

UNIVERSITY DISTRICT BUILDING

1107 NE 45TH STREET, SEATTLE, WA



Office Space For Lease

701 - 13,255 SF spaces available

51,177 total SF available

Lease rates of \$30-\$32, fully serviced

Great location, in close proximity to the University of Washington

Great freeway access and public transportation

Restaurants, shops, and other services within walking distance of office

Parking available

Light rail station three blocks away

KEN HIRATA

206.296.9625

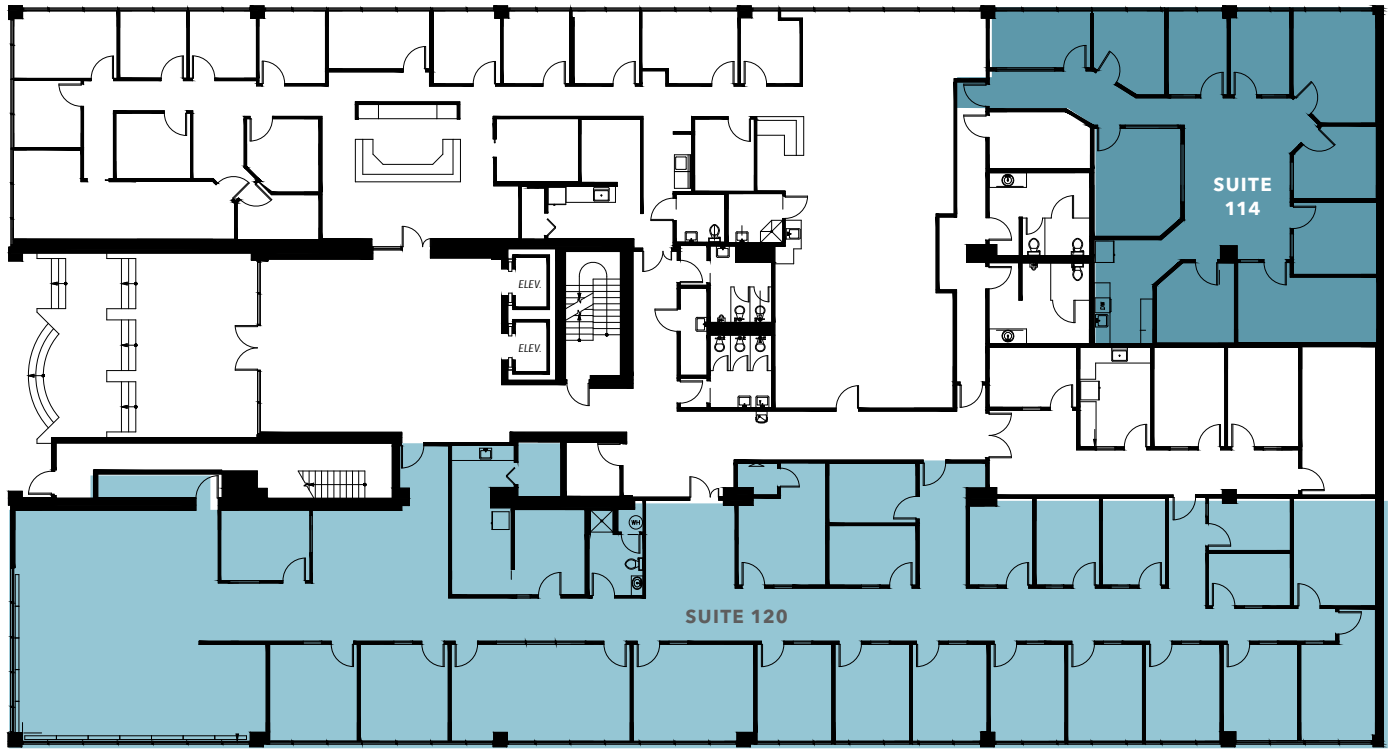
ken.hirata@kidder.com

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km Kidder Mathews

FLOOR 1



OFFICE AVAILABLE SPACE

	SF	Available	Comments	
SUITE 114	2,247	Now	9 private offices, conference room, kitchen	
SUITE 120	7,382	Now	21 private offices open area, restroom, kitchen	View

