

# skyline tower

10900 NE 4th St., Bellevue, WA 98004

**56,403 RSF**  
**Available Now**

**MIKE SCHRECK**

Executive Managing Director  
206.850.7000  
mike.schreck@nmrk.com

**TIM O'KEEFE**

Executive Managing Director  
425.362.1401  
tim.okeefe@nmrk.com

**NEWMARK**





# Location

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Skyline Tower is located in Bellevue's central business district, and offers immediate access to the freeway system (I-405, SR 520 and I-90), the Bellevue Transit Center and the future East Link Light Rail Station.

Rated a 92 by walkscore.com and deemed "A Walker's Paradise", Skyline Tower offers pedestrian-friendly access to Bellevue Square, The Shops at the Bravern, and over 100 restaurants, coffee shops, grocers, stores, and entertainment venues.

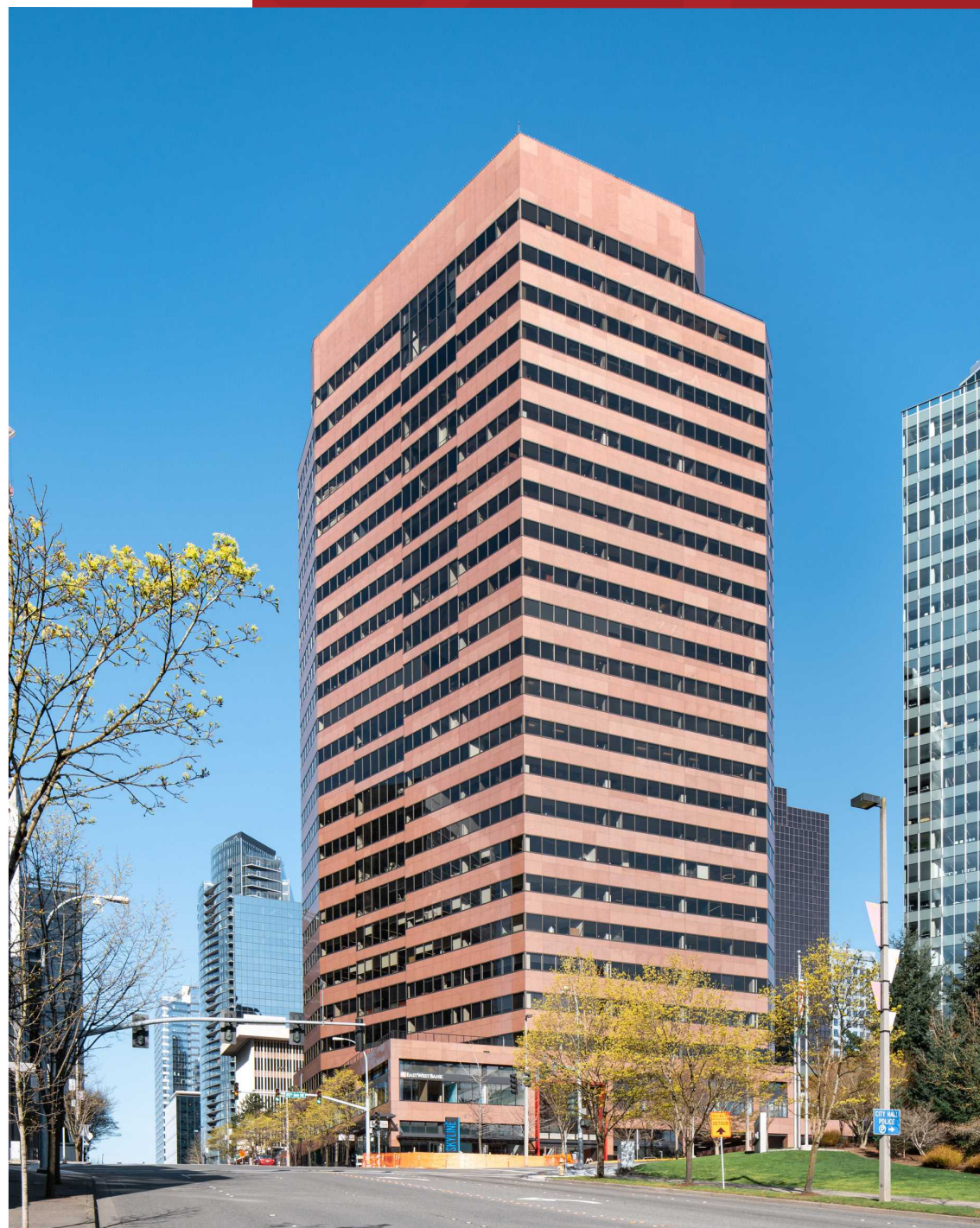




# Building Features

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- **24-story, Class A Office Building** that can be customized to meet the needs of growing businesses
- **LEED Gold Certified** for best-in-class energy and environmental strategies and practices
- **Large, Efficient Floor Plates** 18,500 square feet of leasable column free space per floor
- **Ample Ceiling Height** Generous 11'6" - 12' ceiling heights and large windows offer enhanced natural lighting and expansive views
