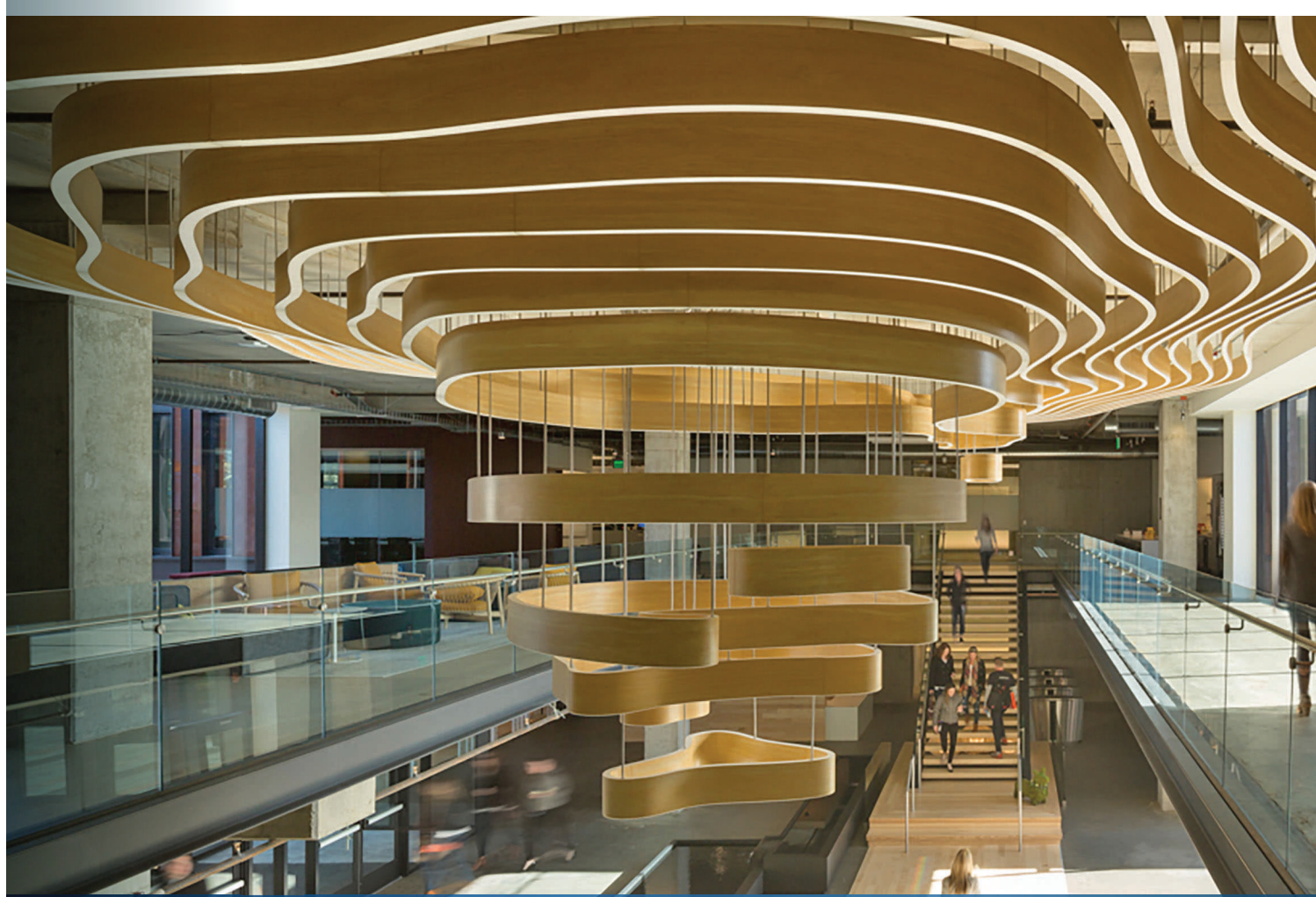
Furnished high-end
tech space



Views of Lake Union
and city skyline



Parking: 312 covered stalls;
\$215.00 per stall



AMENITIES



Roof-top terrace
with lake and city
views for gathering



Tranquil water
feature in lobby



LEED Silver
certified building