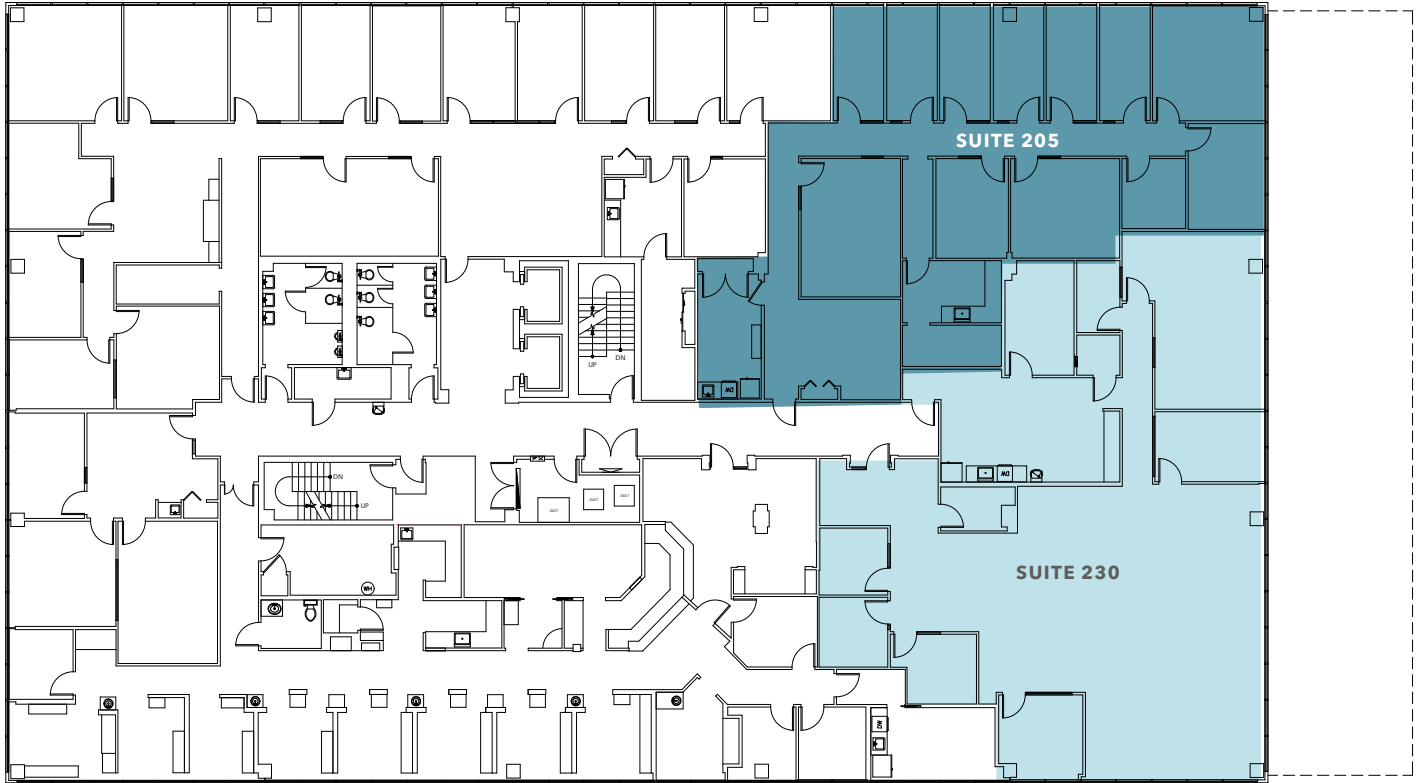
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FLOOR 2



OFFICE AVAILABLE SPACE

	SF	Available	Comments
SUITE 205	3,081	1/1/25	11 private offices, conference room, kitchen
SUITE 230	3,790	Now	Large open area, 6 private offices,