- **Climate Control** HVAC system updated with fully digital controls allows tenants to modify temperature levels to meet individual needs
- **Fire Life Safety** Building is fitted with a state-of-the-art Cerberus Polytronics system
- **Elevators** Eight digitally controlled passenger elevators; Two dedicated garage elevators, one freight elevator
- **Parking** Five-level underground parking facility offering 2.0/1,000 RSF





# Amenities



**Newly renovated lobby and exterior plaza** with modern finishes and gathering areas that promote collaboration.



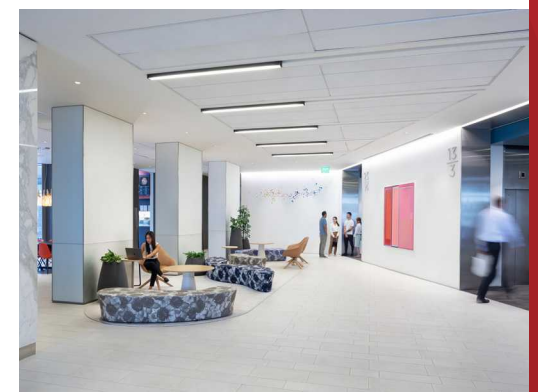
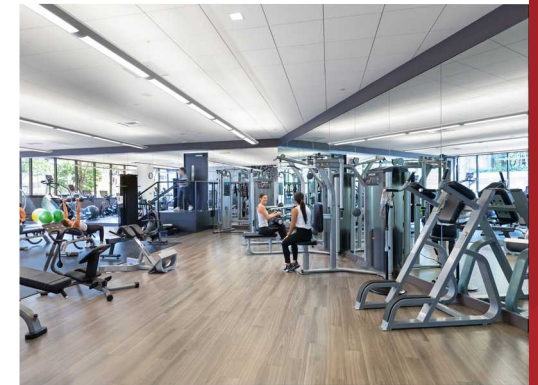
**The best private fitness center on the Eastside** with 3,400 SF of state-of-the-art equipment and a shower room with daily towel service.



**Store your bike in Skyline's on-site, 750 SF premier bike facility** with 32 bike lockers and direct access to the fitness center and shower rooms.



**Modernized plaza provides comfortable outdoor seating** areas and attracts a variety of daily food trucks.







# 11th Floor — Suite 1100

## FEATURES

- ~18,805 rentable sq. ft.
- Available now
- 6 meeting rooms
- 8 private offices
- 11 phone rooms
- Kitchen
- Unobstructed views to the East and the Cascade Mountains



