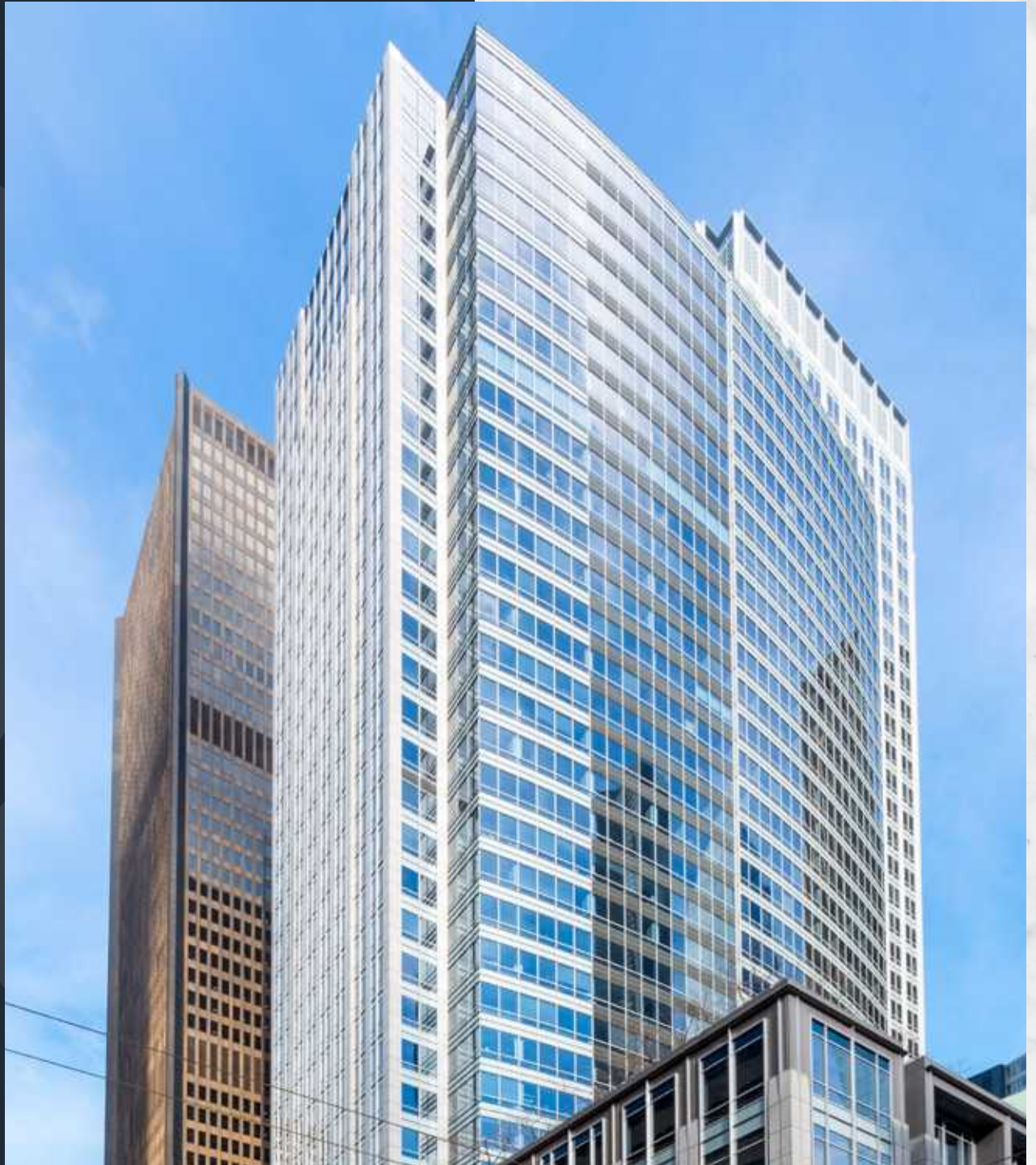


FOURTH & MADISON

925 Fourth Avenue | Seattle, Washington 98104

NEWMARK





BUILDING HIGHLIGHTS



LEED Gold Certification, Fitwel Certification, WELL Health - Safety Rating, and Energy Star Rating



Views of Elliott Bay, the Olympic Mountains, Space Needle, and Mt. Rainier



Floor-to-ceiling windows with 9' drop ceiling



7th floor outdoor terrace for tenants



State-of-the-art conferencing center



Fitness center with showers and lockers



24/7 on-site security



On-site parking with EV charging stations



Bright Horizon's childcare on-site



On-site retailers include Belle Epicurean Café, Market Fresh, Sushi Kudasai, and Capelli's Barbershop



LOCATION



AVAILABILITIES

Suite 100	10,134 (divisible to 5,000)	Available Now
Floor 3	15,782	Available Now
Suite 410	2,003	Available Now
Floor 6	38,556	Available Now
Floor 7	22,118 (divisible to 10,503)	Available Now
Floor 11	23,741	Available Now
Floor 17	24,648	Available Now
Floor 18	24,648	Available Now
Floors 20/21	49,232 (divisible to 24,596)	Available Now
Suite 2270	15,361 (divisible to 5,788)	Available Now
Suite 2320	12,677 (divisible to 5,000)	Available Now
Suite 2520	11,548	May 2025
Suite 3250	10,387	Available Now
Floor 33*	25,240	Available Now
Floor 34*	25,180	Available Now
Suite 3520*	13,763	Available Now
Suite 3540*	2,750	Available Now
Floor 37	11,670	Available Now