Private
landscaped
courtyards



Secure bike
storage, lockers
& showers



BUILDING BREAKDOWN

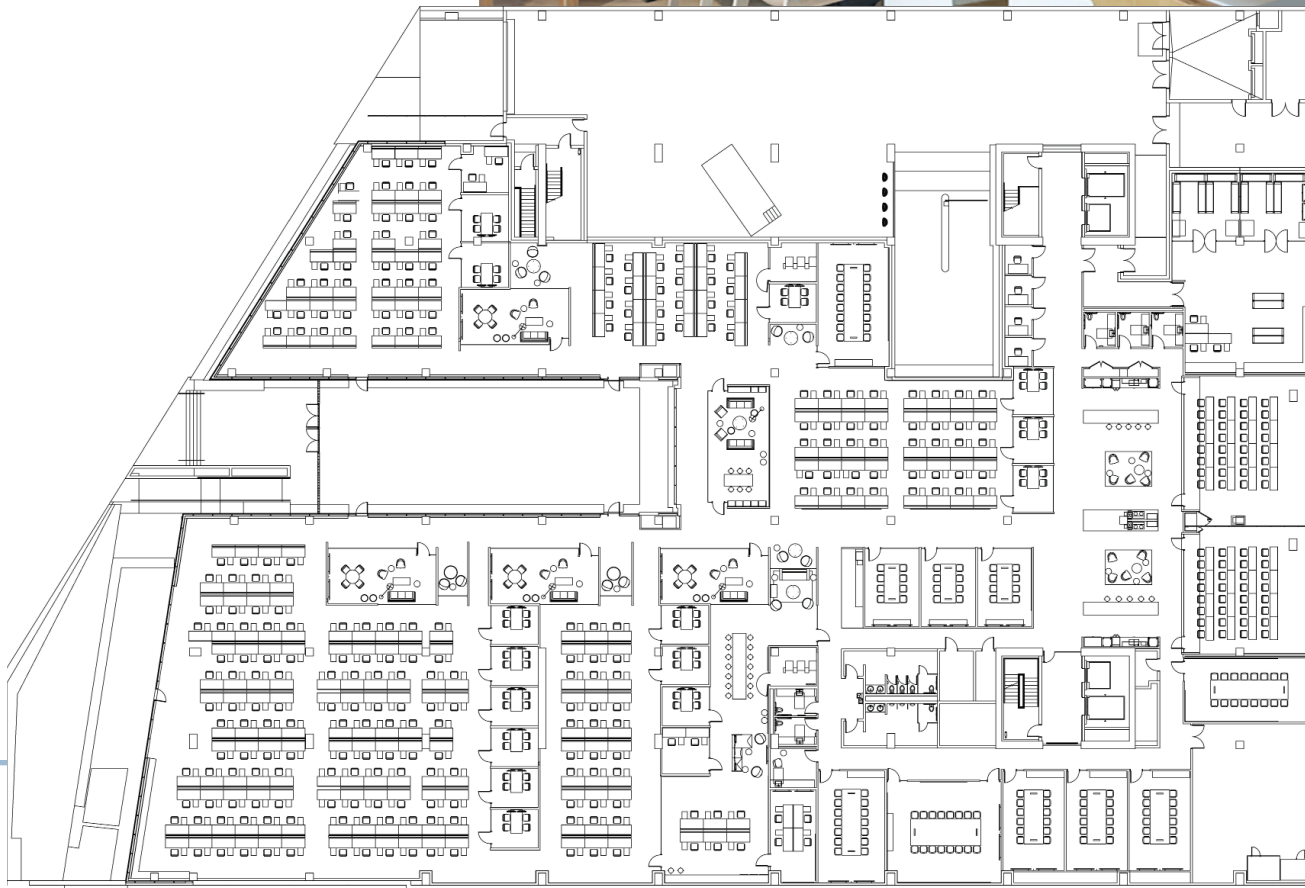
FLOOR 1	50,838 RSF	257 Seats
FLOOR 2	50,838 RSF	341 Seats
FLOOR 3	50,837 RSF	315 Seats
FLOOR 4	50,837 RSF	199 Seats
TERRACE	1,788 RSF	
Total	205,138 RSF	1,112 seats