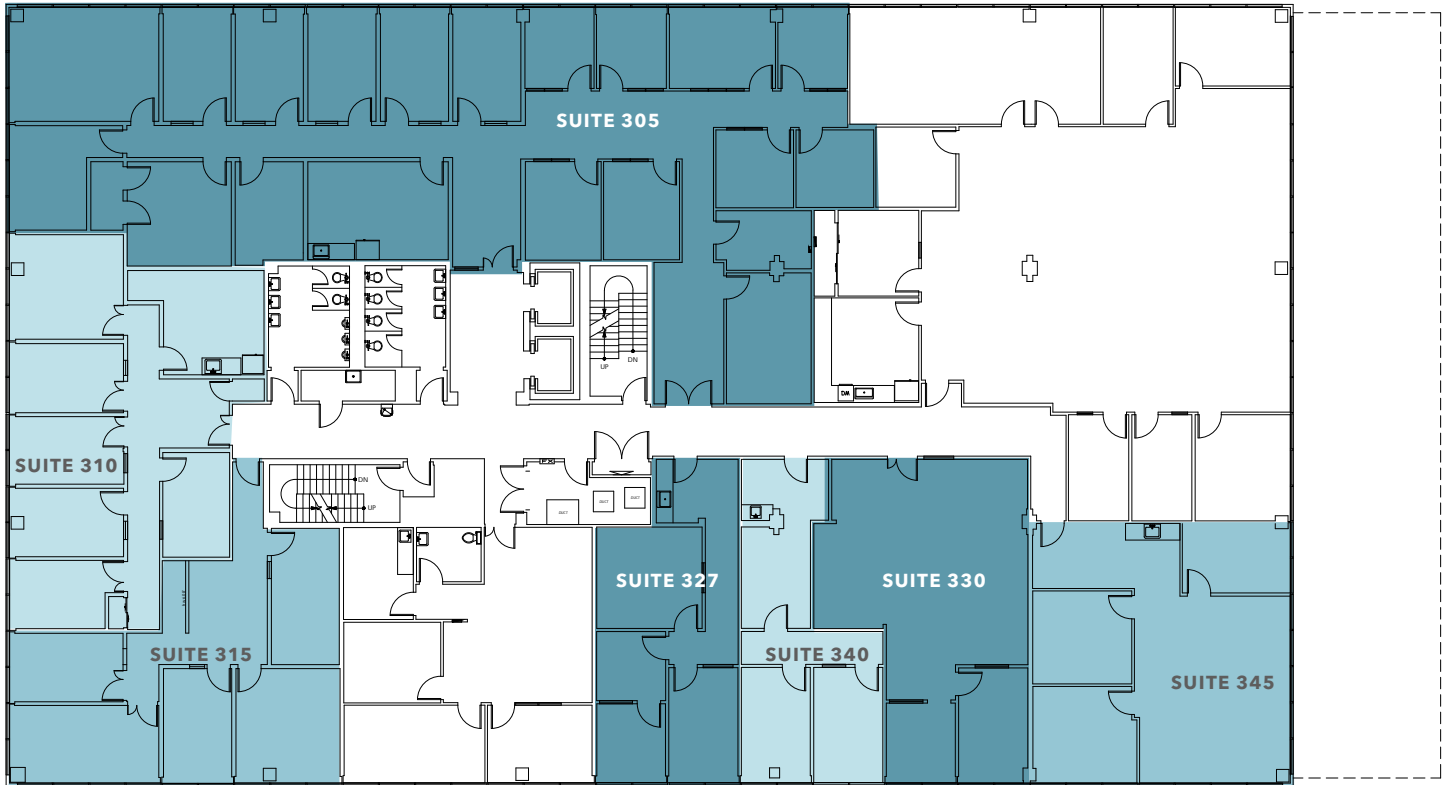
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FLOOR 3



OFFICE AVAILABLE SPACE

	SF	Available	Comments	
SUITE 305	4,597	3/1/24	18 private offices, kitchen	
SUITE 310	1,654	Now	6 private offices, kitchen	View
SUITE 315	1,363	Now	5 private offices	View
SUITE 330	1,143	Now	2 private offices, open area	View
SUITE 327	842	Now	3 private offices, kitchenette	View
SUITE 340	701	Now	2 private offices, kitchenette	View
SUITE 345	1,339	3/1/24	3 private offices, open area, kitchenette	View

