

FOR LEASE 10940 & 11000 NE 33rd PL | Bellevue, WA

EVERGREEN OFFICE PARK



NEWMARK

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LOCATION

DOWNTOWN BELLEVUE

EVERGREEN OFFICE PARK

520



AVAILABLE SPACE



360 DEGREE VIEW OF COURTYARD

Building I - 10940 NE 33rd Place

Suite	Available SF	Rental Rate	Comments
101	3,139 SF	Call For Rate	Available May 2025
103	4,288 SF	Call For Rate	Available Now
111	1,542 SF	Call For Rate	Available May 2025
202*	8,090 SF	Call For Rate	Available May 2025
204*	5,217 SF	Call For Rate	Available Now
212	1,446 SF	Call For Rate	Available Now

*Suites can be combined for 13,307 SF

Building II - 11000 NE 33rd Place

Suite	Available SF	Rental Rate	Comments
102	3,819 SF	Call For Rate	Available Now
302	5,784 SF	Call For Rate	Available Now
320	1,847 SF	Call For Rate	Available Now



FACT SHEET

Property Addresses	Building I: 10940 NE 33rd Place, Bellevue, WA Building II: 11000 NE 33rd Place, Bellevue, WA
Year Built	1986 (renovated 2018)
Operating Expenses	2024 NNN Expense Estimate: \$13.25 / RSF
Floors	Building I: Two (2) Stories Building II: Three (3) Stories
Parking	3.6/1,000 SF (Free surface parking, covered parking available at market rates)
Freeway Access	Centrally located at the interchange of SR520 and I-405
Internet/Telecom Providers	Comcast TW Telecom Frontier
Electrical System	Power provided through vault-mounted transformers. Each building's main distribution panel consists of a 1,000 Amp, 277/480 Volt, 3-phase, 4 wire, 4 section main distribution panels
Building Hours	24 hour access, 365 days per year security hours for front doors: 7:30am - 6:00pm. HVAC hours (M - F): 7:30am – 6:00pm. After hours HVAC available on demand

