

±6,000 to 13,094 RSF OFFICE FOR SUBLEASE

# 1313 BROADWAY PLAZA

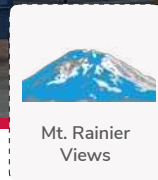
1313 BROADWAY, SUITE 300, TACOMA, WA



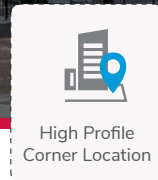
COMMERCIAL REAL ESTATE SERVICES



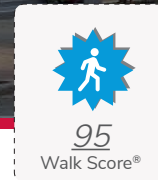
## EXCEPTIONAL CLASS A OFFICE SUBLEASE



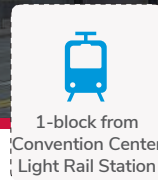
Mt. Rainier Views



High Profile Corner Location



95 Walk Score®



1-block from Convention Center Light Rail Station

**±6,000 - 13,094 SF AVAILABLE**

**\$24 PSF Full Service**

**Term through 12/31/24 or Direct Lease**

**FREE 1/1000 Parking at Building**

**Class A Building with Recent Upgrades**

**Contact Brokers for Tour**

JOHN BAUDER  
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D 253.238.0043

HARRISON LAIRD  
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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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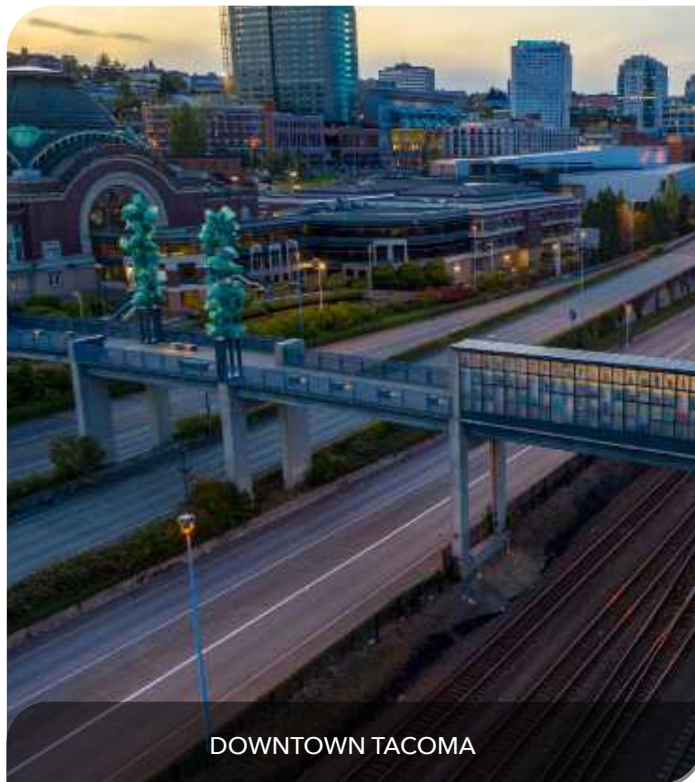


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## LOCATION

Located at 13th and Broadway in downtown Tacoma, between the entrance and exit routes of I-705. Directly across from Hotel Murano and 1-block away from the Greater Tacoma Convention center and the recently opened Marriott Hotel. Numerous restaurants and retail are walking distance, along with attractions such as museums, theaters, parks, breweries and the Broadway Farmers Market.

Mt. Rainier Views	High Profile Corner Location	95 Walk Score®	1-block from Convention Center Light Rail Station



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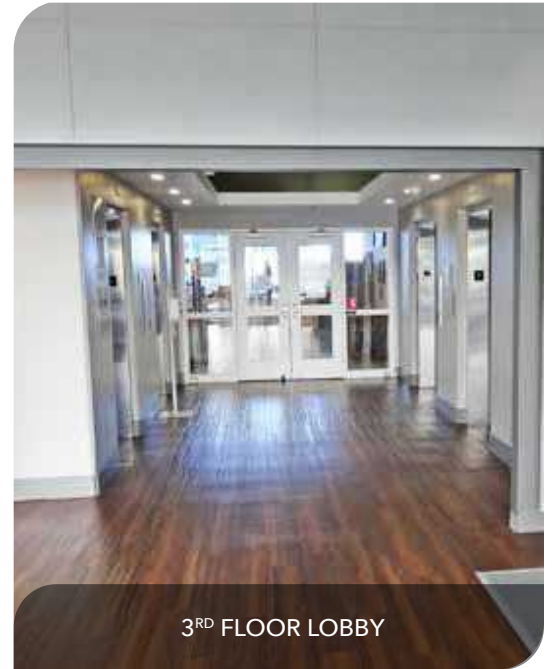
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BUILDING LOBBY