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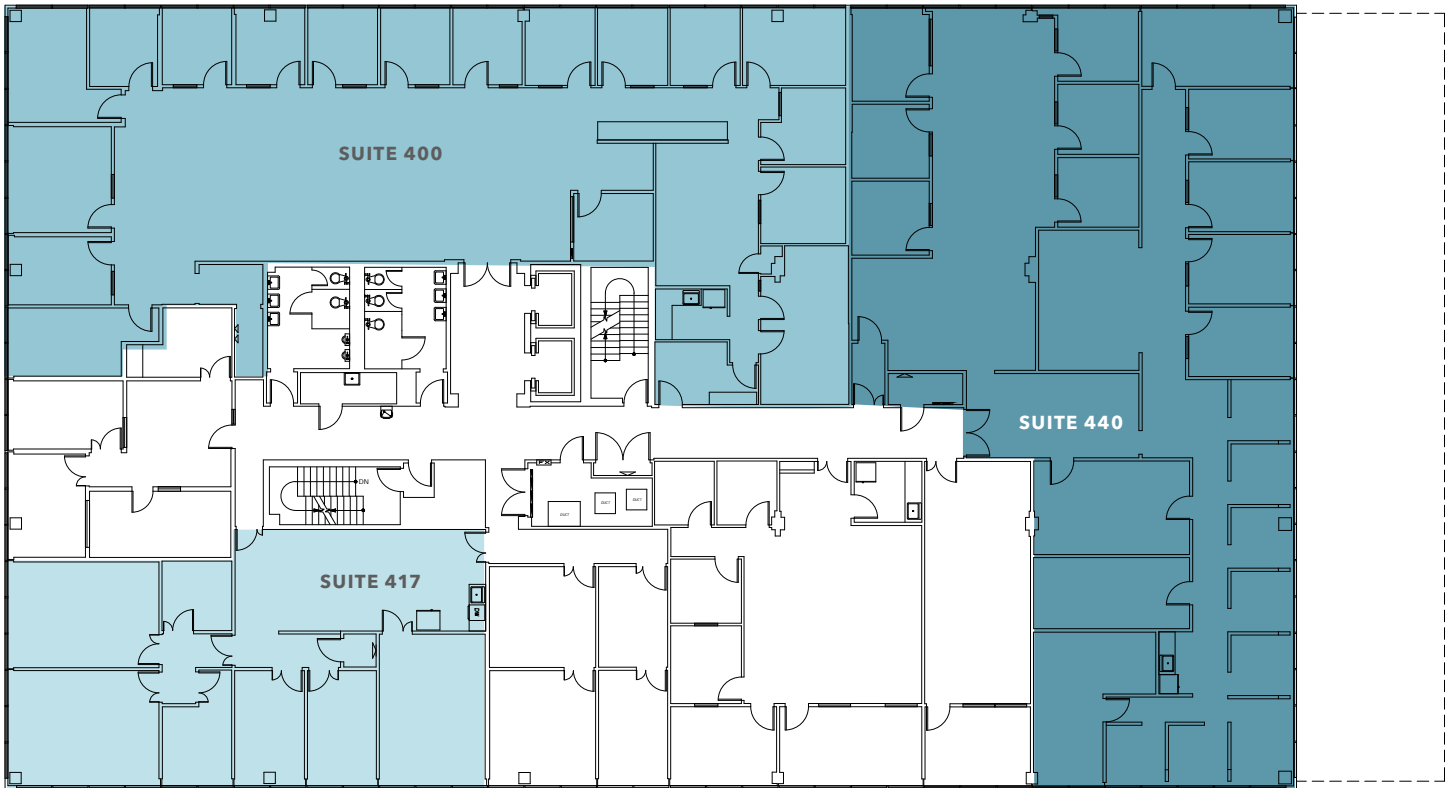
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FLOOR 4