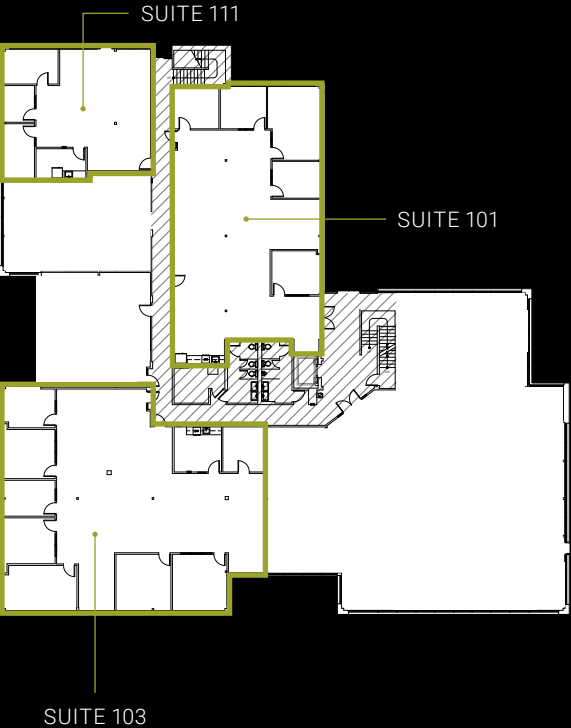


BUILDING I
FIRST FLOOR OFFICE

AVAILABLE

SUITE 101
3,139 SF

SUITE 101
3,139 SF
AVAILABLE MAY 2025



BUILDING I

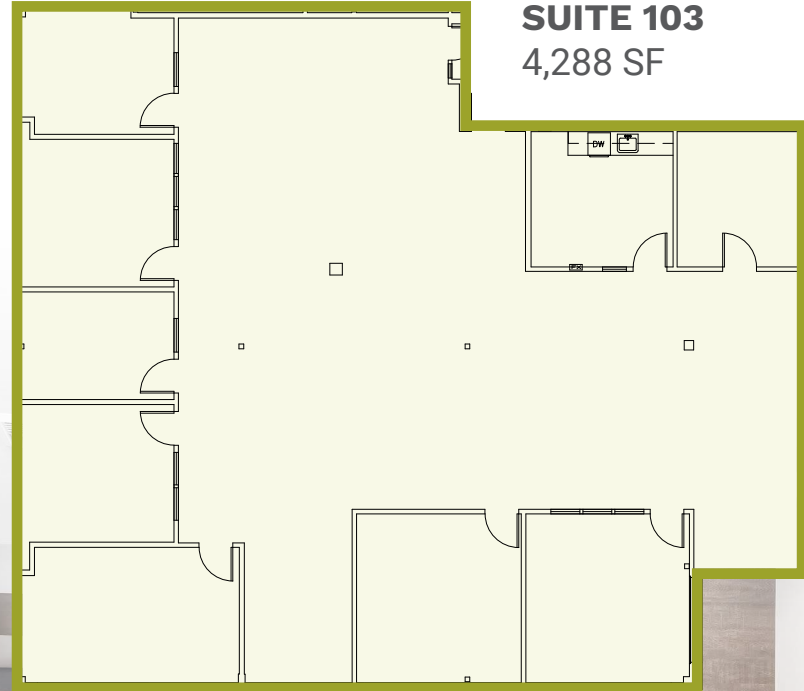
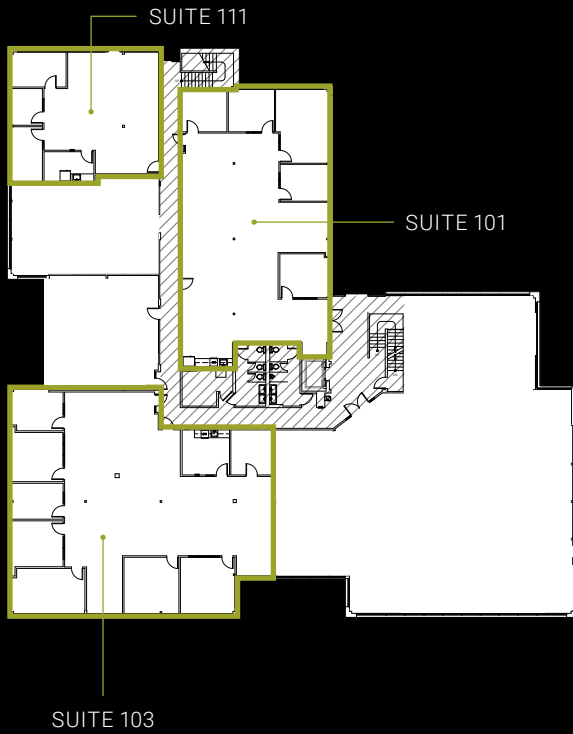
FIRST FLOOR OFFICE

AVAILABLE

SUITE 103

4,288 SF

AVAILABLE NOW



SUITE 103

4,288 SF



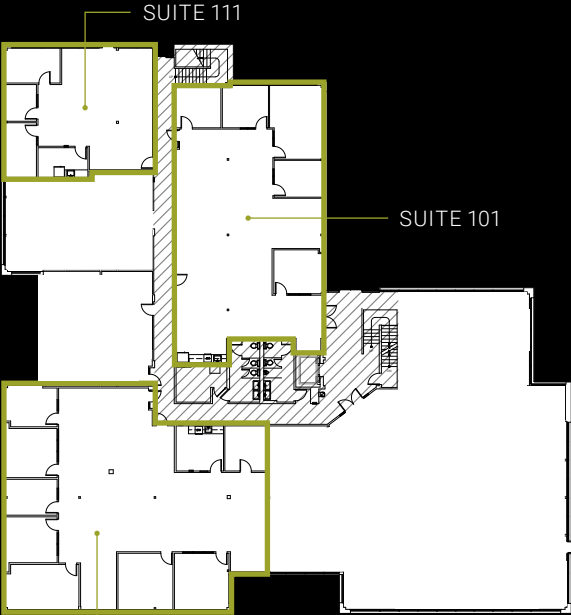
[CLICK HERE TO TAKE A VIRTUAL TOUR](#)

