

BRODERICK
GROUP



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THIRD AVE

SEATTLE, WASHINGTON

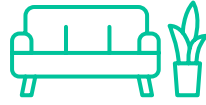
Sublease
9,171 RSF - 101,904 RSF

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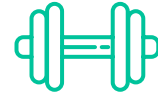
THIRD AVE

SUBLEASE

Building Highlights



FURNITURE
INCLUDED



ON-SITE
FITNESS
CENTER



ON-SITE BIKE
STORAGE



MINUTES
FROM FERRY
TERMINAL



NEARBY
SHOPPING &
RESTAURANTS



EASY ACCESS
TO NEARBY
TRANSIT

Available Space

FLOOR	SF	LED
2	18,490	11/30/26
4	18,579	11/30/26
5	18,579	11/30/26
6	18,579	11/30/26
9	9,171	11/30/26
10	18,416	11/30/26



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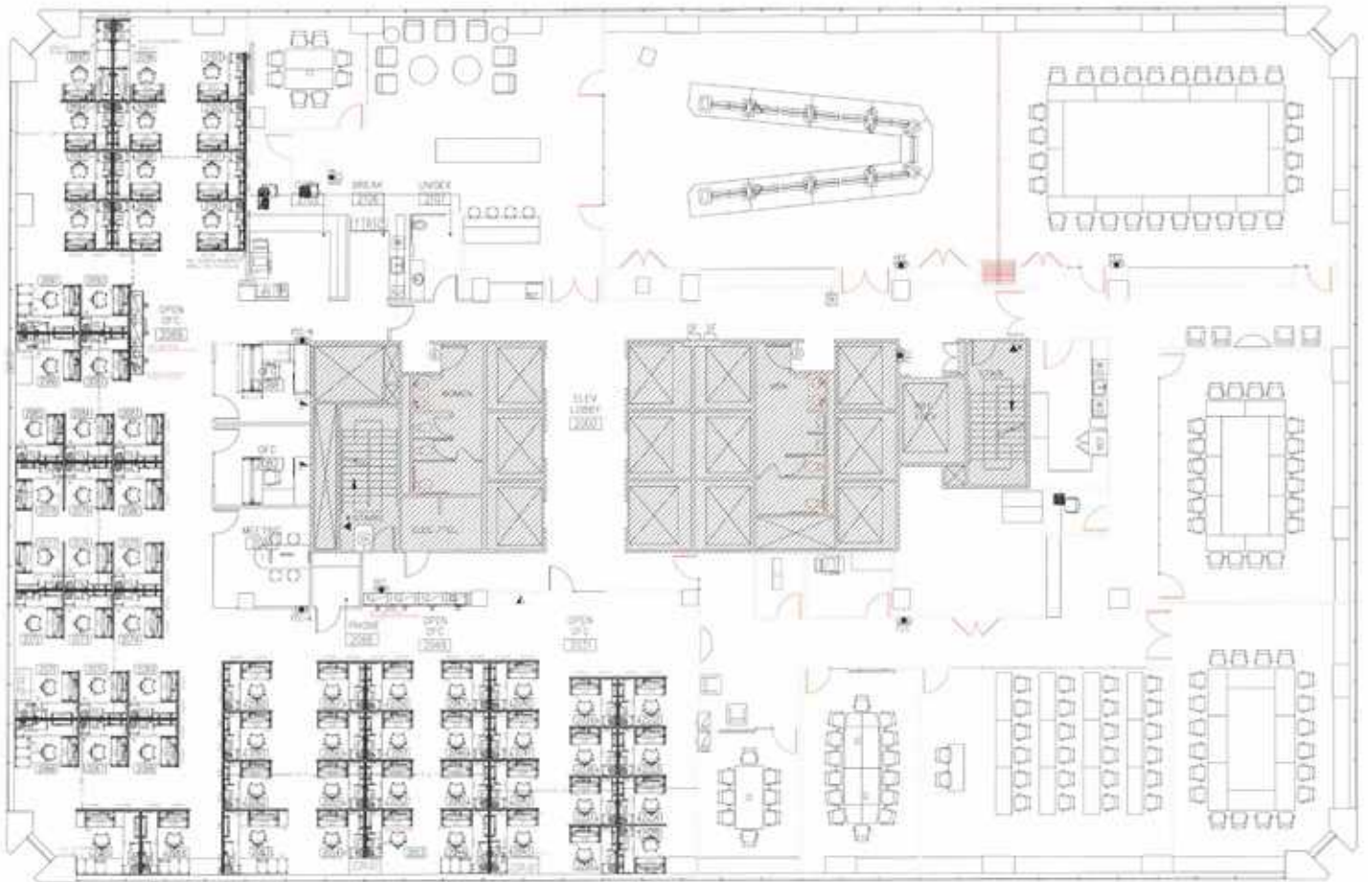
SUBLEASE

