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# 1200 FIFTH

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# 1200 FIFTH

1200 Fifth Avenue | Seattle, Washington 98101



## BUILDING FACTS

- » Total Building Size .....234,041 RSF
- » Number of Floors.....20
- » Average Floor Plate .....12,600 RSF
- » Year Built.....1964
- » Parking Ratio .....1 / 1,800 SF
- » LEED Gold Certified
- » Fitwel Viral Response Certified

## BUILDING AMENITIES

- ▶ » Conference room facility
- ▶ » Lobby
- ▶ » Shower
- ▶ » Secure bike storage / day-use lockers
- » 161 parking stalls
- » EV charging system
- ▶ » MT Fitness Center located on the Lower Level of Rainier Tower

## ON-SITE RETAIL

- » Union Bank



Fitwel<sup>®</sup>  
Viral Response  
Certified

▶ Click the play buttons for virtual tours



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**WALK SCORE**  
**99**  
AVG ACROSS ALL METROPOLITAN TRACT BLDGS

## Lifestyle

1. Regal Cinemas
2. Westlake Park
3. Home Street Bank
4. 5th Avenue Theater
5. U.S. Post Office
6. Key Bank
7. Benaroya Hall
8. Seattle Art Museum
9. Queen Bee Nail Spa
10. American West Bank
11. UPS Store
12. Union Bank
13. Seattle Infant Development Center
14. Banner Bank
15. Bank of America
16. Seattle Public Library
17. Samir's Salon
18. Silicon Valley Bank
19. Downtown Dentistry
20. Capelli's Barbershop
21. Northwest Bank
22. YMCA - Facility / Child Care
23. Equinox Gym
24. Graham Rehabilitation and Wellness Center, Inc.

## Restaurant / Bar

1. Cheesecake Factory
2. SPIN Seattle
3. Ben Paris
4. Hard Rock Café
5. Blarney Stone Pub
6. Japonessa
7. Wild Ginger
8. Elephant & Castle
9. Ruth's Chris Steak House
10. Cortina
11. Goldfinch Tavern
12. Post Alley Pizza
13. Purple Café & Wine Bar
14. Outlier
15. Lobby Court
16. Tulio
17. Charlotte Restaurant & Lounge
18. Schuckers
19. Capital Grille

## Coffee House

1. Starbucks
2. Fonte
3. Pegasus Coffee Bar
4. Vovito
5. Retro Coffee
6. Caffe Ladro
7. Cafe Miglore

## Hotel

1. Grand Hyatt Hotel
2. Sheraton Hotel
3. Hilton Seattle
4. Hotel Vintage Seattle
5. W Seattle
6. Hotel 1000
7. Renaissance Seattle Hotel

## Deli / Grab & Go

1. McDonald's
2. Pho 25
3. Chipotle
4. Gelatiamo
5. Sushi Kudasai
6. Jimmy John's
7. Subway
8. MOD Pizza
9. Melange Market
10. The Deli
11. Potbelly Sandwich Shop
12. Blue Water Taco Grill
13. Homegrown Sustainable Sandwich Shop
14. Evergreens Salad
15. Market Fresh
16. PCC Market (NEW)
17. Kudedon Noodles

## Retail

1. Old Navy
2. AT&T
3. Nordstrom Rack
4. ZARA
5. Target
6. Nordstrom
7. Ross Dress for Less
8. Urban Outfitters
9. Ben Bridge Jeweler
10. Watson Kennedy Fine Home
11. Bartell Drugs