*Floors 33-34 combinable to 50,420 SF




SUITE 100

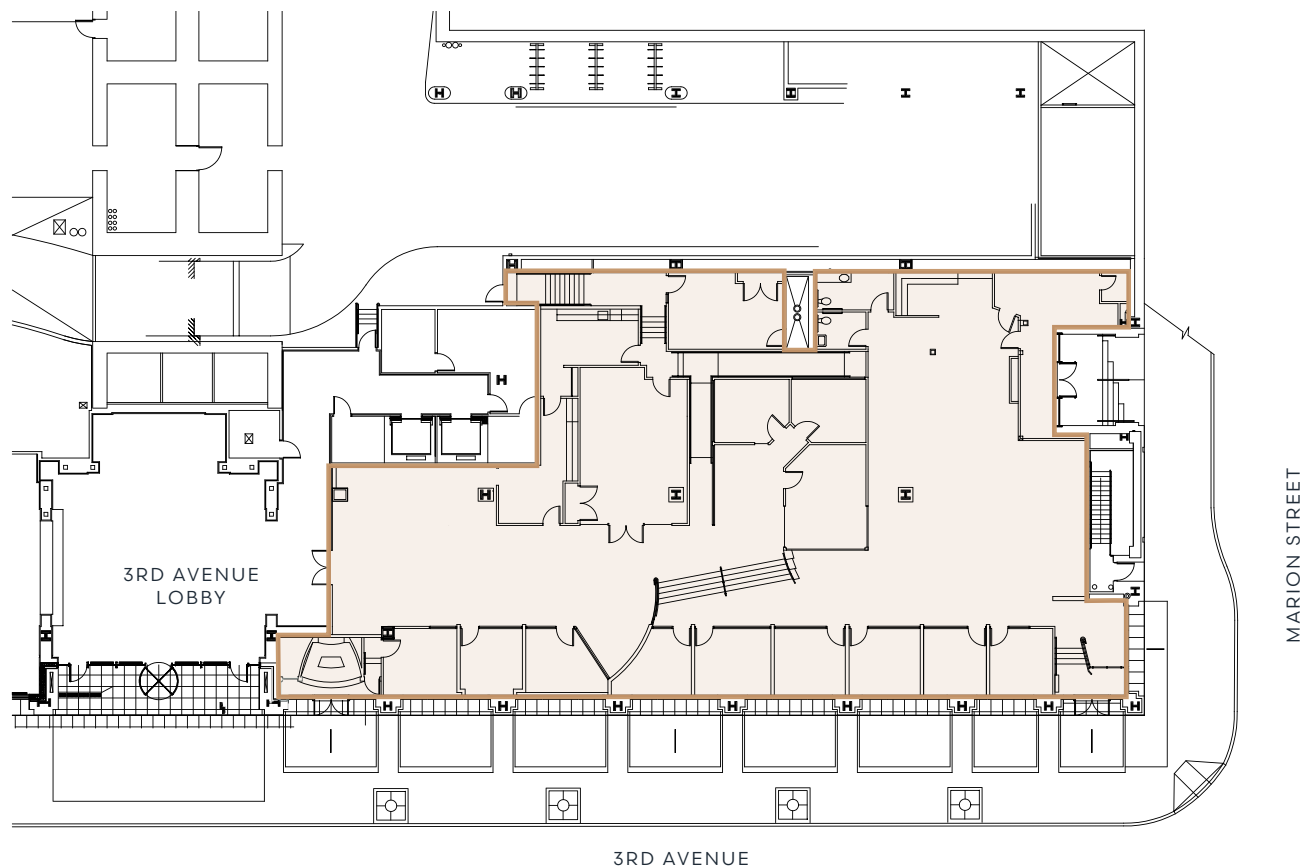
10,134 SF

(divisible to 5,000 SF)