Floor 2

18,490 RSF

AVAILABLE IMMEDIATELY

FURNITURE INCLUDED



DRAWINGS ARE BELIEVED TO BE ACCURATE BUT SHOULD BE VERIFIED

LARRY ALMELEH | 206.910.0859
almeleh@broderickgroup.com

PATRICK PENDERGAST | 206.992.1030
pat.pendergast@jll.com



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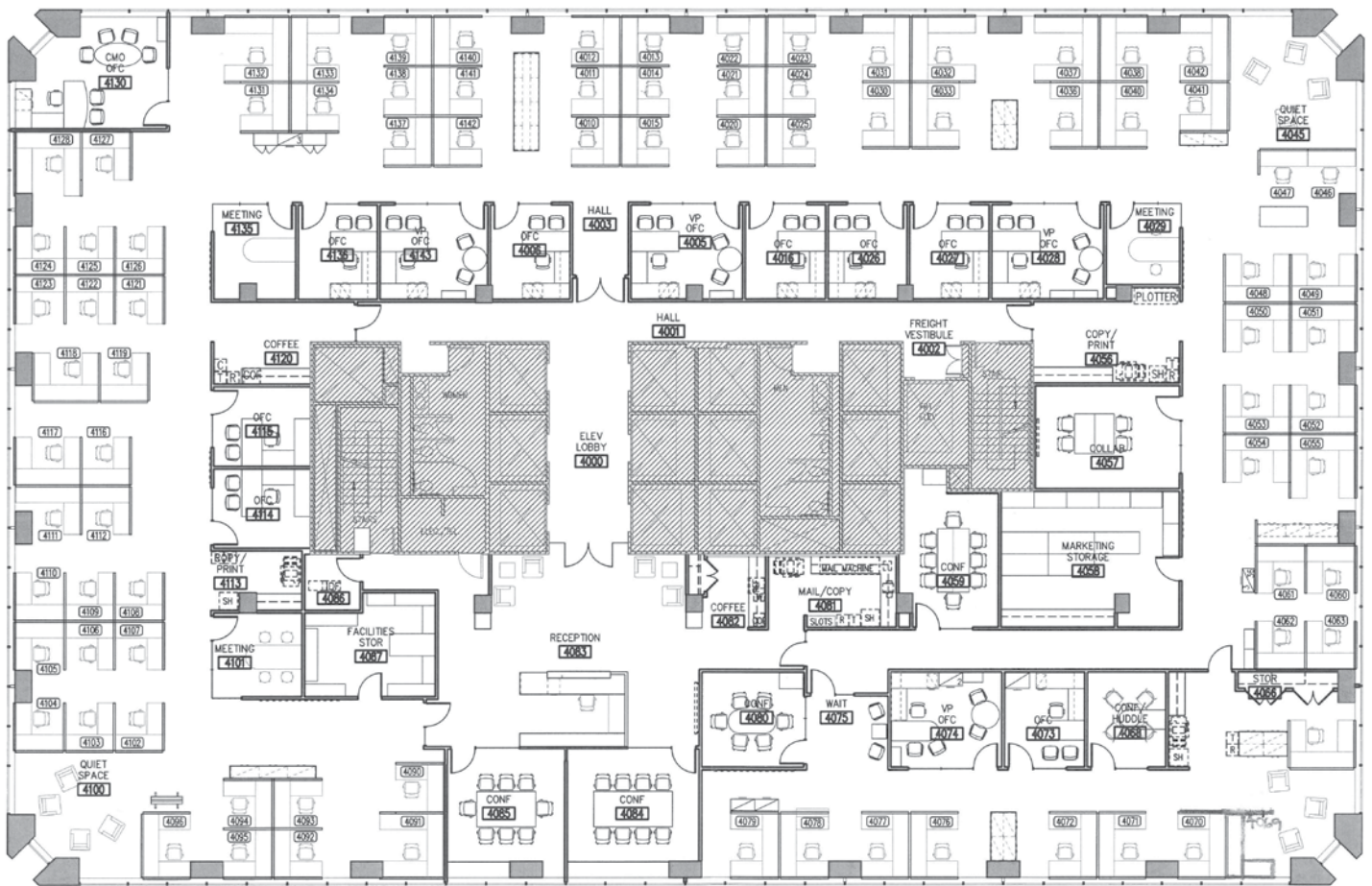
SUBLEASE