Underground Tunnel

Bike Lane





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## RETAIL DISTRICT

\$1.6B ANNUAL RETAIL VOLUME

## MARKET DISTRICT

**WASHINGTON STATE CONVENTION CENTER**  
450K ANNUAL ATTENDEES

**PIKE PLACE MARKET**  
15M ANNUAL VISITORS



**UNDERGROUND TUNNEL**



**BIKE LANE**

## MET TRACT

1.6M SF OF UNIVERSITY OF WASHINGTON OWNED BUILDINGS IN THE DOWNTOWN AREA



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## CURRENT AVAILABLE SUITES

| Floor / Suite           | RSF   | Comments  |
|-------------------------|-------|---|
| <a href="#">20/2010</a> | 2,019 | <b>Available now!</b> 5 private offices and kitchenette. Lobby exposure.  |
| <a href="#">19/1950</a> | 1,296 | <b>LEASE PENDING.</b> 4 private offices, kitchenette and reception area.  |
| <a href="#">19/1900</a> | 4,754 | <b>Available 12/1/2024.</b> 10 private offices, 3 conference rooms and kitchenette.   |
| <a href="#">18/1830</a> | 2,107 | <b>Available now!</b> 6 private offices, 1 conference room, kitchenette and utility room.   |
| <a href="#">18/1825</a> | 1,613 | <b>LEASE PENDING.</b> 3 private offices and open work area.   |
| <a href="#">18/1820</a> | 3,718 | <b>Available now!</b> 4 private offices, 1 conference room, open work area and kitchenette.   |
| <a href="#">15/1565</a> | 2,069 | <b>Available now!</b> 2 conferences and a kitchenette.  |
| <a href="#">12/1220</a> | 3,644 | <b>Available now!</b> 6 private offices, 2 conference rooms, reception area, utility room, kitchenette and break room.<br><b>Virtual Tour available at <a href="https://bit.ly/49jx1P1">bit.ly/49jx1P1</a></b>                  |
| <a href="#">12/1217</a> | 4,177 | <b>Available with 60 days' notice.</b> 6 private offices, 2 conference rooms, reception area, utility room, kitchenette and break room.   |
| <a href="#">11/1100</a> | 4,915 | <b>Available now!</b> New Spec Suite, open work area, 1 conference room, 4 private offices, break room, reception area and kitchenette.<br><b>Virtual Tour available at <a href="https://bit.ly/3YXuUuT">bit.ly/3YXuUuT</a></b> |
| <a href="#">2/200</a>   | 6,132 | <b>Available now!</b> Open work area, multiple private offices and multiple conference rooms, kitchenette and break room.   |

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mccartney@broderickgroup.com

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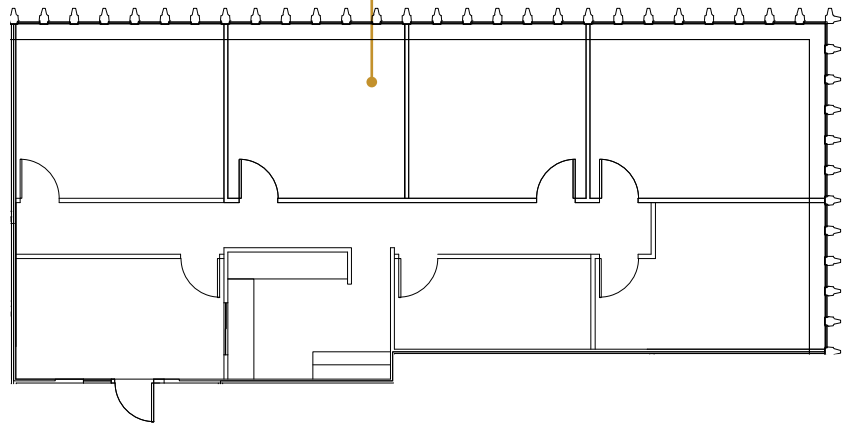
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## SUITE 2010 2,019 RSF



Suite 2010



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### SPACE FEATURES

- » Available now!
- » 5 private offices
- » Kitchenette
- » Lobby exposure



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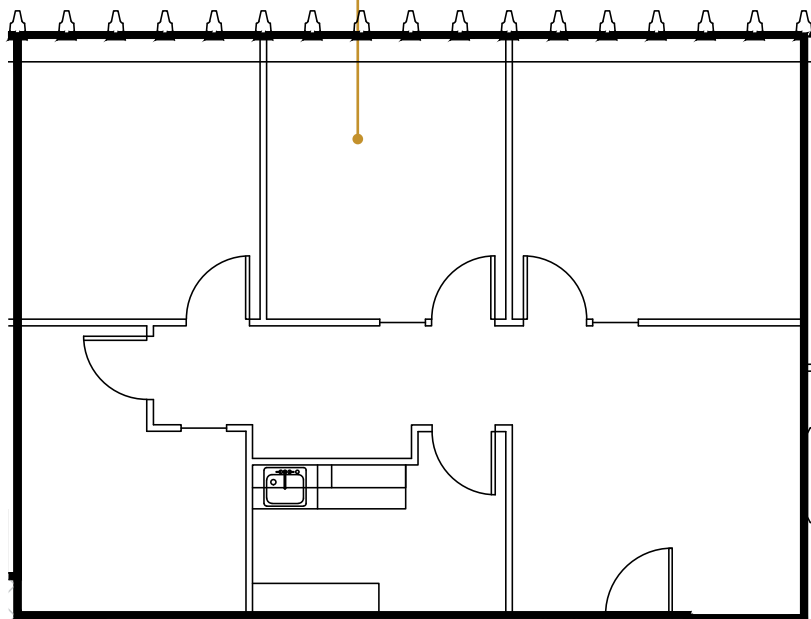
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## SUITE 1950 1,296 RSF