BUILDING I
FIRST FLOOR OFFICE

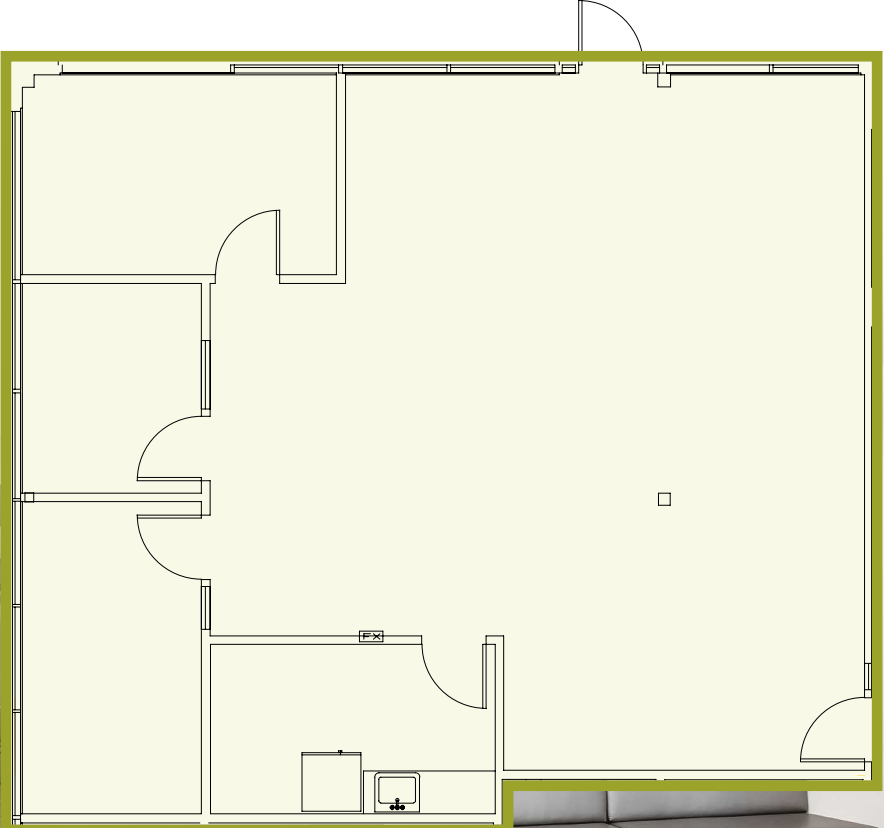
AVAILABLE

SUITE 111

1,542 SF
AVAILABLE MAY 2025



SUITE 111
1,542 SF



BUILDING I

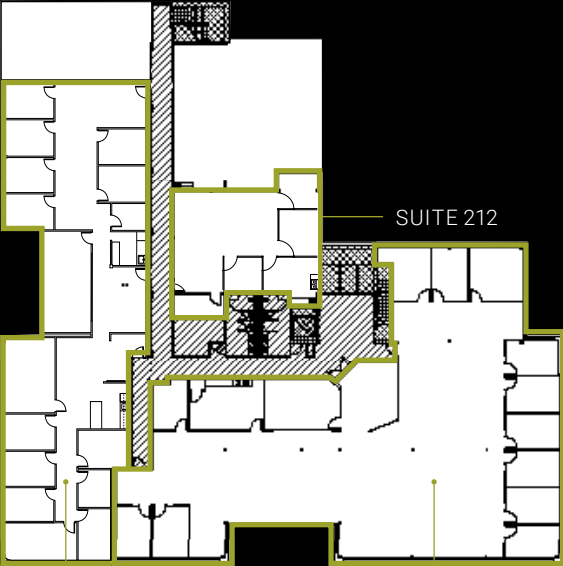
SECOND FLOOR OFFICE

AVAILABLE

SUITE 202

8,090 SF

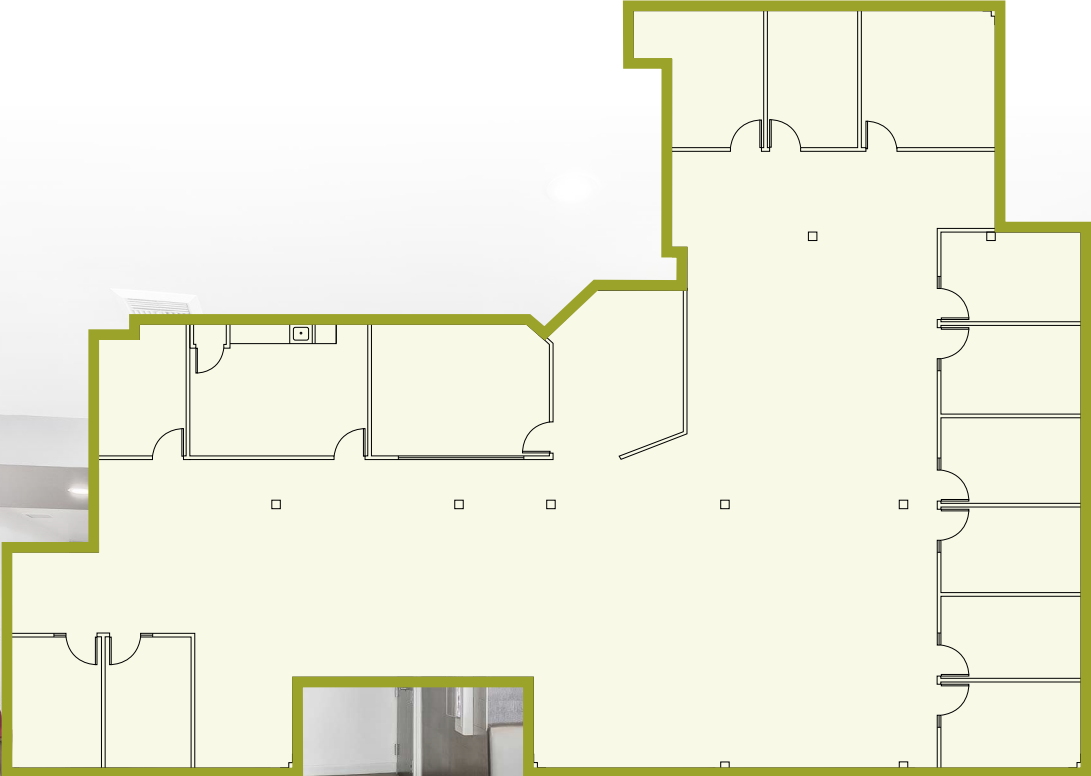
AVAILABLE MAY 2025



SUITE 204