Floor 4

18,579 RSF

AVAILABLE IMMEDIATELY

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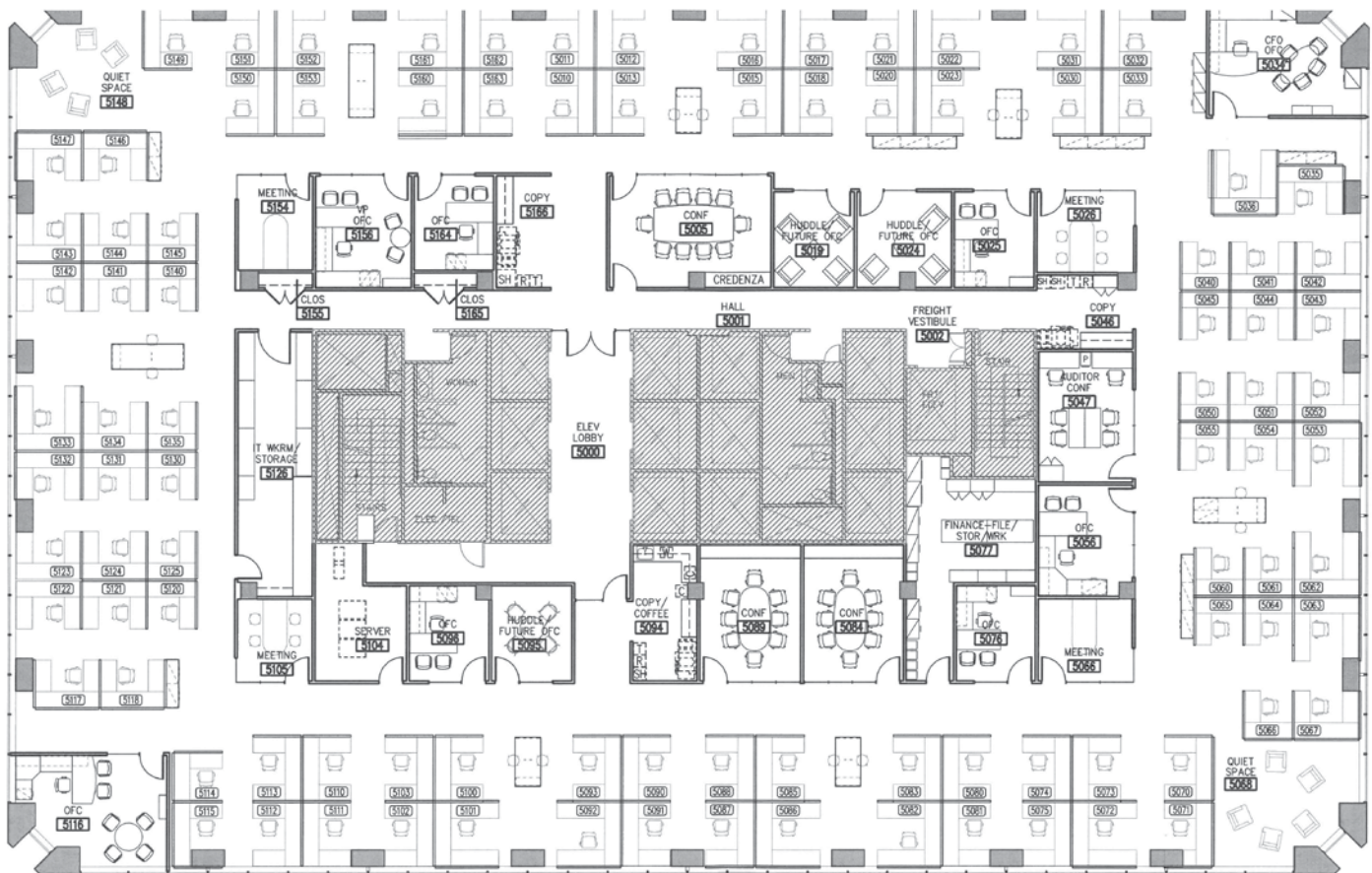
PATRICK PENDERGAST | 206.992.1030
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18,416 RSF

