

FOR SUBLEASE

## BINDER BUILDING

13107 NE 20TH ST | BELLEVUE, WA

A rare Bellevue office/retail sublease on Northup Way, located in the Bel-Red industrial neighborhood

## A rare Bellevue office/retail sublease on Northup Way in the Bel-Red industrial neighborhood

1,881 SF upper-level space available

Prominent street frontage on NE 20th St / Northup Way

Building / monument signage available

Easy access to I-405, SR-520, and Bellevue CBD

Within easy walking distance to the new Bel-Red 130th Street Link Light Rail station

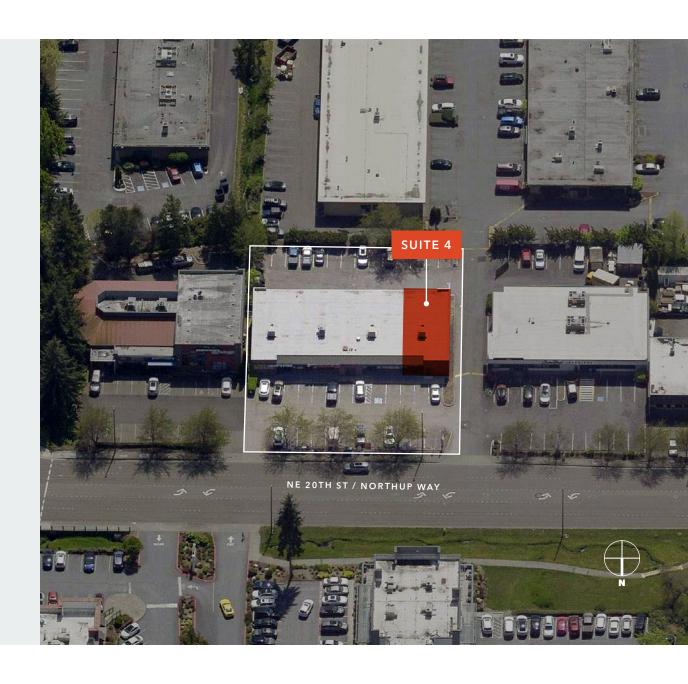
Zoned BR-RC-2, City of Bellevue

Sublease through April 2027

Available immediately

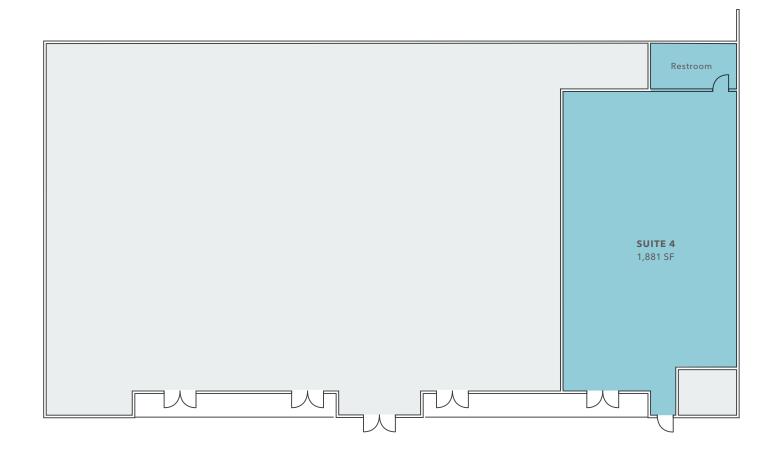
SUITE 4

1,881 SF BR-RC-2



AVAILABLE FOR SUBLEASE KIDDER MATHEWS

## SUITE 4



1,881 SF

\$32.00/SF

LEASE RATE (SF/YR)

\$6.86/SF

EXPENSES (SF/YR)

04/30/27

SUBLEASE EXPIRATION



Available

Unavailable



AVAILABLE FOR SUBLEASE

KIDDER MATHEWS



AVAILABLE FOR SUBLEASE

KIDDER MATHEWS



## Exclusively listed by

TODD GAUTHIER

Executive Vice President 425.450.1118 todd.gauthier@kidder.com

JASON BLOOM

Executive Vice President 425.450.1102 jason.bloom@kidder.com

JACK ALBRECHT

Associate Vice President 425.450.1114

jack.albrecht@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.