Suite 1950



### SPACE FEATURES

- » LEASE PENDING
- » 4 private offices
- » Kitchenette
- » Reception area



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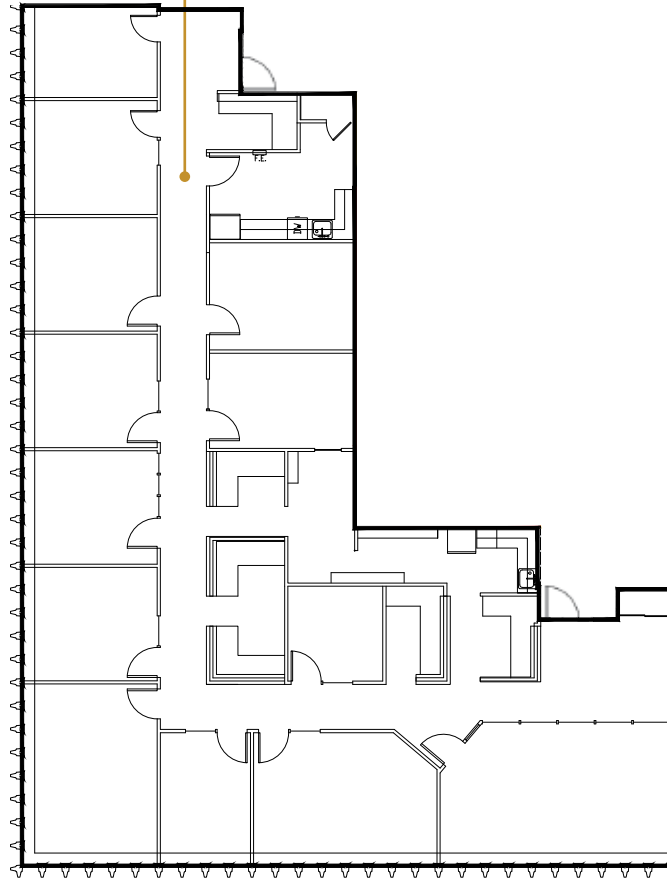
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## SUITE 1900 4,754 RSF

Suite 1900



### SPACE FEATURES

- » Available 12/1/2024
- » 10 private offices
- » 3 conference rooms
- » Kitchenette



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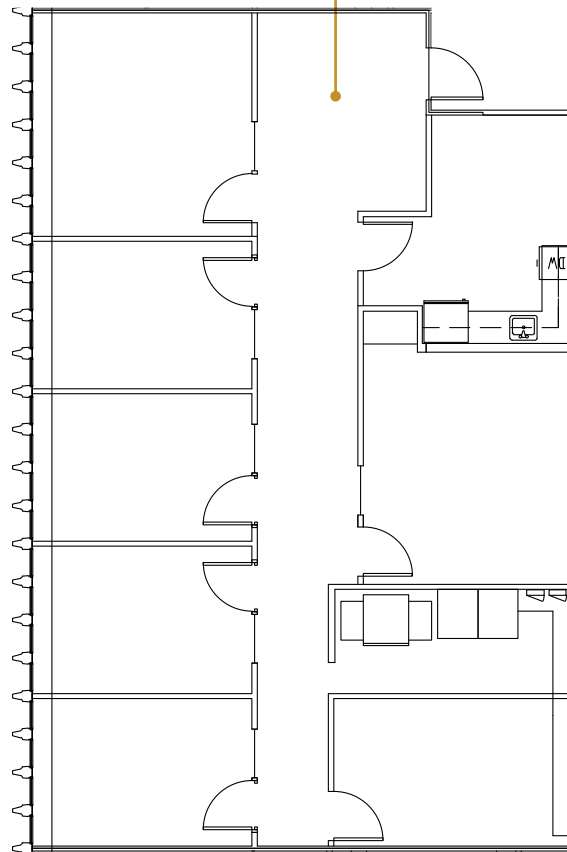
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## SUITE 1830 2,107 RSF