Available now

Retail or office space

 VIRTUAL TOUR



SUITE 100

10,134 SF

Available now

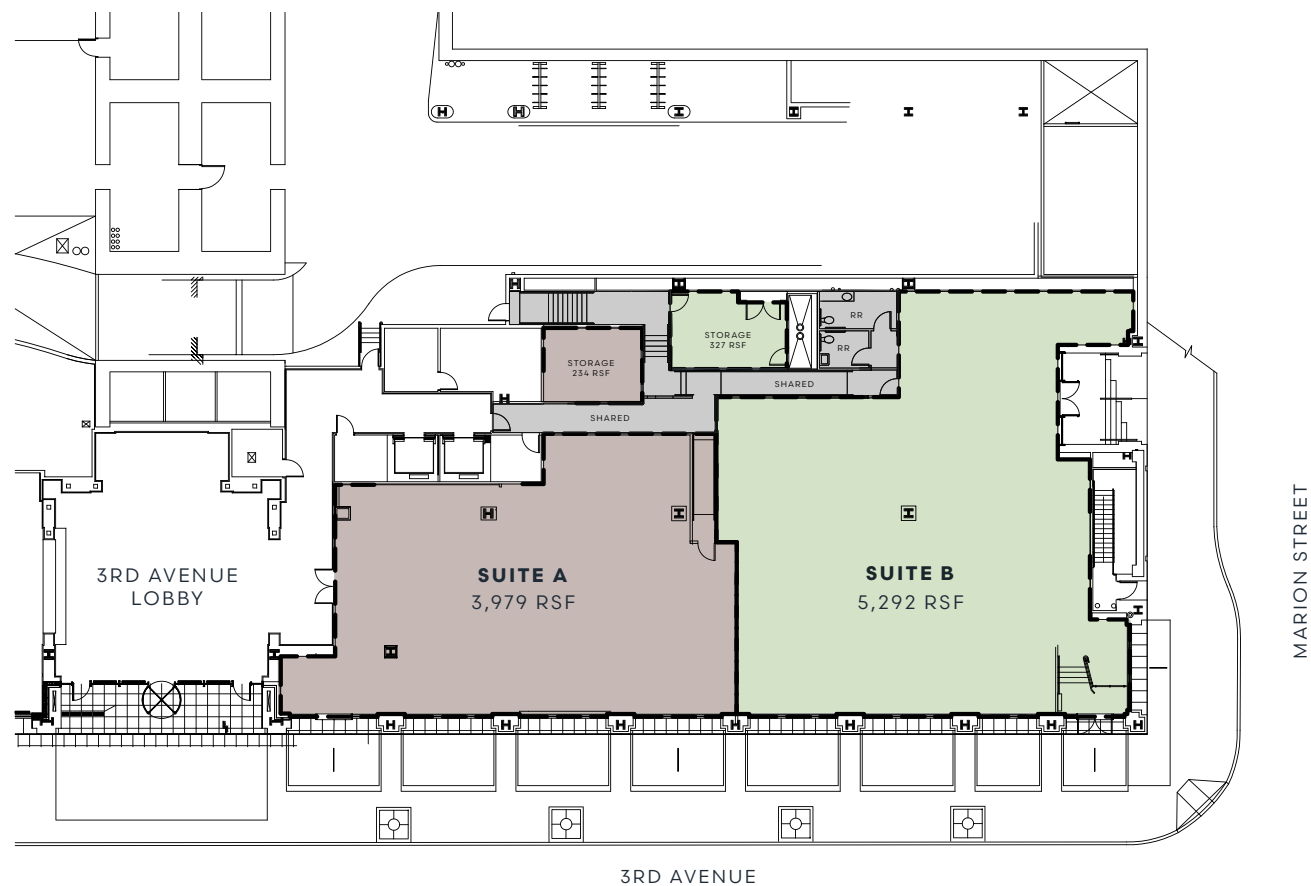
Retail or office space

Divisibility Options -

Shared Restrooms:

Suite A - 4,213 RSF

Suite B - 5,619 RSF



SUITE 100

10,134 SF

Available now

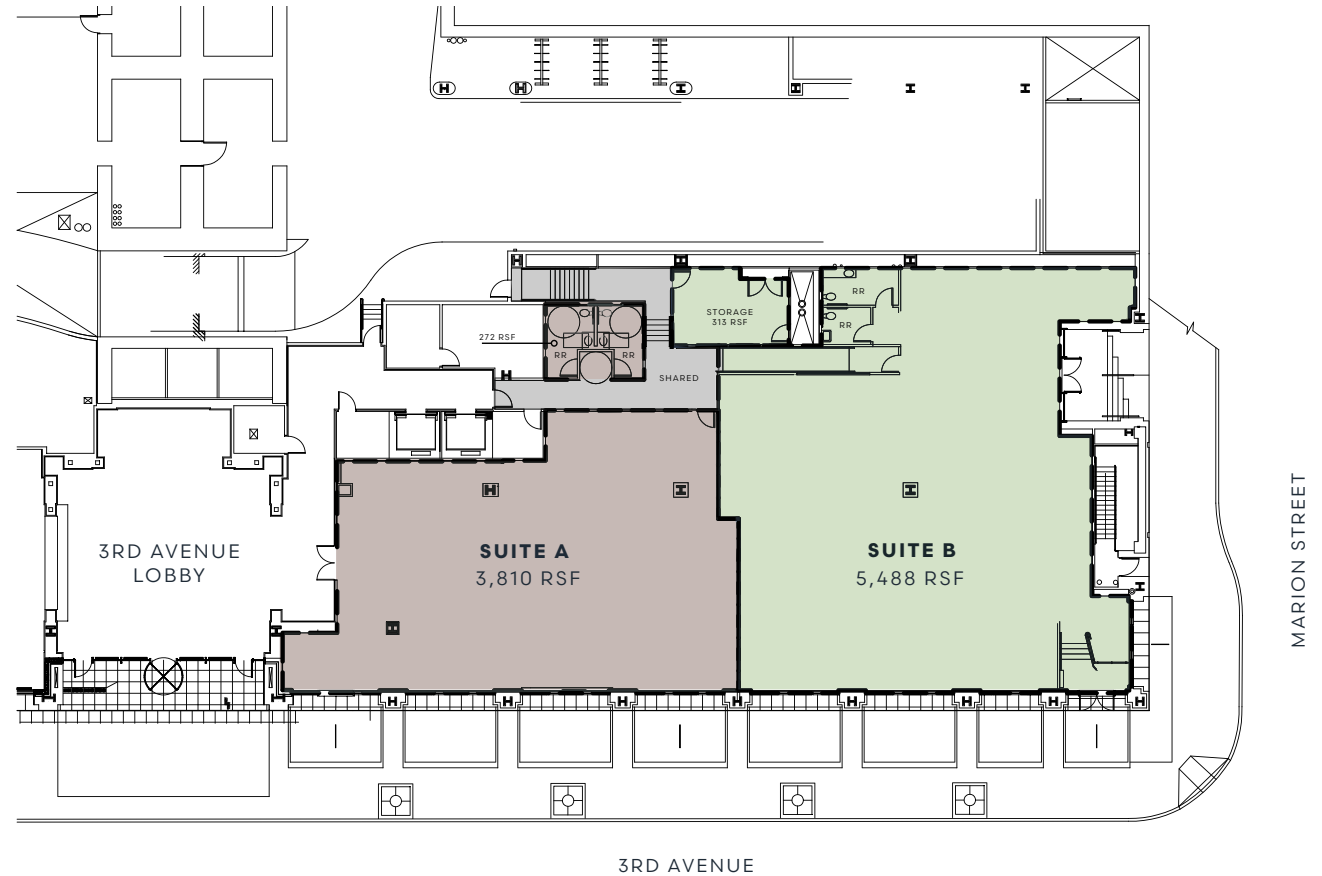
Retail or office space

Divisibility Options -

Private Restrooms:

Suite A - 4,082RSF

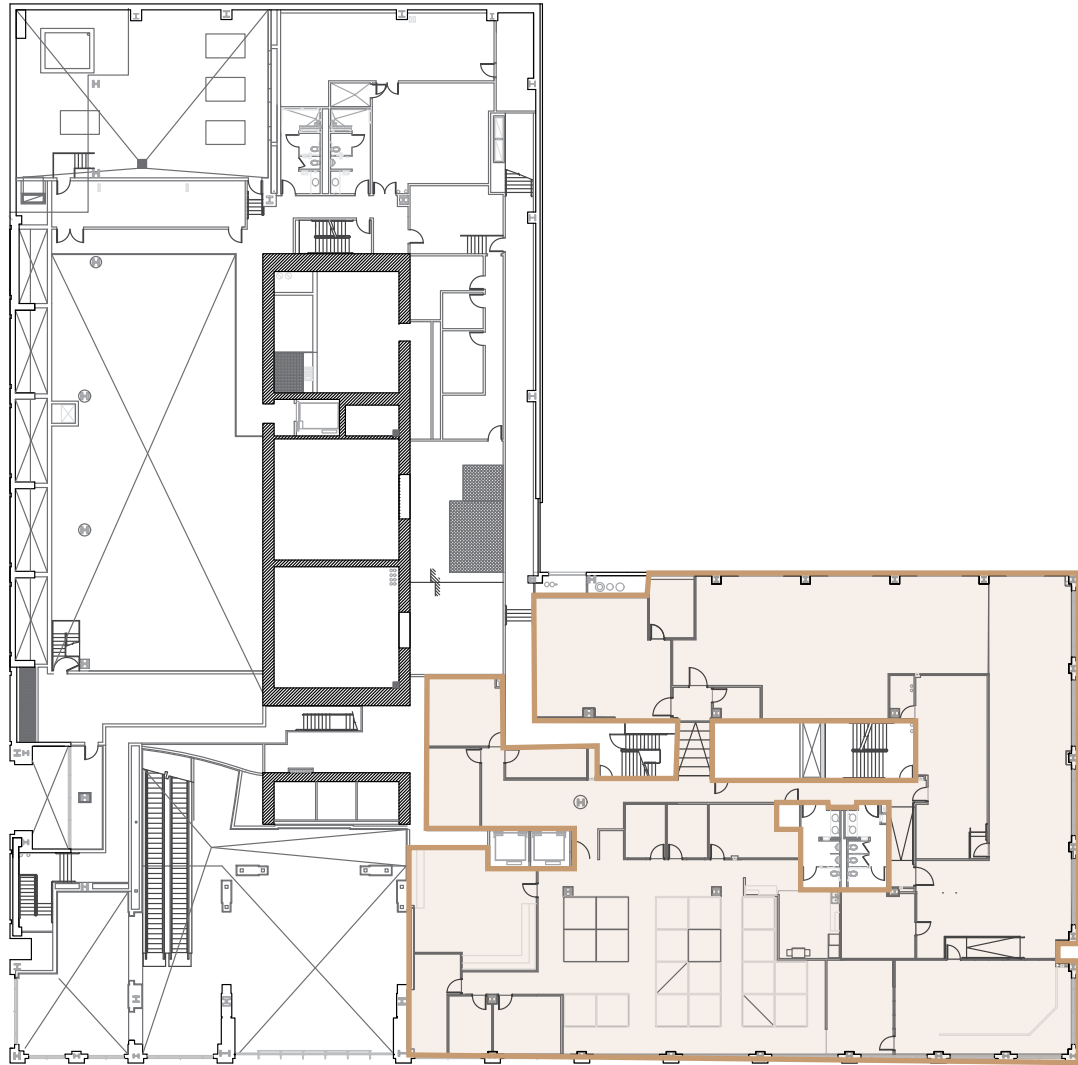
Suite B - 5,801 RSF



FLOOR 3

15,782 SF

Available now



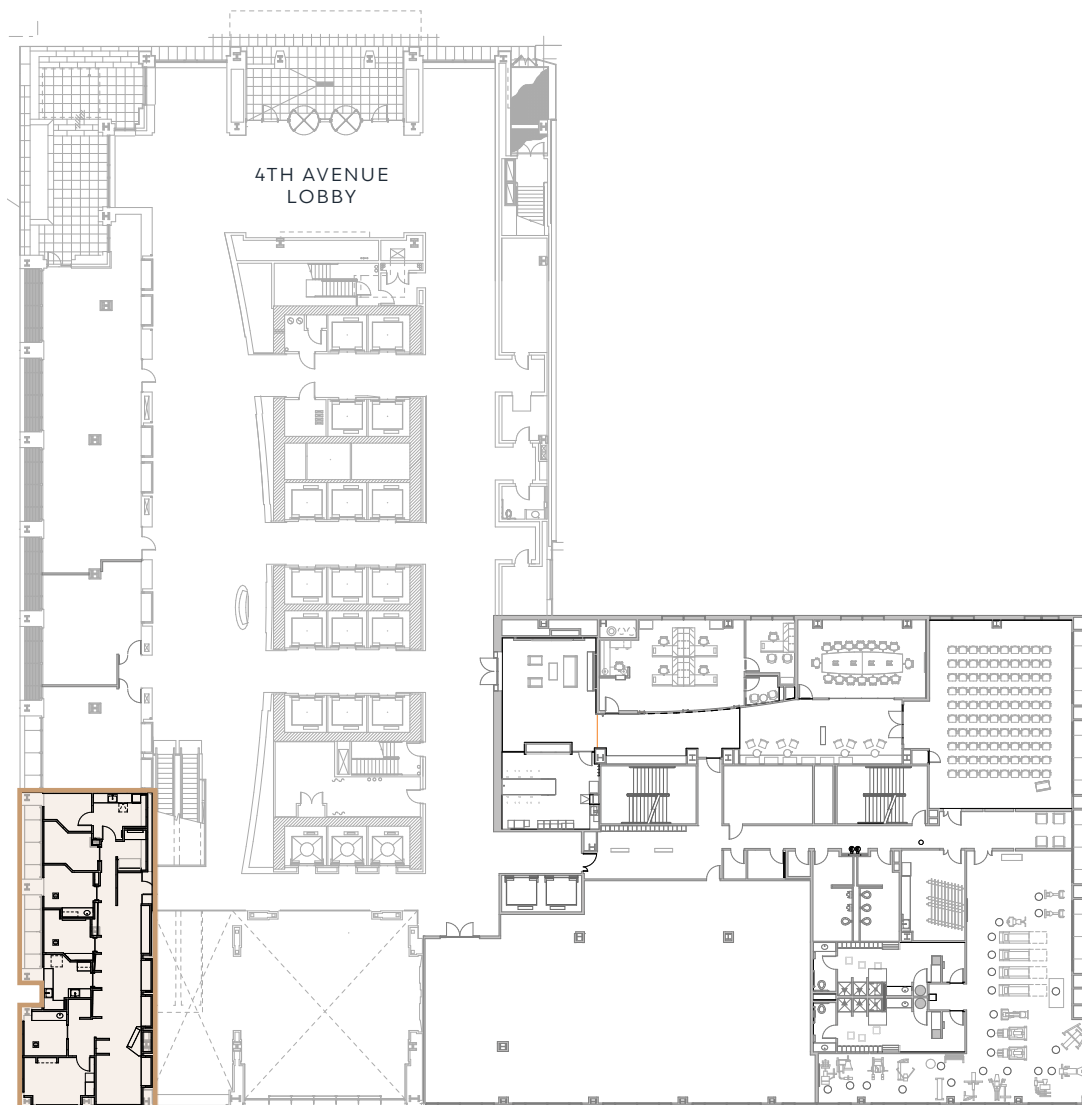
SUITE 410

2,003 SF

Available now

Retail or office space

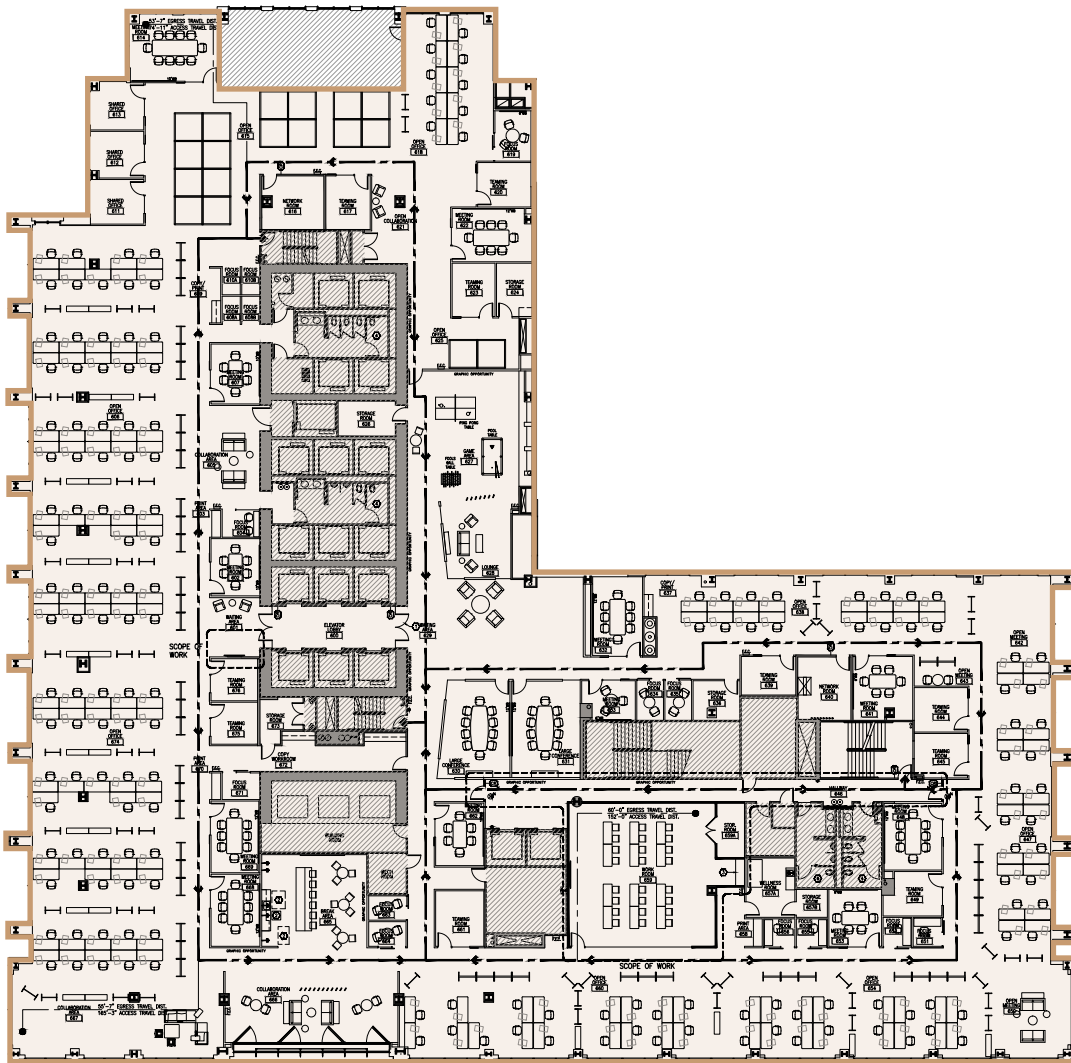