SUITE 202

SUITE 202
8,090 SF



*CAN BE COMBINED WITH SUITE 204 FOR 13,307 SF

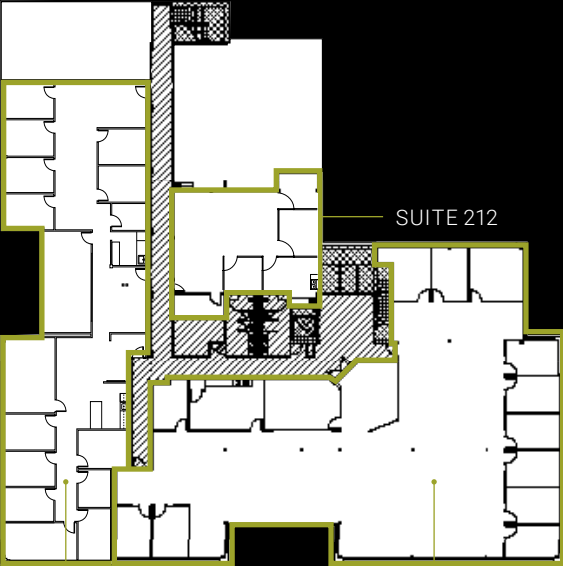
BUILDING I

SECOND FLOOR OFFICE

AVAILABLE

SUITE 204

5,217 SF
AVAILABLE NOW



SUITE 204

SUITE 202



SUITE 204
5,217 SF

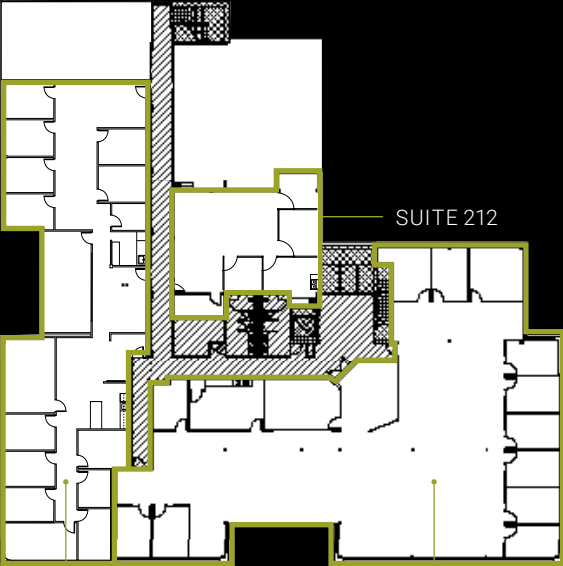
*CAN BE COMBINED WITH SUITE 202 FOR 13,307 SF