Suite 1830



### SPACE FEATURES

- » Available now!
- » 6 private offices
- » 1 conference room
- » Kitchenette
- » Utility room



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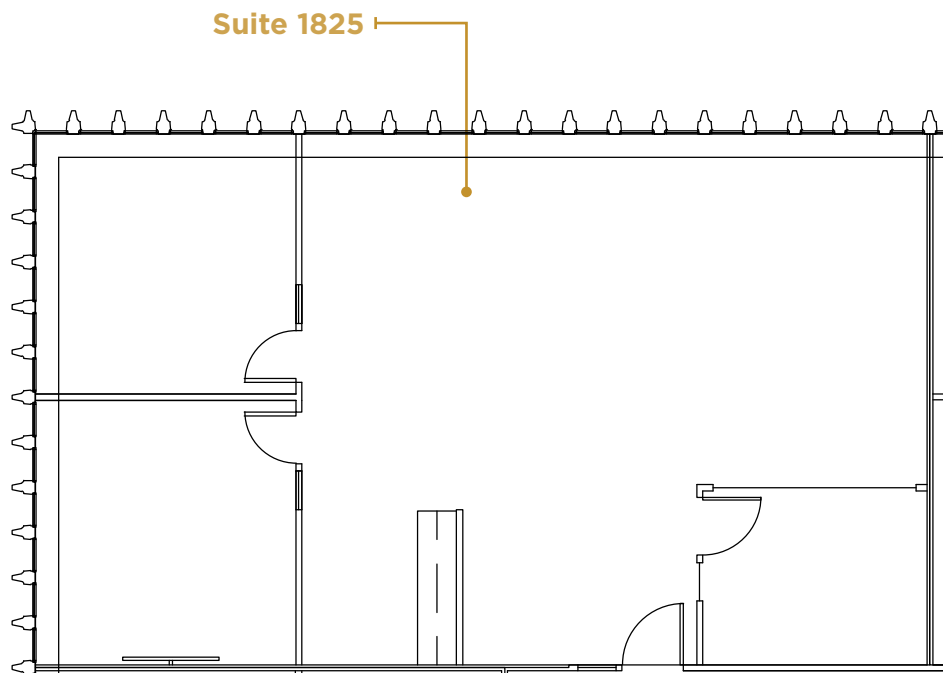


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## SUITE 1825 1,613 RSF



### SPACE FEATURES

- » LEASE PENDING
- » 3 private offices
- » Open work area



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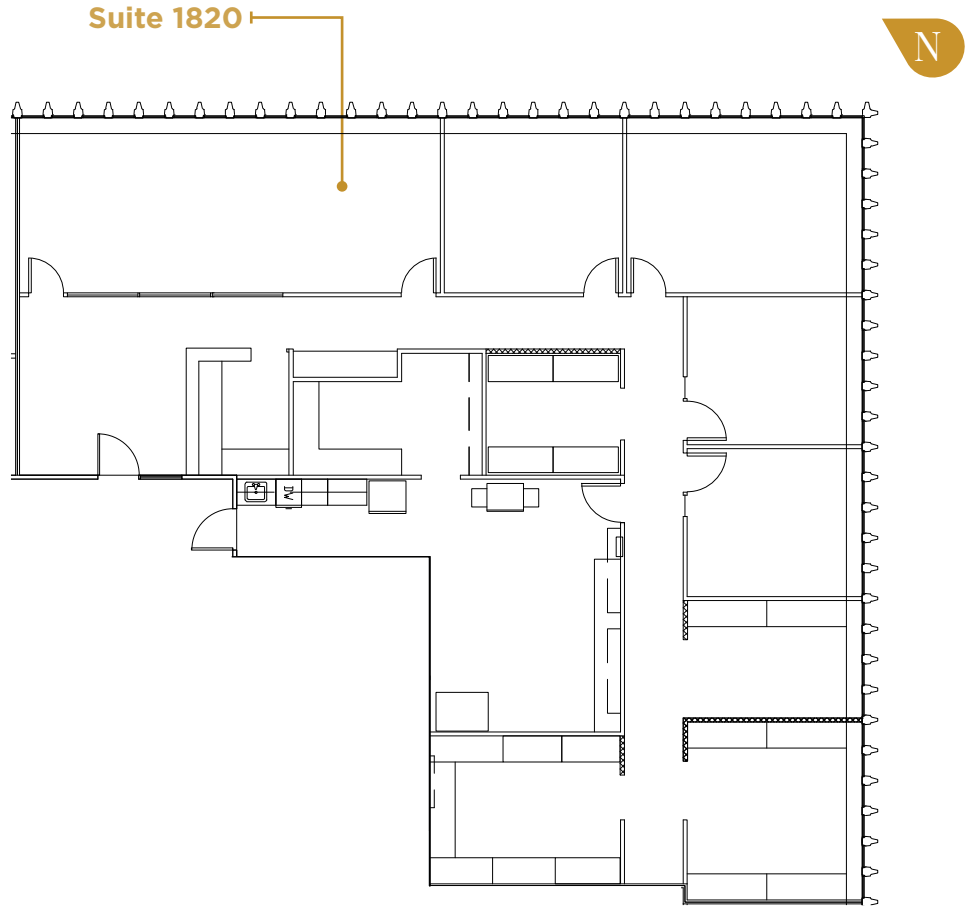
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## SUITE 1820