Former dental office



FLOOR 6

38,556 SF
Available now

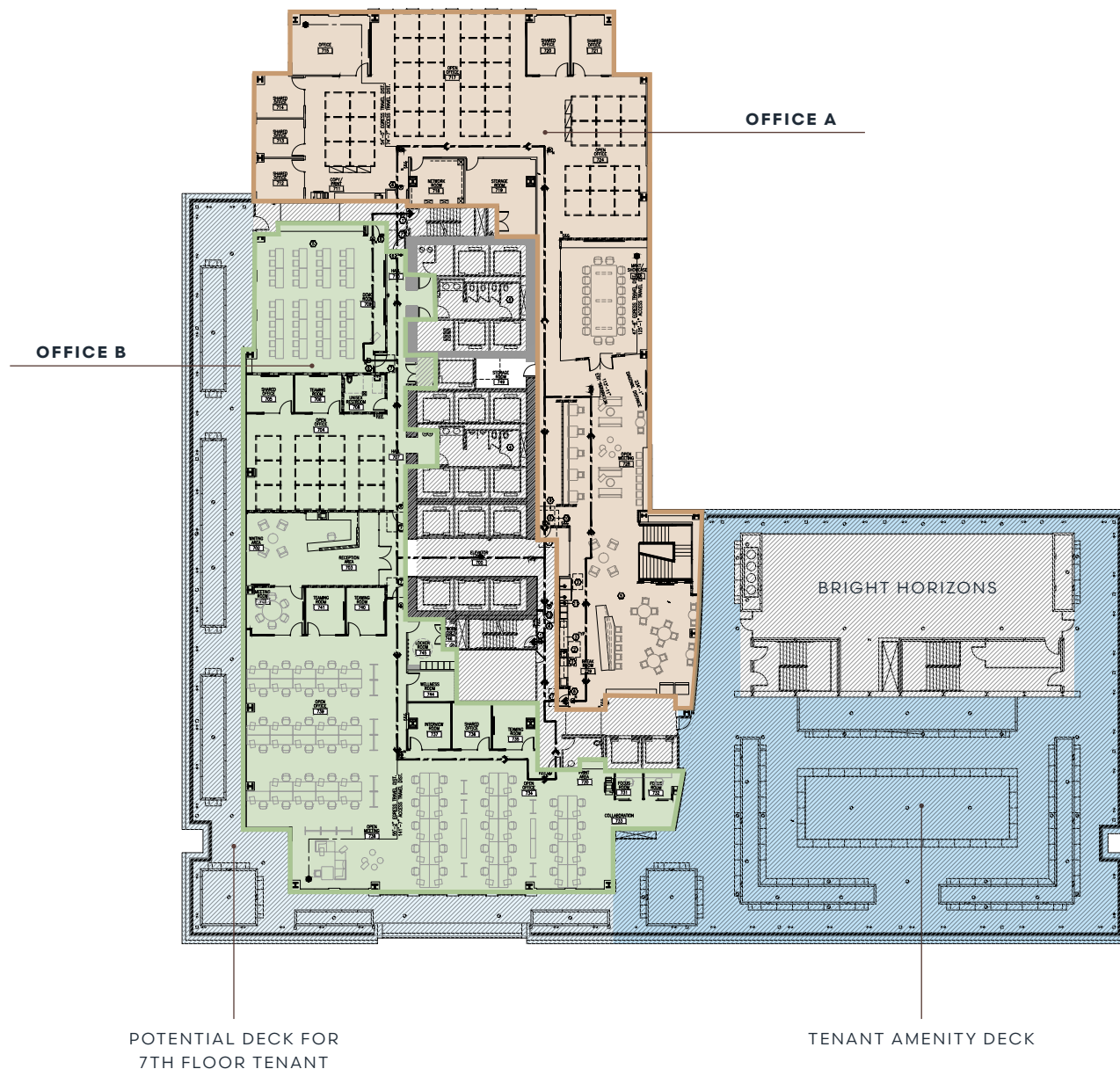
 VIRTUAL TOUR



FLOOR 7

22,118 SF
Available now


Divisibility Options:
Office A – 10,503 RSF
Office B – 11,615 RSF



FLOOR 11

23,741 SF