AVAILABLE IMMEDIATELY

FURNITURE INCLUDED



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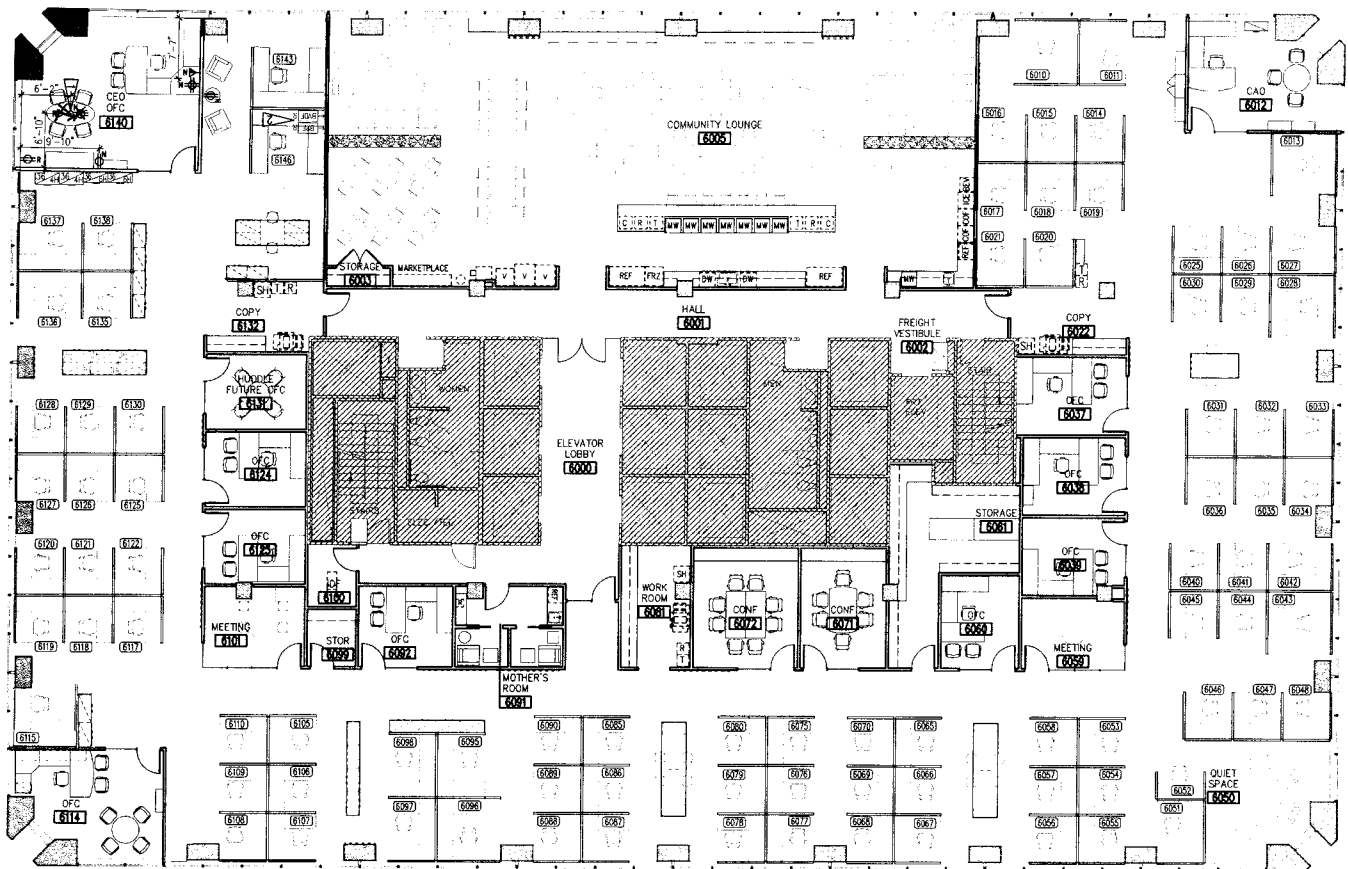
SUBLEASE