### 3,718 RSF



### SPACE FEATURES

- » Available now!
- » 4 private offices
- » 1 conference room
- » Kitchenette
- » Open work area



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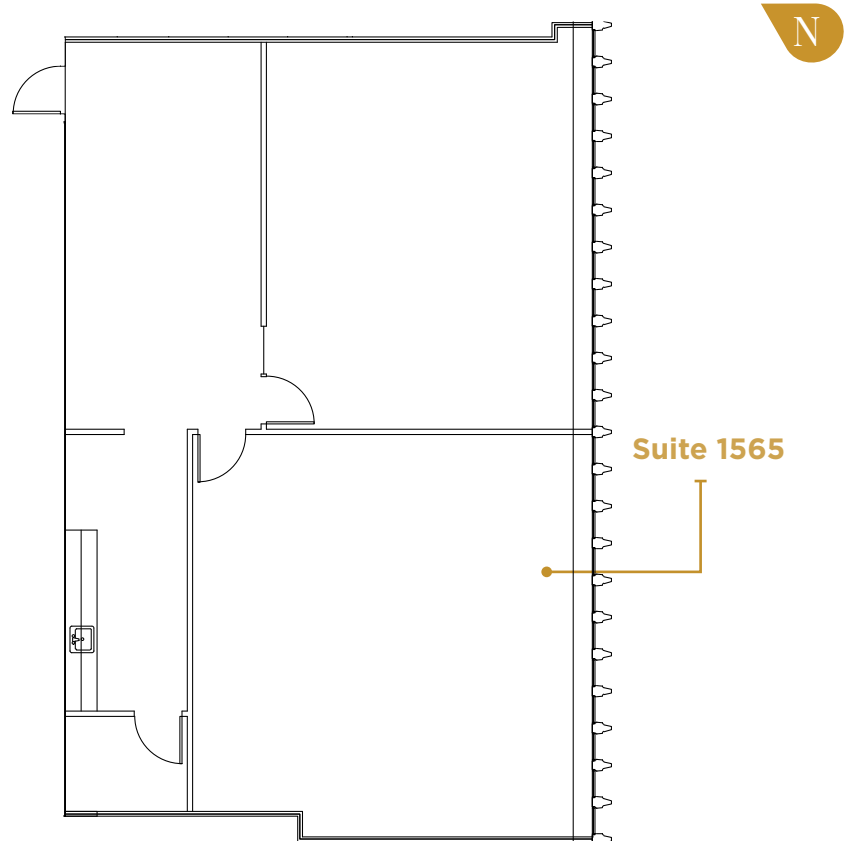