BUILDING I
SECOND FLOOR OFFICE

AVAILABLE

SUITE 212

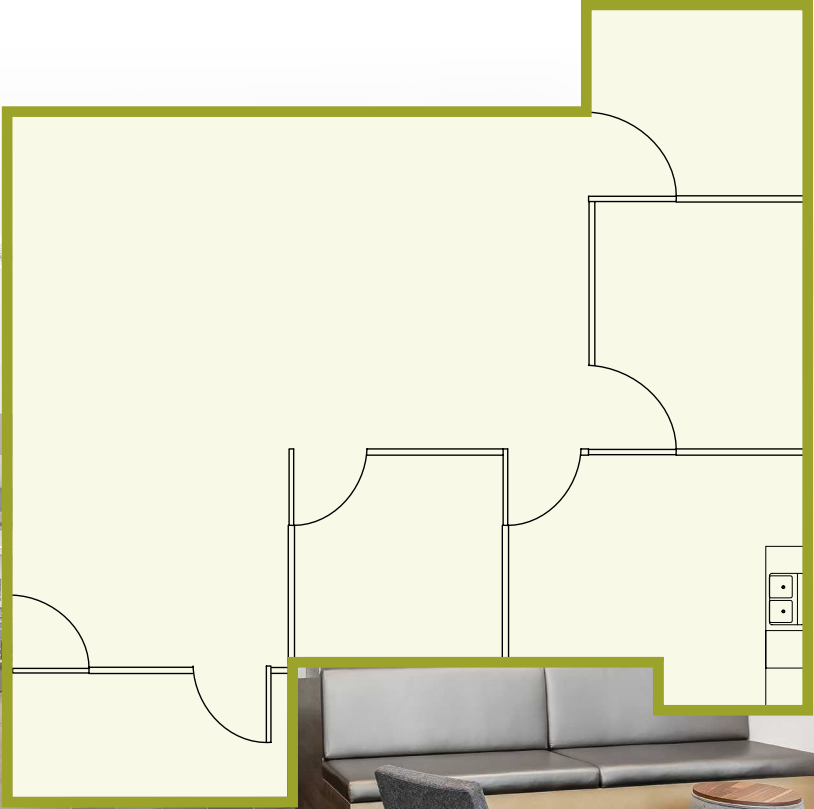
1,446 SF
AVAILABLE NOW



SUITE 204

SUITE 202