NOTE: building is not divisible



FLOOR 1

50,838 RSF



257 WORKSTATIONS

1 TRAINING ROOM (64 SEATS)

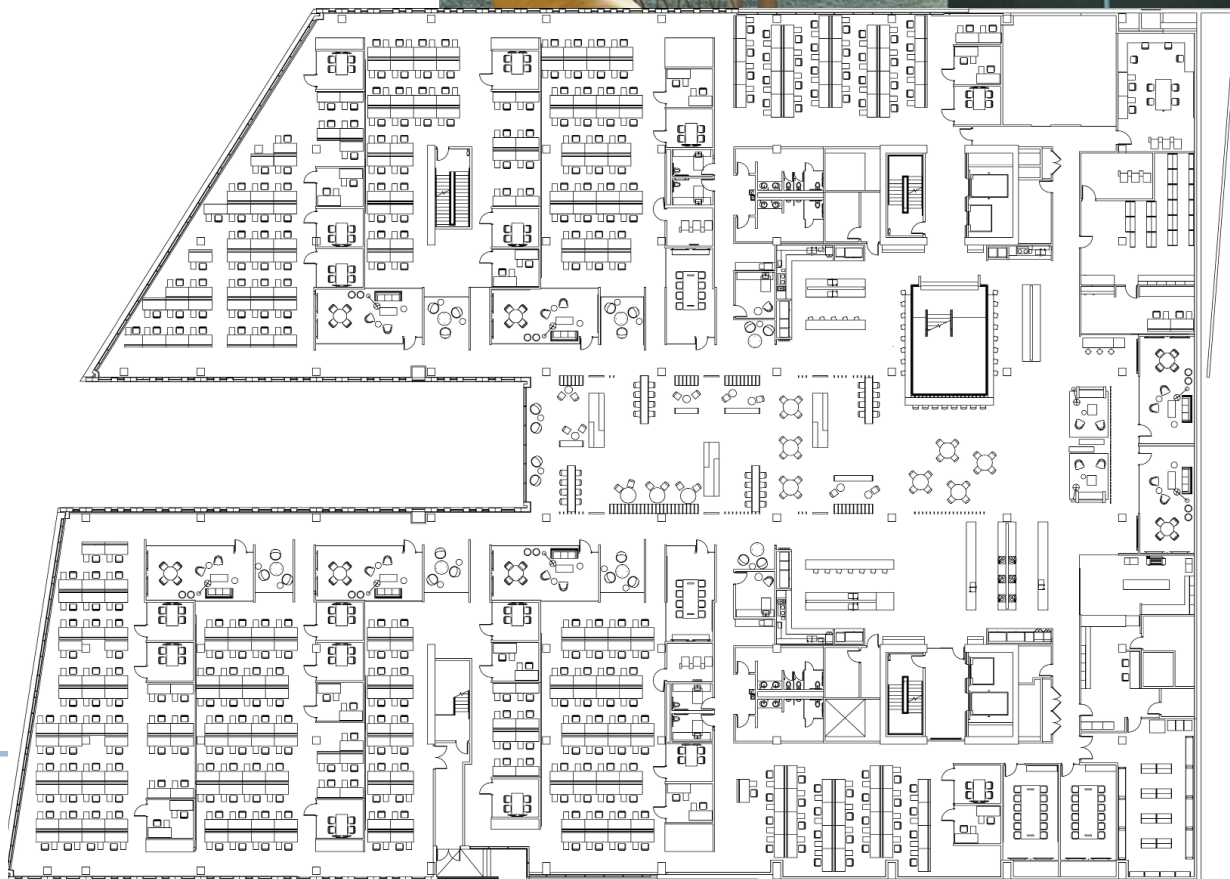
15 CONFERENCE ROOMS

1 CAFE

1 MAIL ROOM

FLOOR 2

50,838 RSF



341 WORKSTATIONS

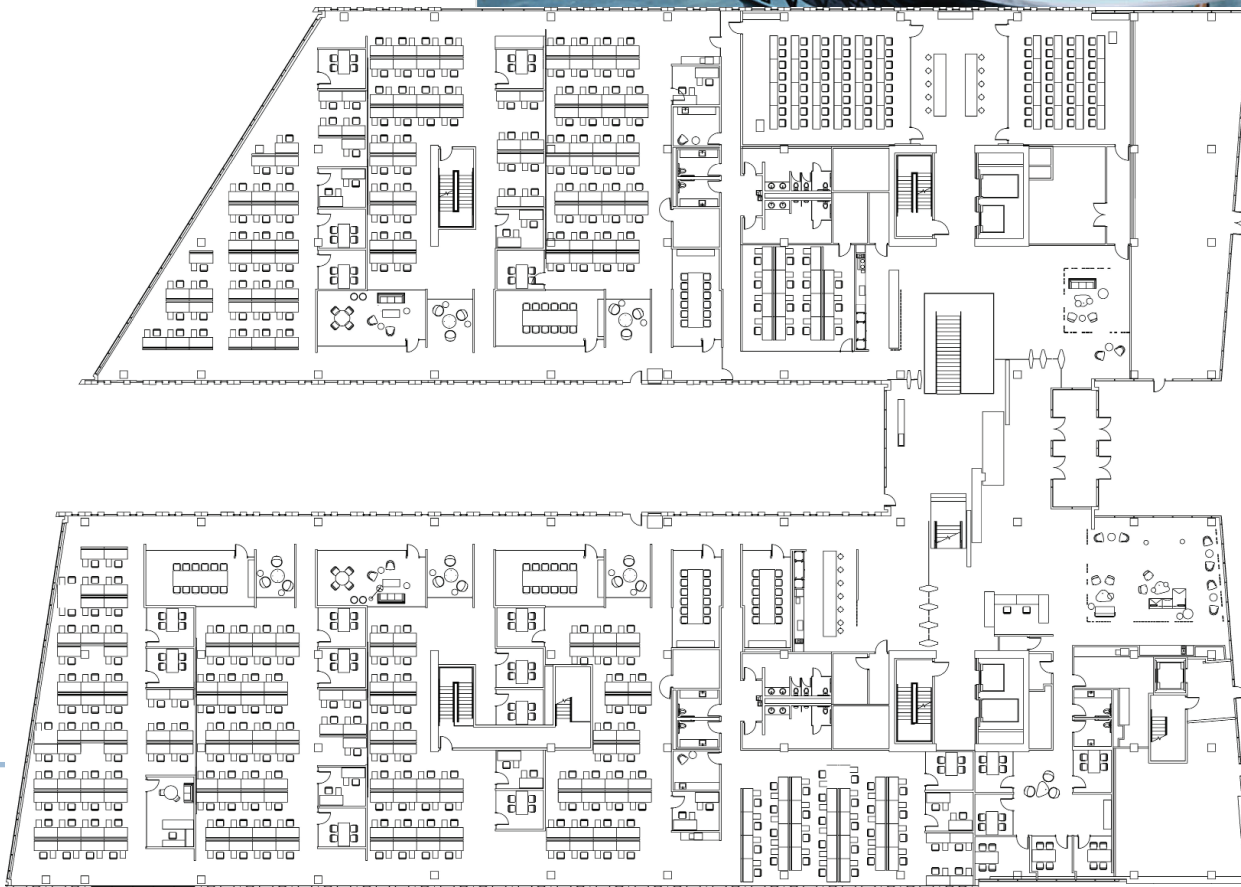
13 CONFERENCE ROOMS