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## SUITE 1565 2,069 RSF



### SPACE FEATURES

- » Available now!
- » 2 conference rooms
- » Kitchenette



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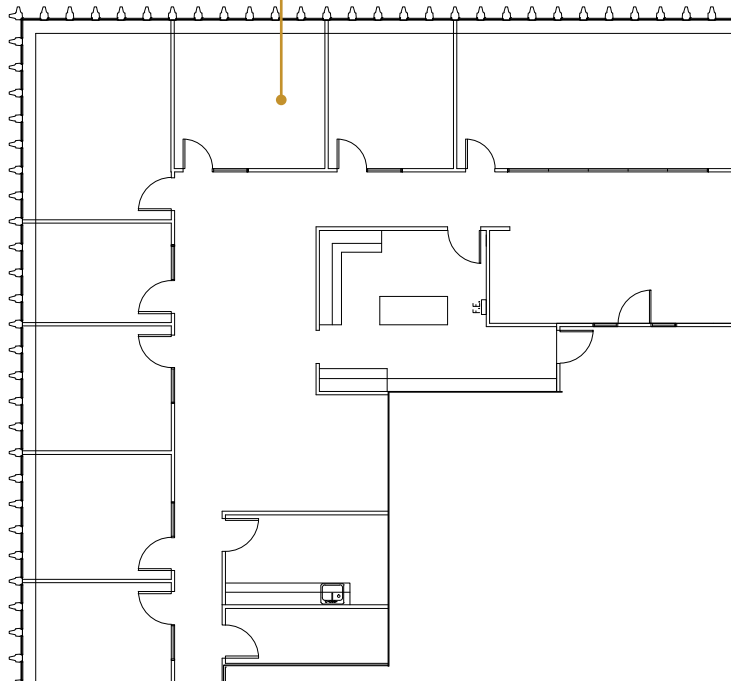
For virtual tour, visit:

[bit.ly/49jx1P1](https://bit.ly/49jx1P1)

## SUITE 1220

### 3,644 RSF

Suite 1220



## SPACE FEATURES

- » Available now!
- » 6 private offices
- » 2 conference rooms
- » Reception area
- » Break area and kitchenette
- » Utility room



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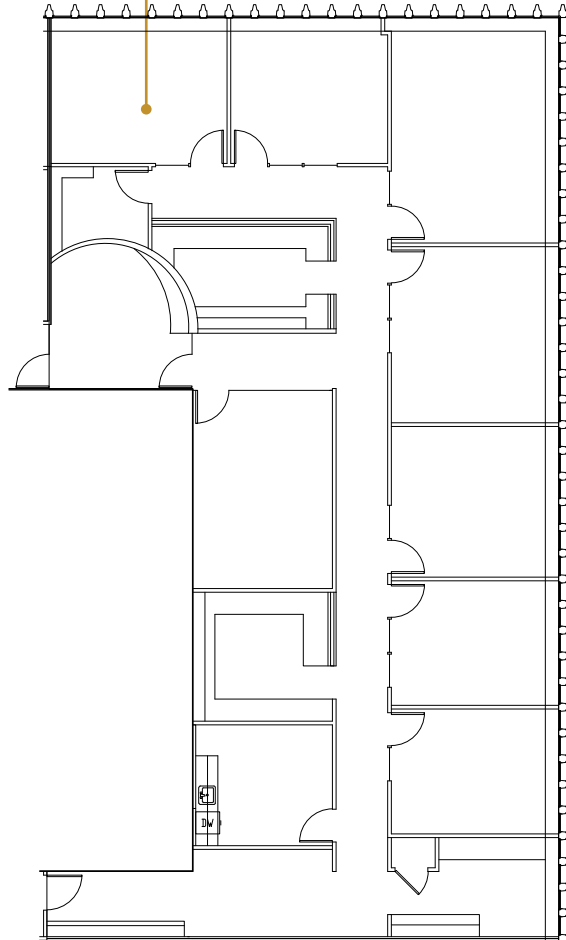
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## SUITE 1217

### 4,177 RSF

Suite 1217



### SPACE FEATURES

- » Available with 60 days' notice
- » 6 private offices
- » 2 conference rooms
- » Reception area
- » Break area and kitchenette
- » Utility room