Available now

 VIRTUAL TOUR



FLOOR 17

24,648 SF
Available now


 VIRTUAL TOUR

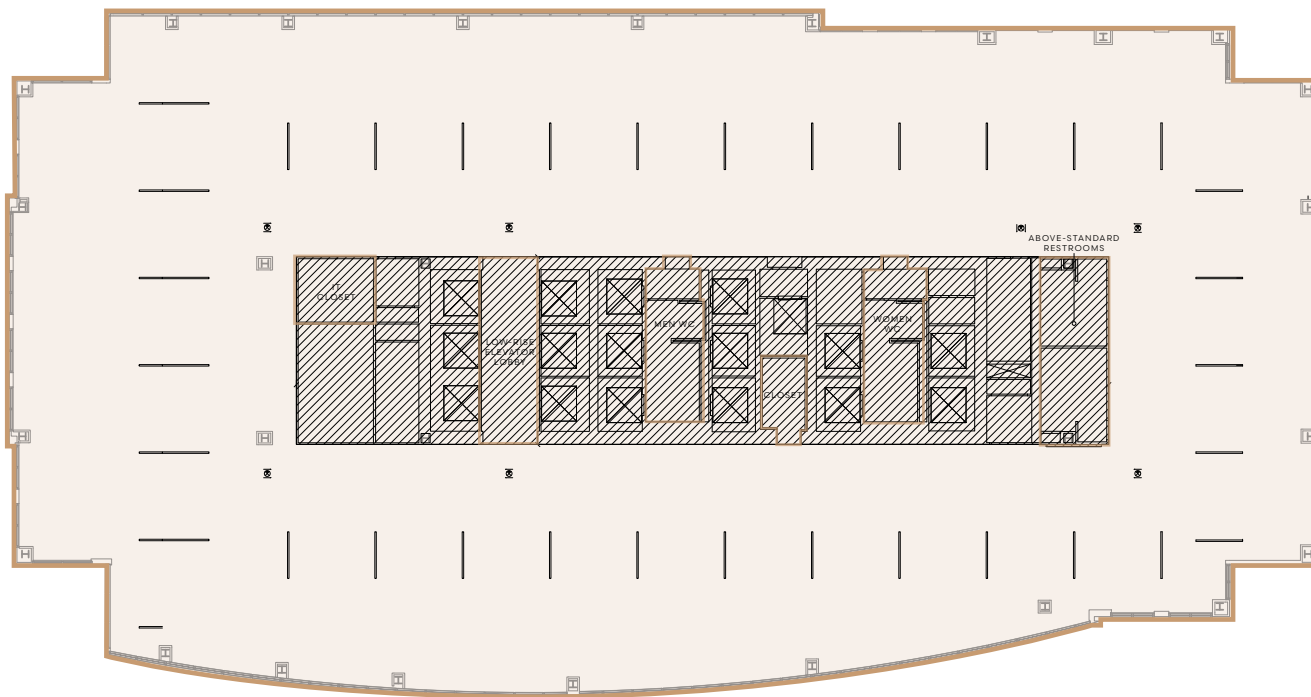


FLOOR 18

24,648 SF

Available now

 VIRTUAL TOUR



FLOOR 20

24,636 SF
Available now



INTERNAL STAIRCASE
CONNECTING TO
FLOOR 21