SUITE 212
1,446 SF



BUILDING II
FIRST FLOOR OFFICE

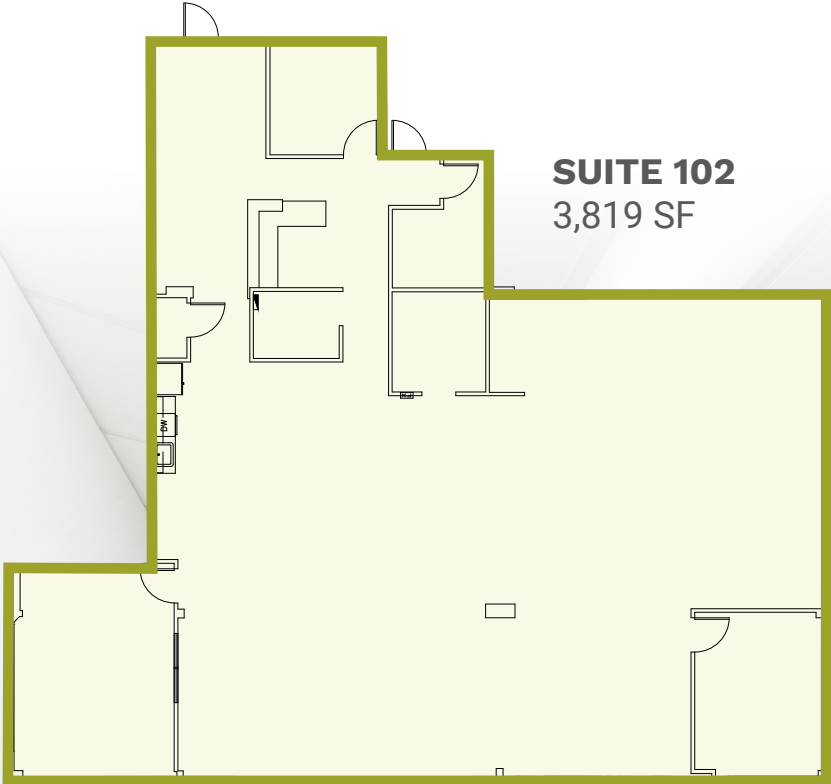
AVAILABLE

SUITE 102

3,819 SF
AVAILABLE NOW