3<sup>RD</sup> FLOOR LOBBY



BROADWAY FRONTAGE

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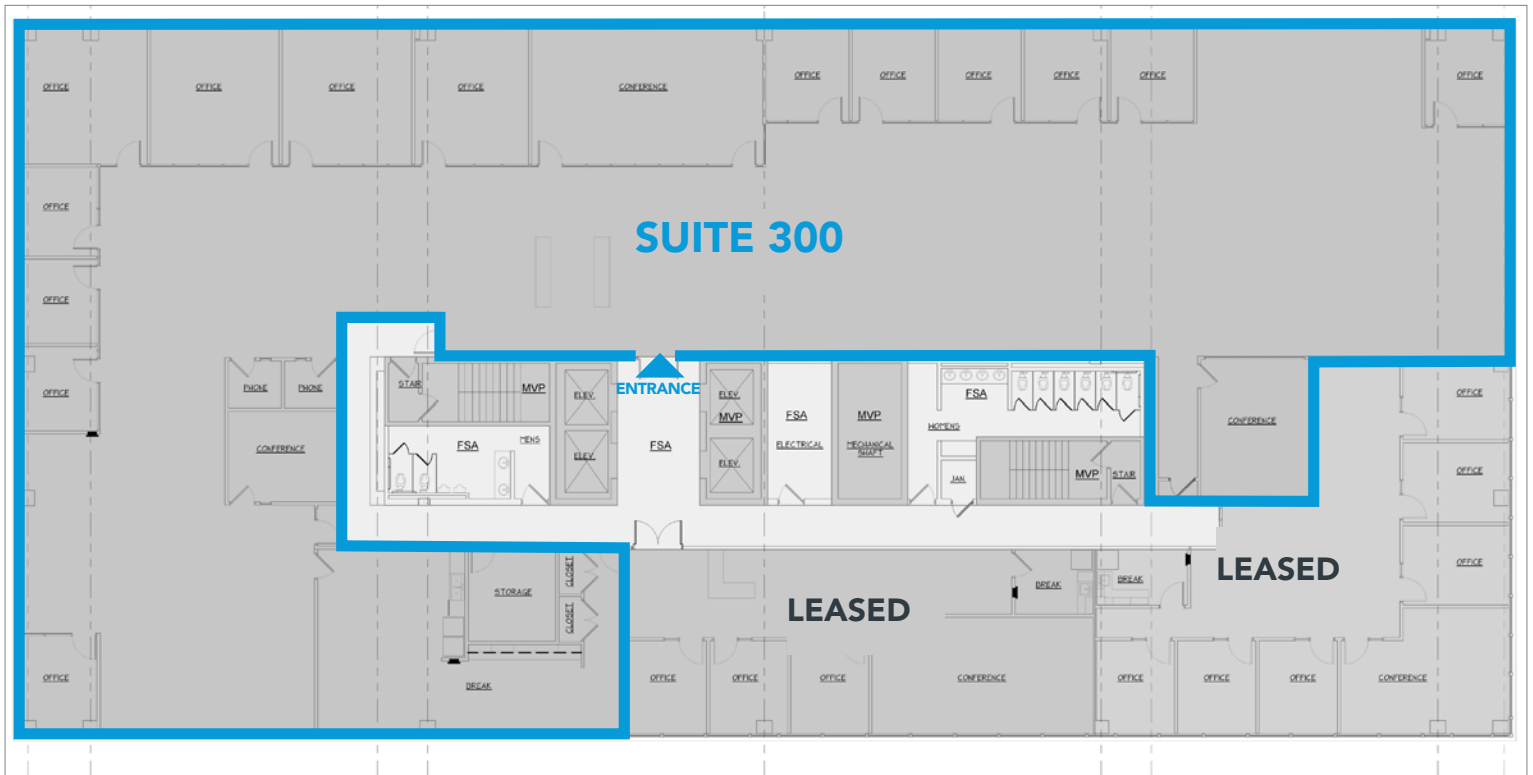
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## FLOOR PLAN



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**SPACIOUS,  
VIBRANT & INVITING  
COMMON SPACES**



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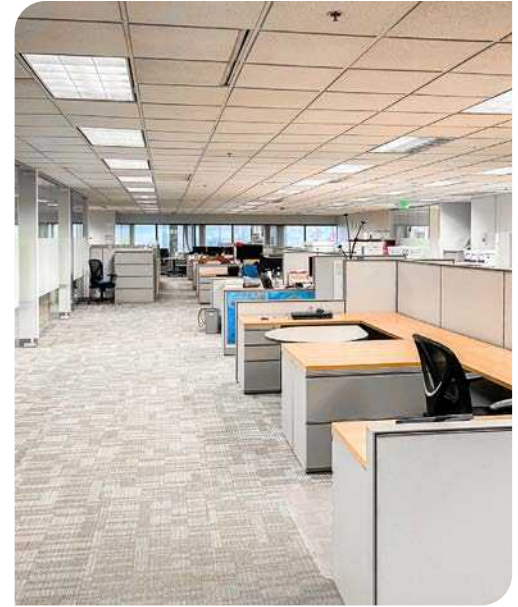
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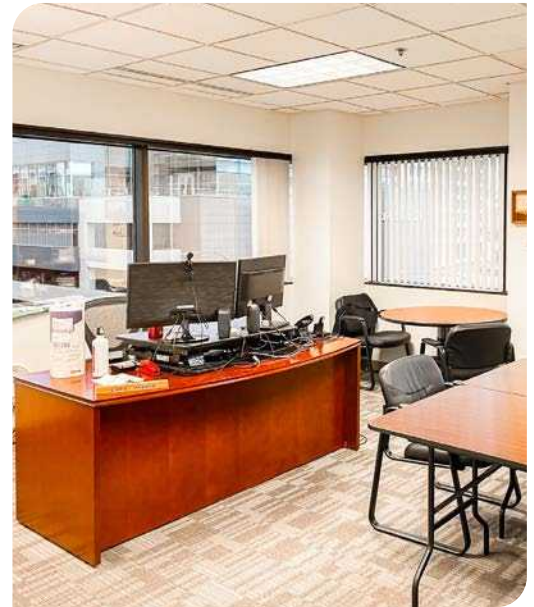
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## COMBINATION OF PRIVATE OFFICES & OPEN WORK STATIONS



## MT. RAINIER VIEWS



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