**Floors 20-21 combinable
to 49,232 SF*



FLOOR 21

24,596 SF
Available now



INTERNAL STAIRCASE
CONNECTING TO
FLOOR 20

**Floors 20-21 combinable
to 49,232 SF*

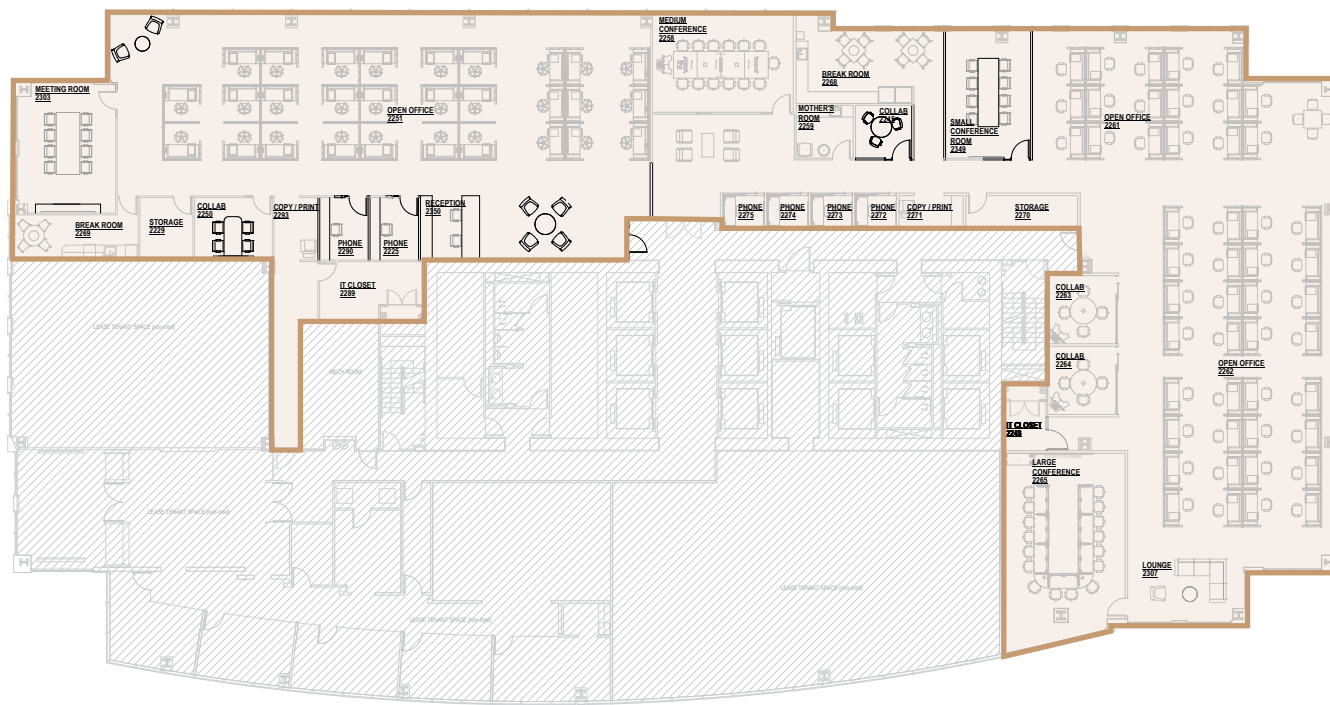


SUITE 2270

15,361 SF

(divisible to 5,788 SF)