SUITE 102

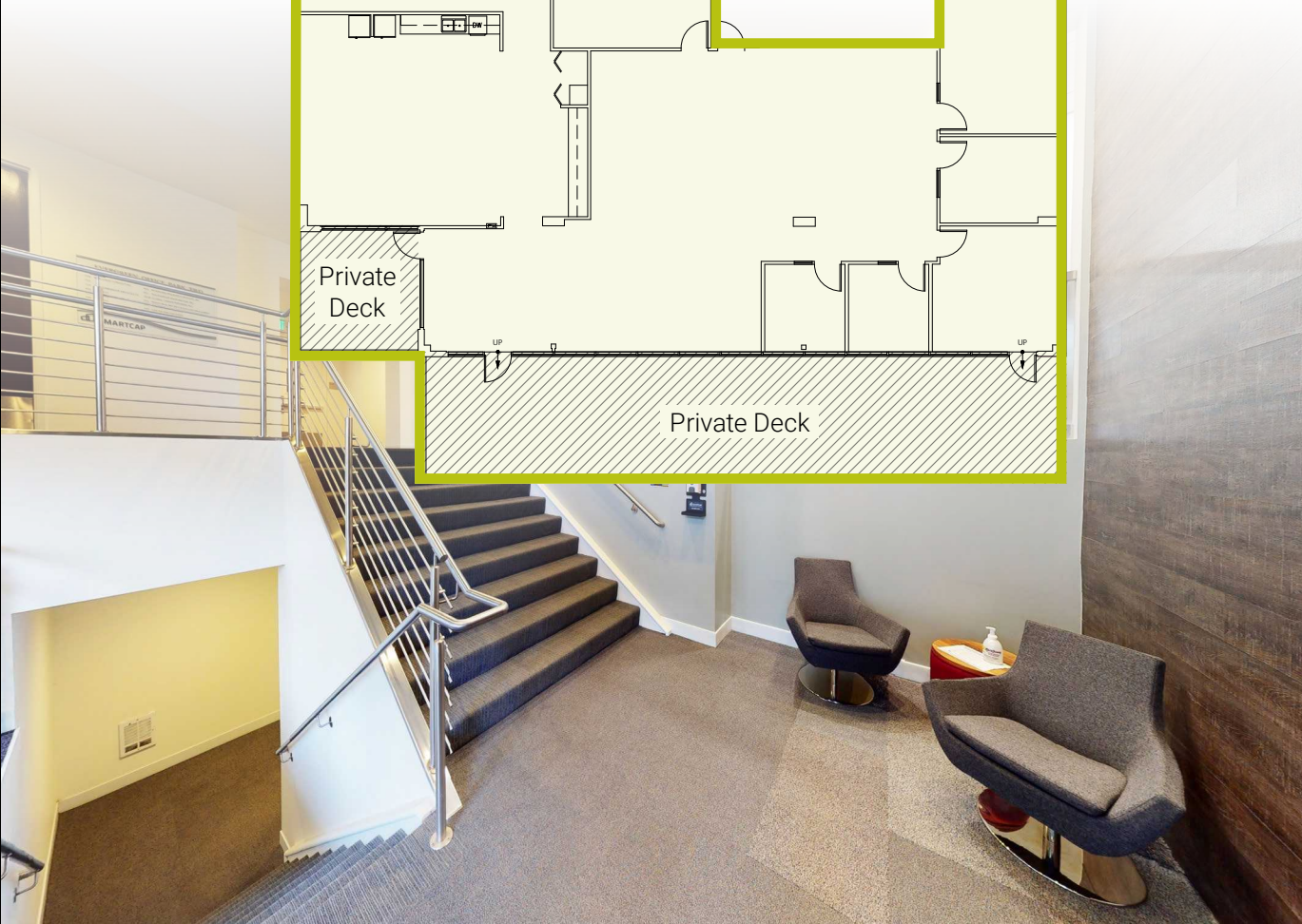
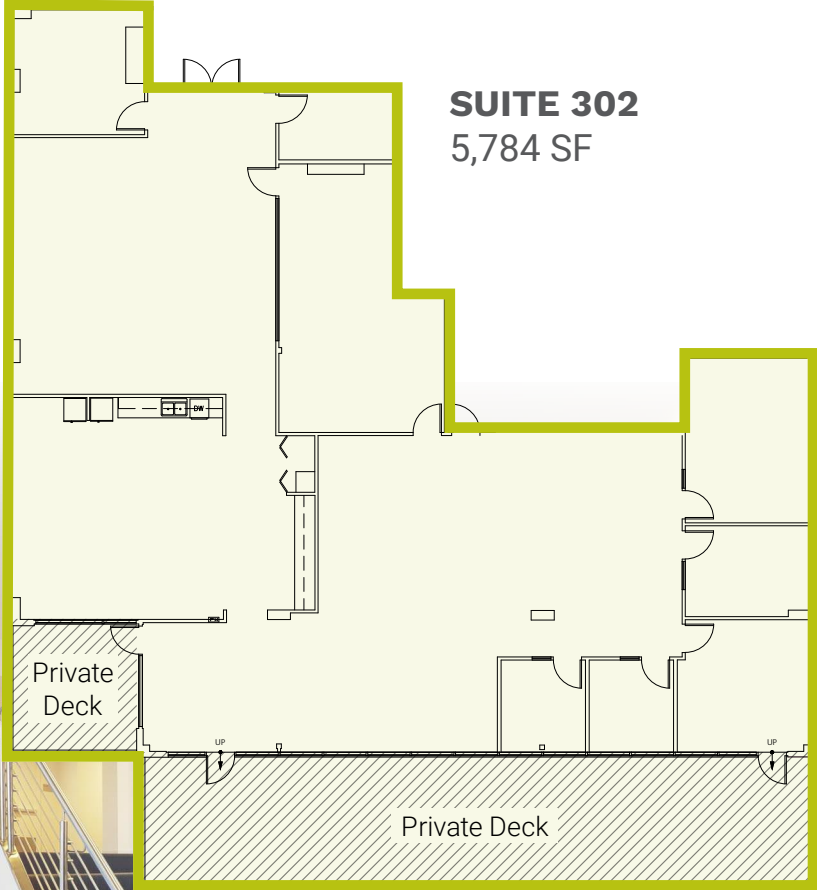
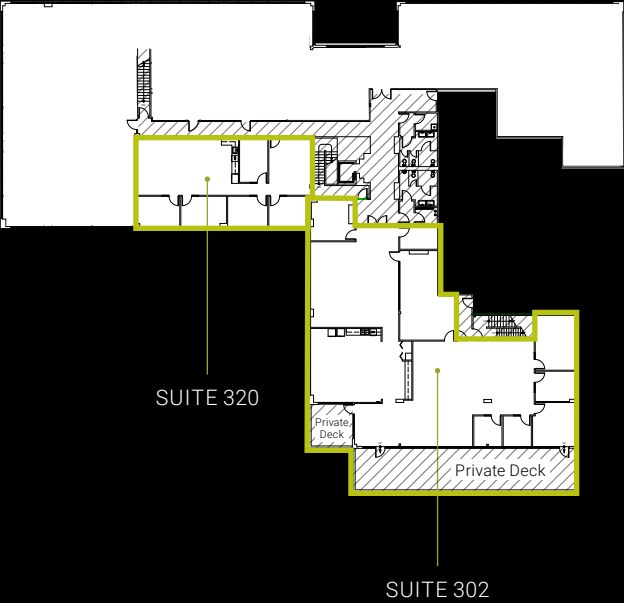