Floor 6

18,579 RSF

AVAILABLE IMMEDIATELY

FURNITURE INCLUDED



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THIRD AVE

SUBLEASE

Floor 9

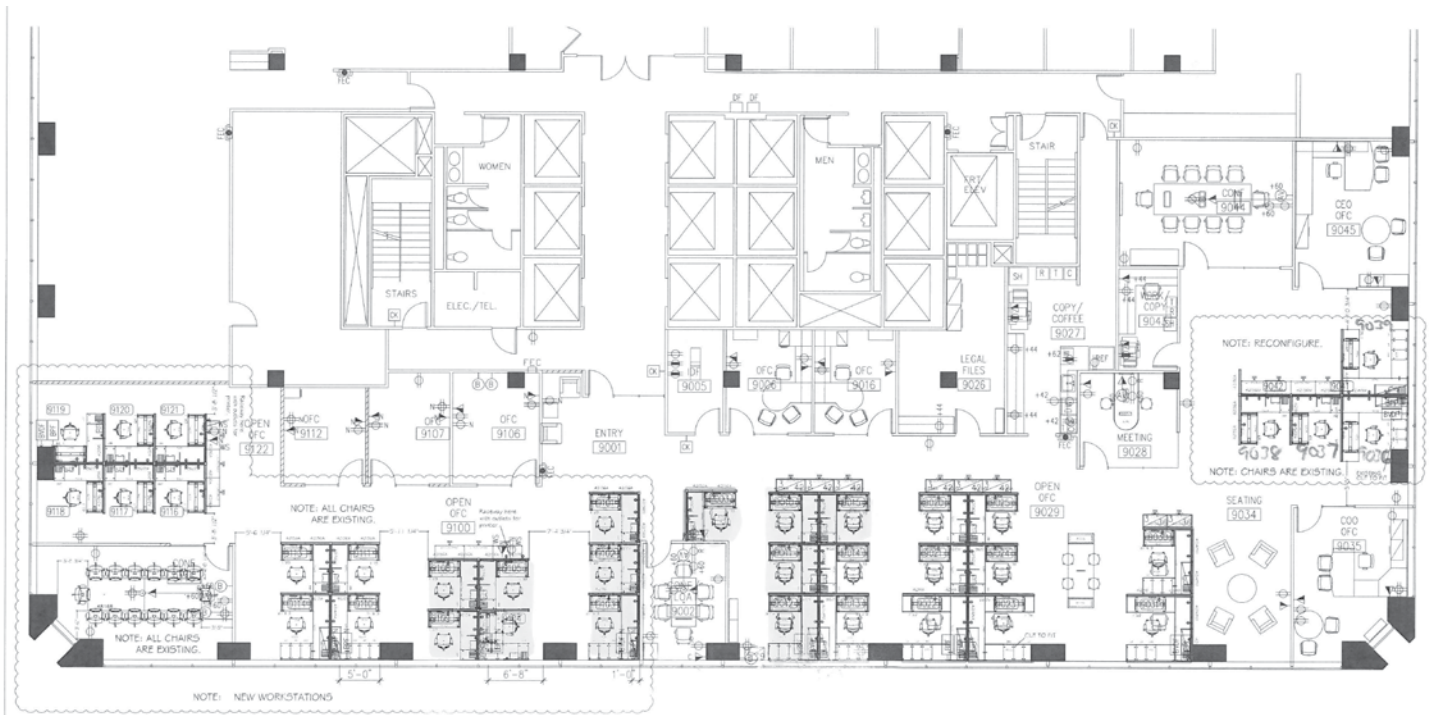
9,171 RSF

AVAILABLE IMMEDIATELY

FURNITURE INCLUDED



CLICK TO TAKE A
VIRTUAL TOUR



**PLANS AND FURNITURE LAYOUT ARE NOT 100% ACCURATE
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Floor 10

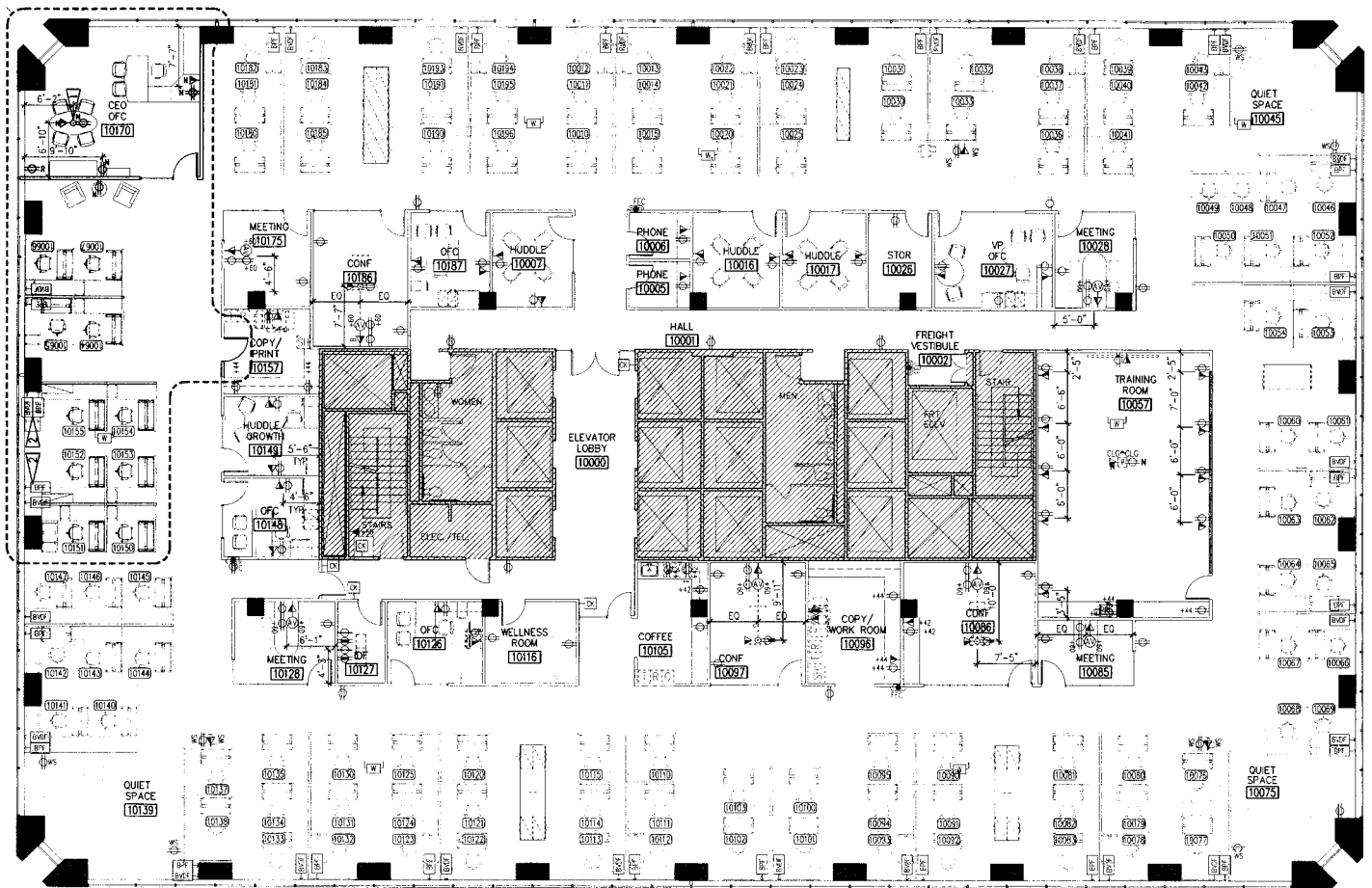
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AVAILABLE IMMEDIATELY

FURNITURE INCLUDED



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Nearby Amenities

- | | |
|------------------------------|---|
| 1. Fonte Coffee | 13. Potbelly Deli / Great State Burger/ BB's Teriyaki Grill |
| 2. Noi Thai Cuisine | 14. Seattle Public Library |
| 3. Riot Athletics CrossFit | 15. Bank of America |
| 4. Von's 1000 Spirits | 16. Downtown YMCA |
| 5. Post Alley Pizza | 17. Market Fresh |
| 6. Diller Room | 18. Donburi House |
| 7. Seattle Art Museum | 19. Homegrown |
| 8. Benaroya Hall | 20. Mighty-O Donuts |
| 9. Schuckers Oyster Bar | 21. Blue Water Taco Grill |
| 10. Purple Cafe and Wine Bar | 22. All Water Seafood & Oyster Bar |
| 11. Melange Market | 23. Skalka |
| 12. Starbucks | 24. Seattle Ferry Terminal |