1 CAFETERIA (FULL-SERVICE)

1 GAME ROOM

FLOOR 3

50,837 RSF



315 WORKSTATIONS

2 TRAINING ROOMS (80 SEATS TOTAL)

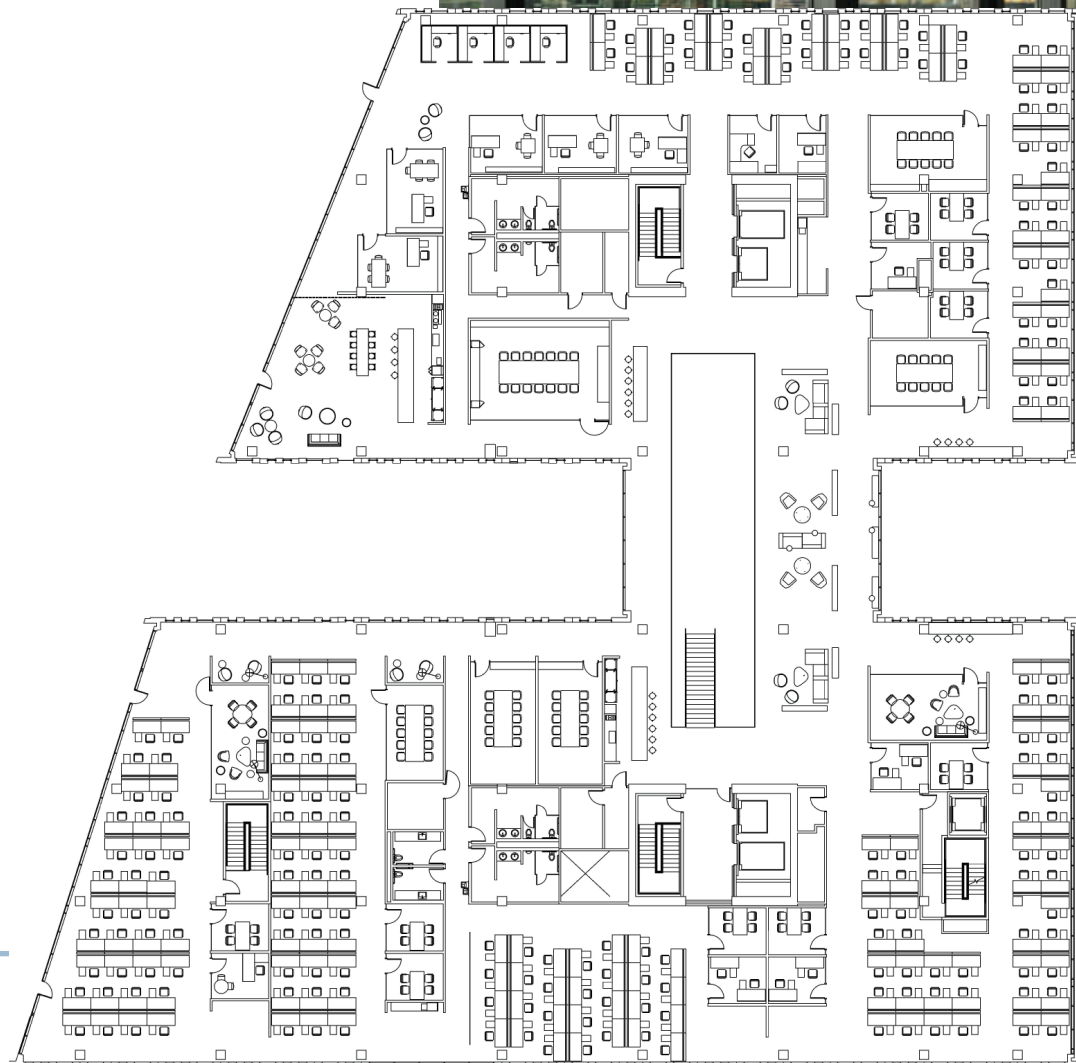
8 CONFERENCE ROOMS

1 CAFE

1 RECEPTION WITH SECURITY TURNSTILES

FLOOR 4

50,837 RSF



- 199 WORKSTATIONS
- 7 EXECUTIVE OFFICES