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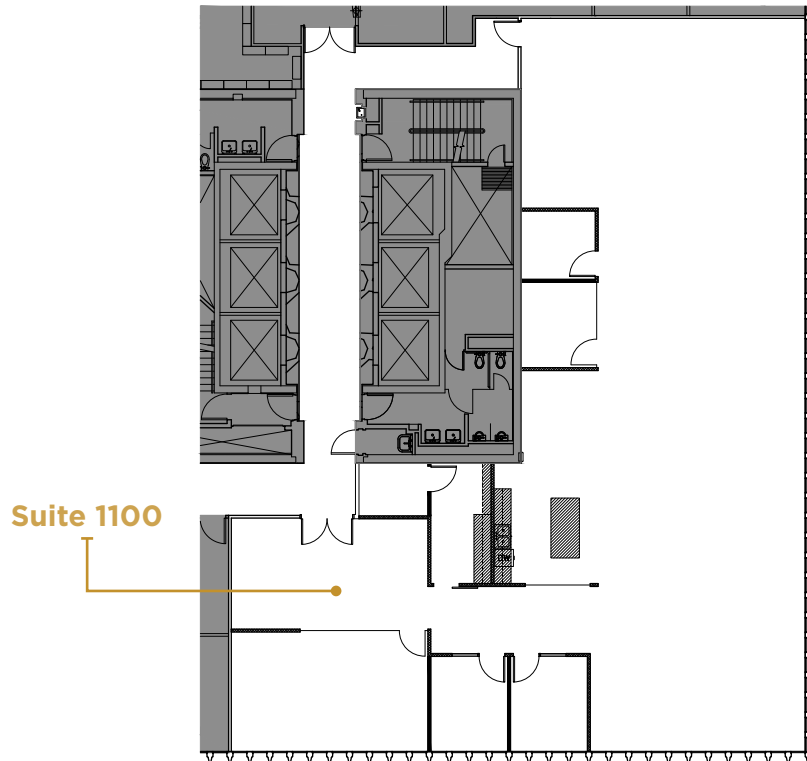
1200 Fifth Avenue  
Seattle, Washington 98101



For virtual tour, visit:  
[bit.ly/3YXuUuT](https://bit.ly/3YXuUuT)

## SUITE 1100

### 4,915 RSF



Suite 1100

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## SPACE FEATURES

- » Available now!
- » New Spec Suite
- » Open work area
- » 1 conference room
- » 4 private offices
- » Break area and kitchenette
- » Reception area



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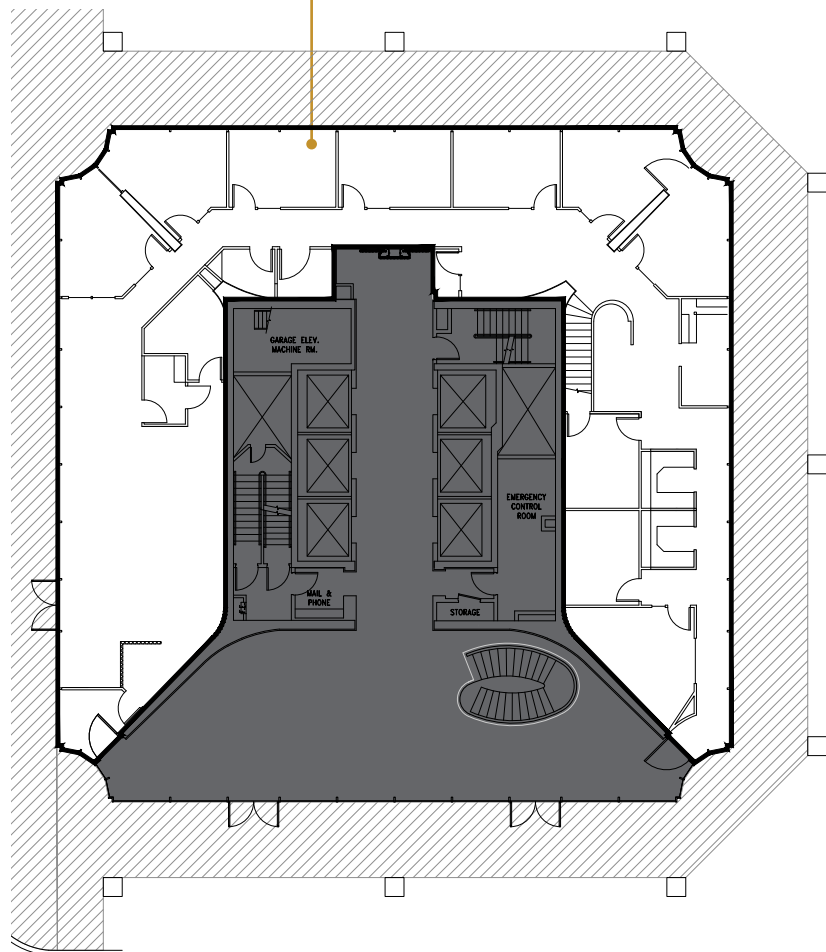
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## SUITE 200

## 6,132 RSF

Suite 200



### SPACE FEATURES

- » Available now!
- » Open work area
- » Multiple private offices
- » Multiple conference rooms



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