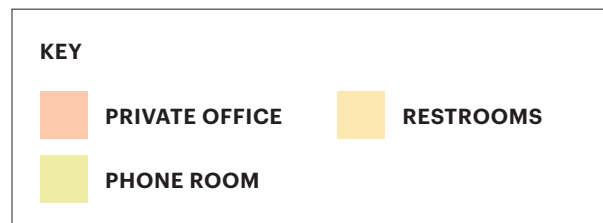
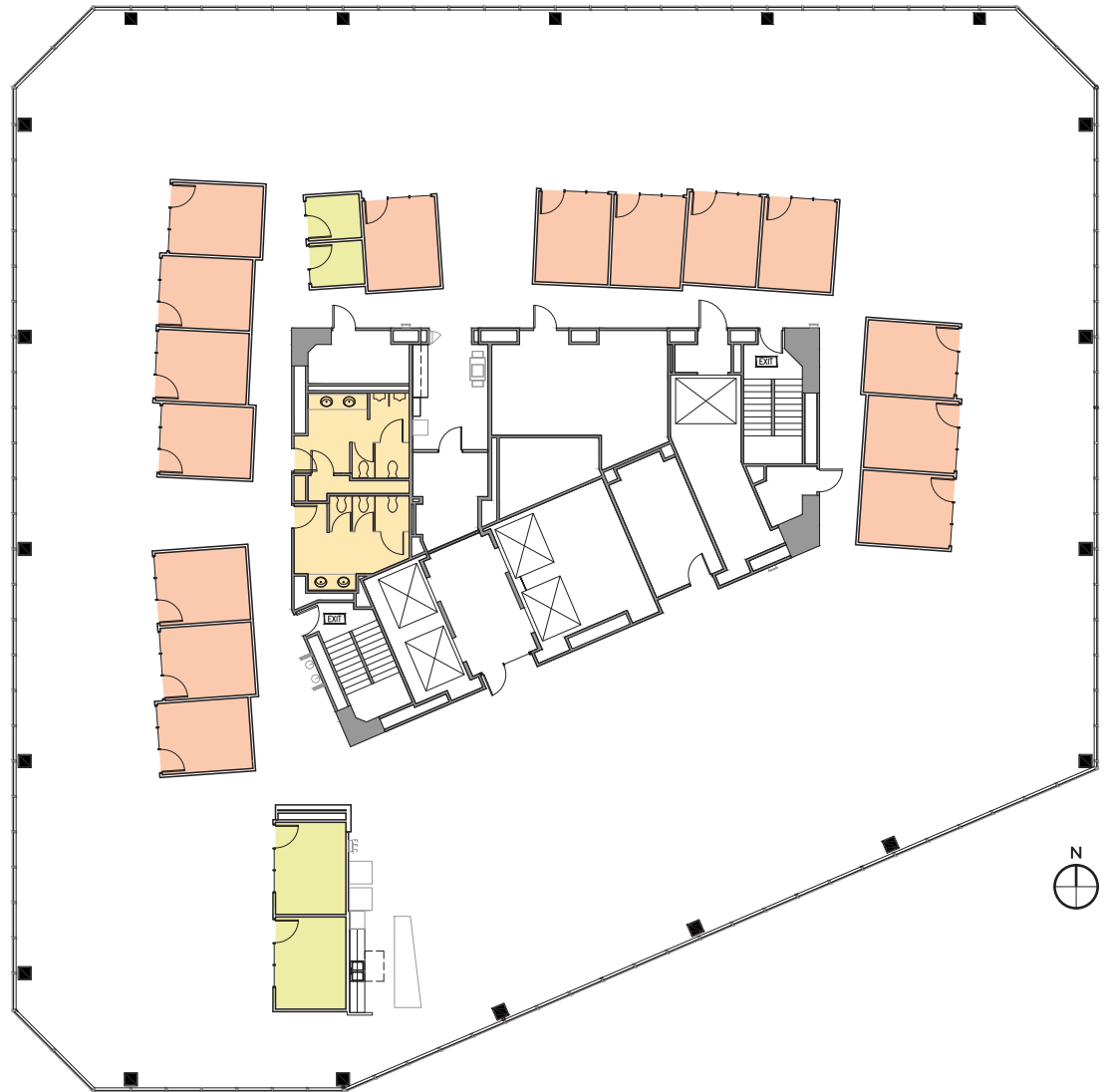
### KEY

	MEETING ROOM		PRIVATE OFFICE
	PHONE ROOM		RESTROOMS

# 12th Floor — Suite 1200

## FEATURES

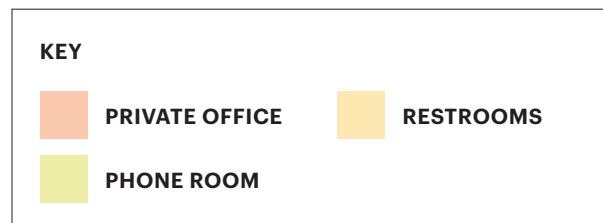
- ~18,799 rentable sq. ft.
- Available now
- 15 private offices
- 4 phone rooms
- Kitchenette
- Unobstructed views to the East and the Cascade Mountains



# 13th Floor — Suite 1300

## FEATURES

- ~18,799 rentable sq. ft.
- Available now
- 15 private offices
- 4 phone rooms
- Kitchenette
- Unobstructed views to the East and the Cascade Mountains



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