OFFICE AVAILABLE SPACE

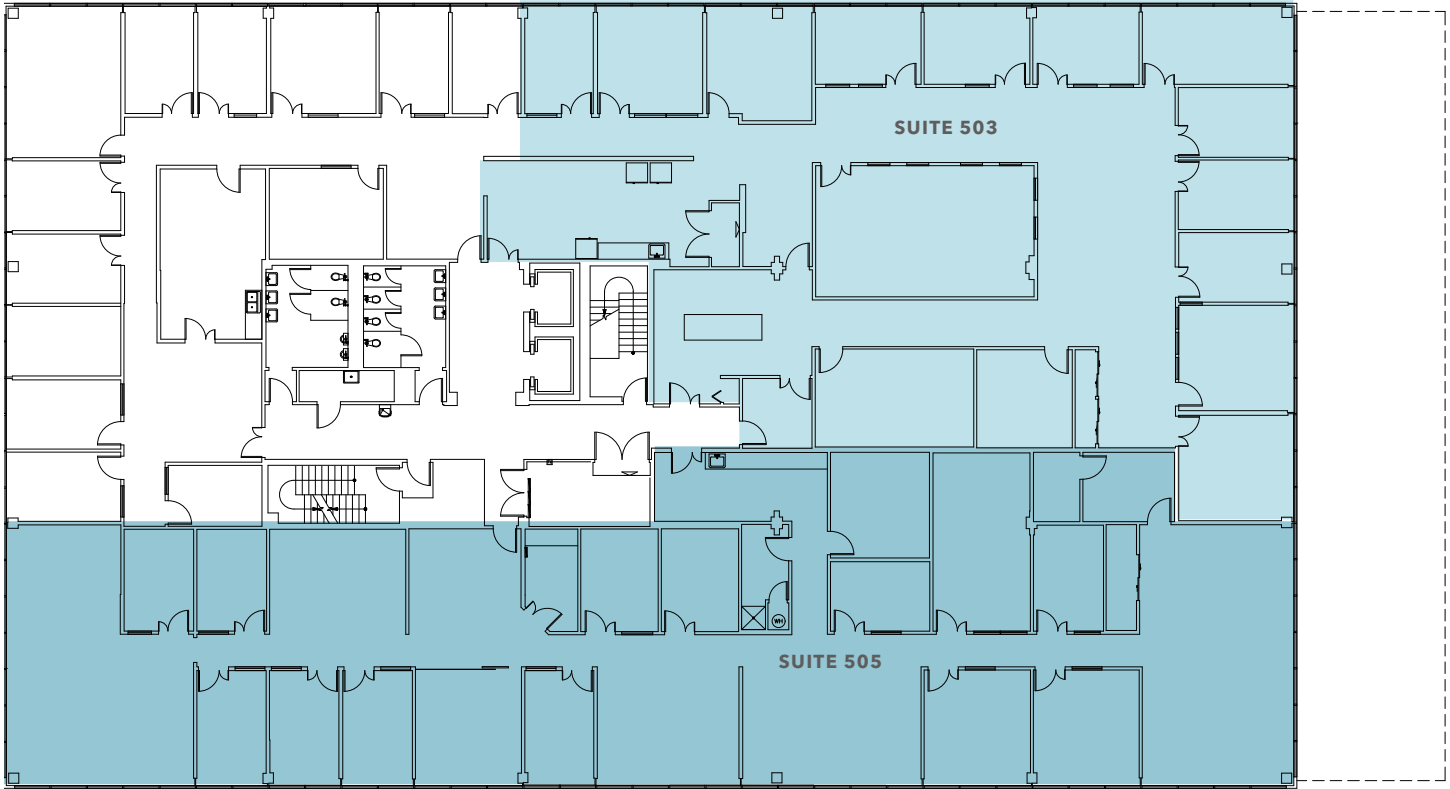
	SF	Available	Comments	
SUITE 400	5,173	Now	17 private offices, kitchen, conference room	View
SUITE 417	2,282	Now	6 private offices, kitchenette	View
SUITE 440	5,441	Now	13 private offices, 8 cubicles, kitchen	View

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FLOOR 5



OFFICE AVAILABLE SPACE

	SF	Available	Comments	
SUITE 503	6,172	Now	14 Private offices, large conference room, kitchen	View
SUITE 505	7,083	Now	16 private offices, 2 large conference rooms, kitchen	View

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