SUITE 102
3,819 SF

BUILDING II
THIRD FLOOR OFFICE

AVAILABLE

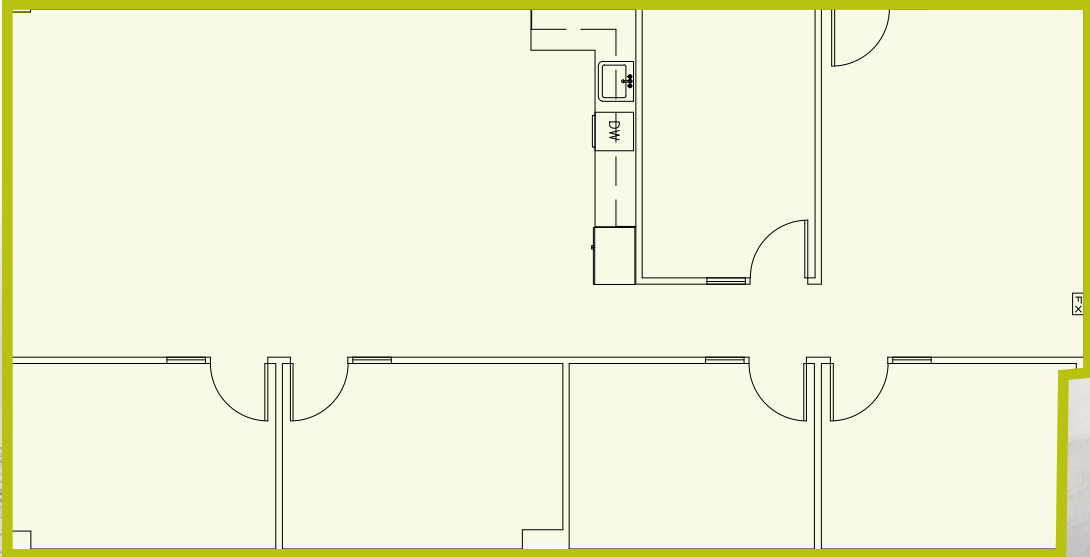
SUITE 302
5,784 SF
AVAILABLE NOW



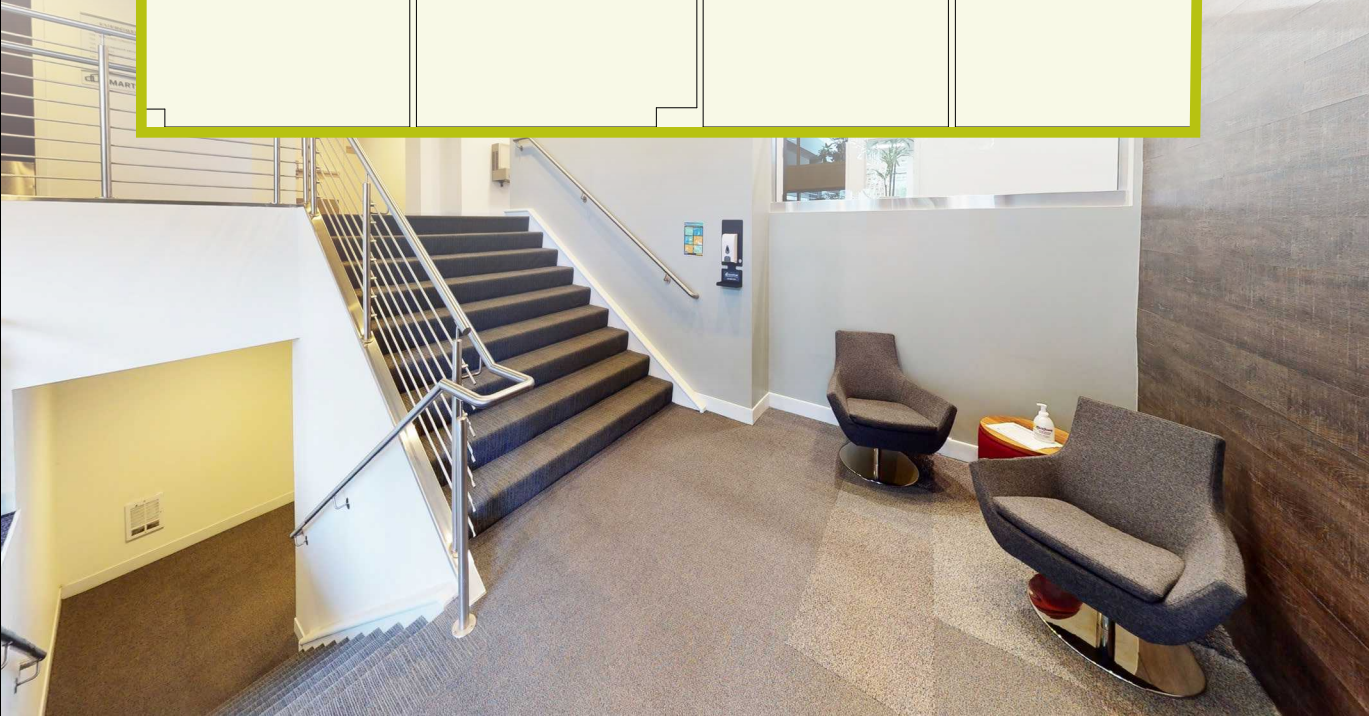
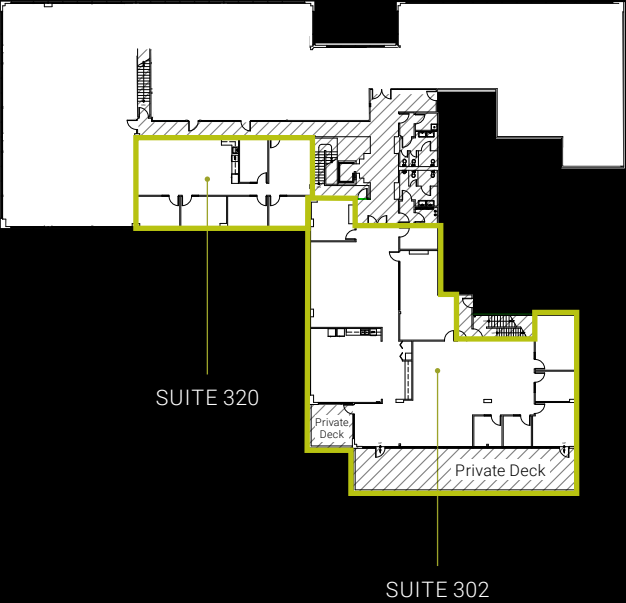
BUILDING II
THIRD FLOOR OFFICE

AVAILABLE

SUITE 320
1,847 SF



SUITE 320
1,847 SF
AVAILABLE NOW



LOCAL AMENITIES

1. Starbucks
- Brief Encounter
- Sushi in Joy
- Tuscan Stone Pizza
2. Poppinjay's - A Cafe
3. Burgermaster
4. Gourmondo
5. Courage House
6. Dixie's BBQ
7. Beijing Duck Palace
- Subway
8. Carillon Kitchen
- Como
- El Encanto
- Le Grand
- Starbucks

 Transit