- 6 CONFERENCE ROOMS
- 1 CAFE
- 1 ROOFTOP TERRACE

LOCATION

99

Direct access to Hwy-99



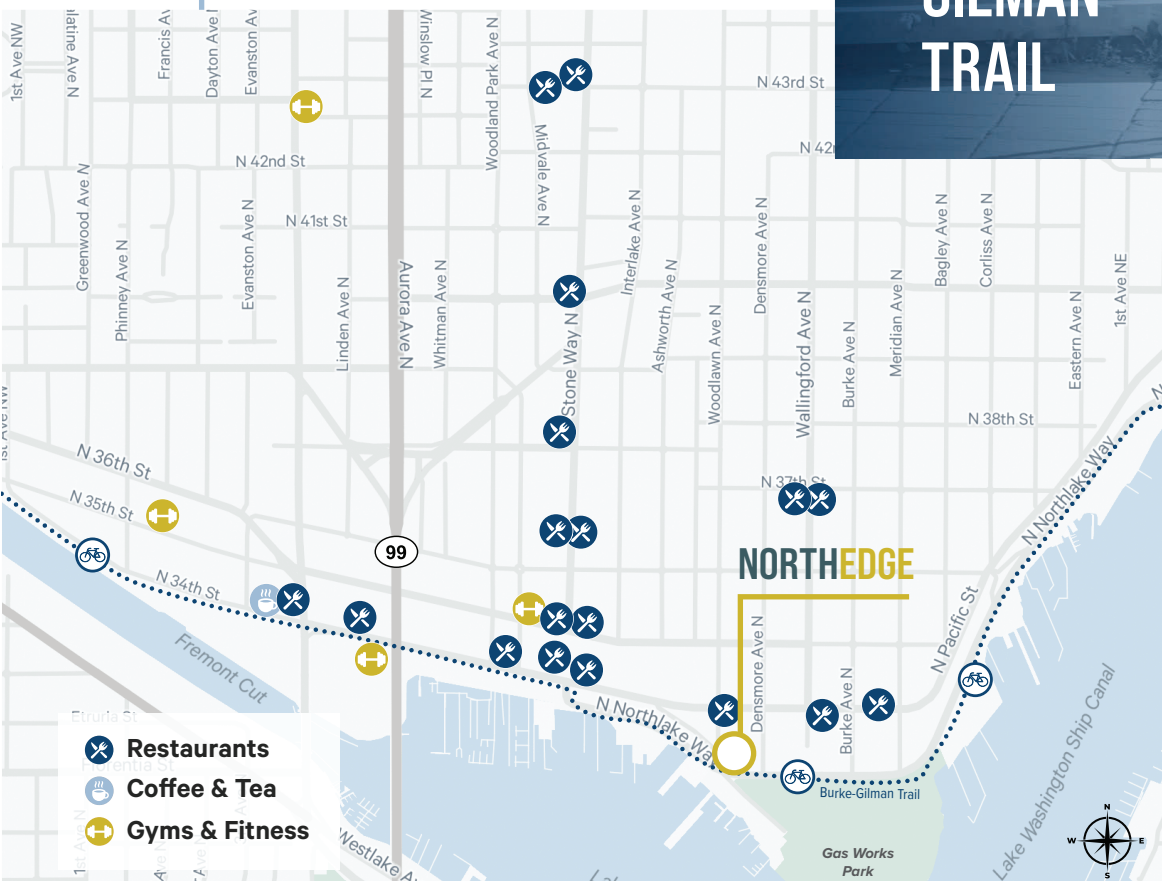
Close to restaurants and amenities



Transit and bike friendly location with direct access to the Burke Gilman Trail and Gas Works Park



DIRECT
ACCESS
TO THE
**BURKE
GILMAN
TRAIL**



9

MINUTES
TO SEATTLE
CBD

7

MINUTES
TO SOUTH
LAKE UNION

5

MINUTES
TO UNIVERSITY
OF WASHINGTON

NORTHEdge

205,138 RSF

HEADQUARTER

SUBLEASE OPPORTUNITY

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CBRE

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