Available now



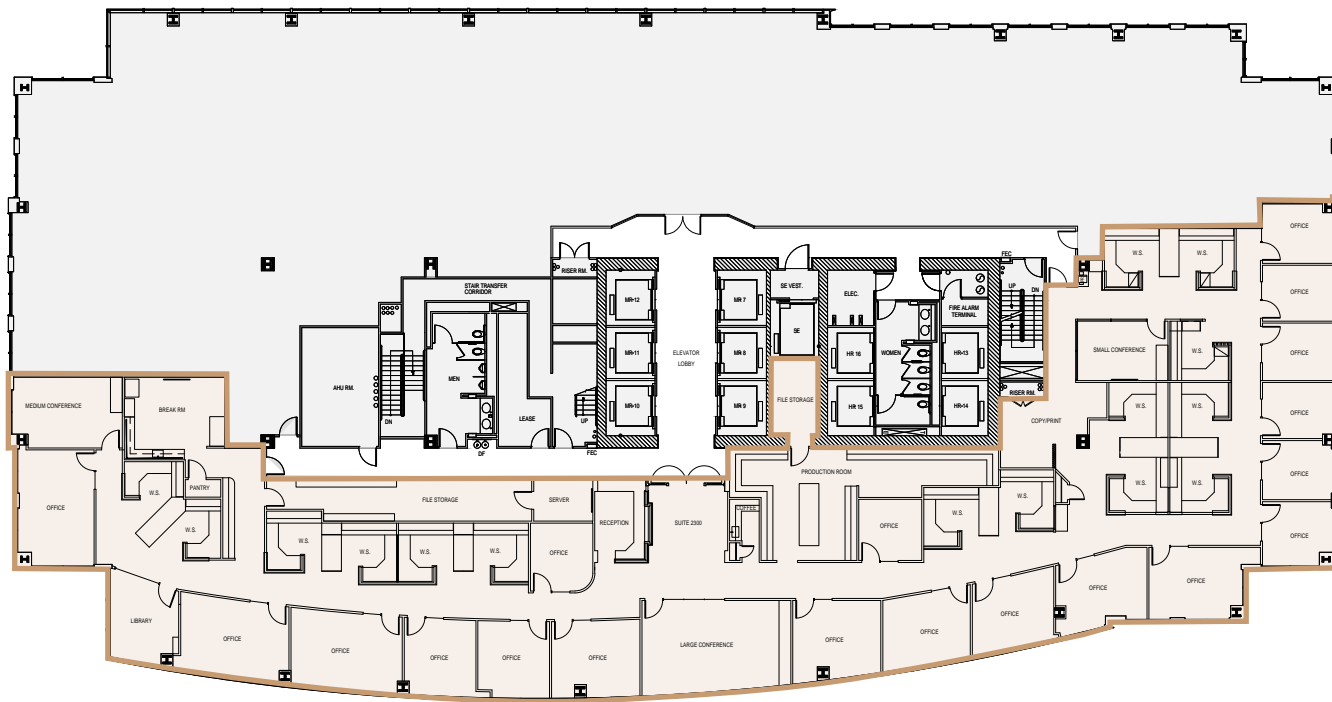
SUITE 2320

12,677 SF

(divisible to 5,000 SF)

Available now

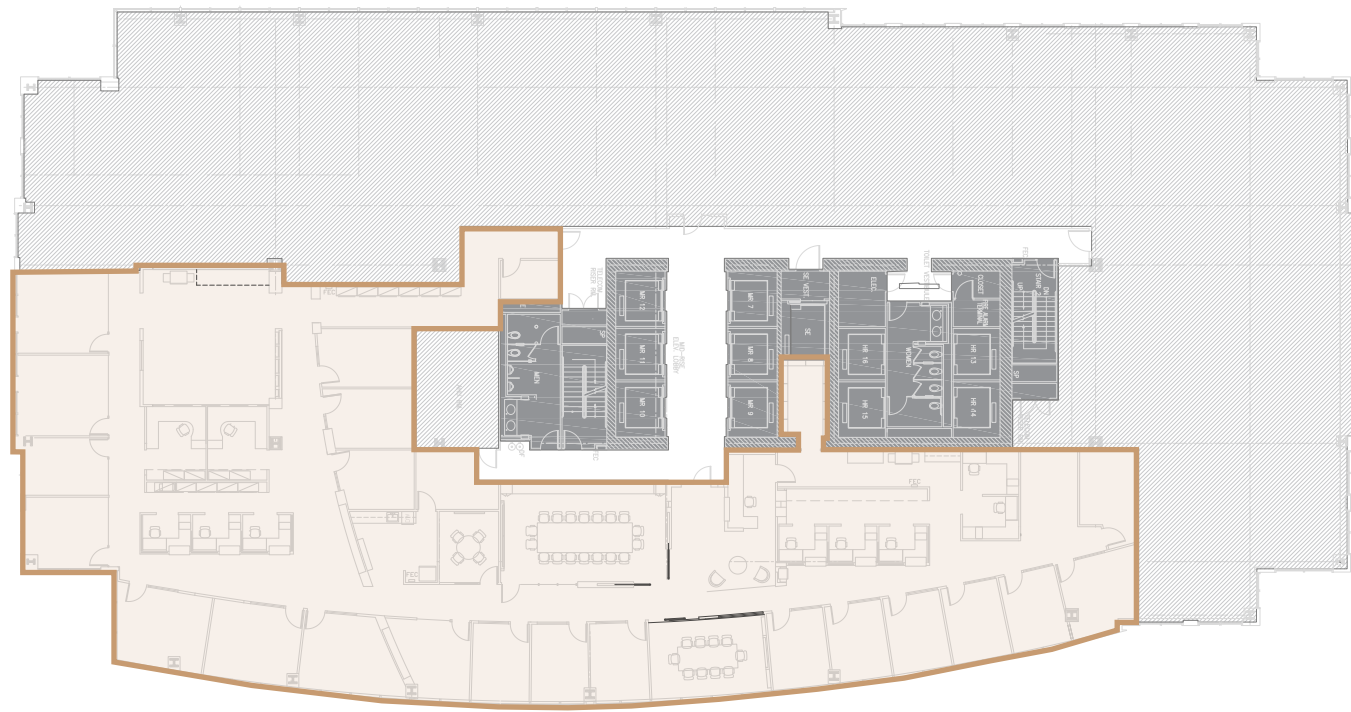
Law Firm build-out



SUITE 2520

11,548 SF

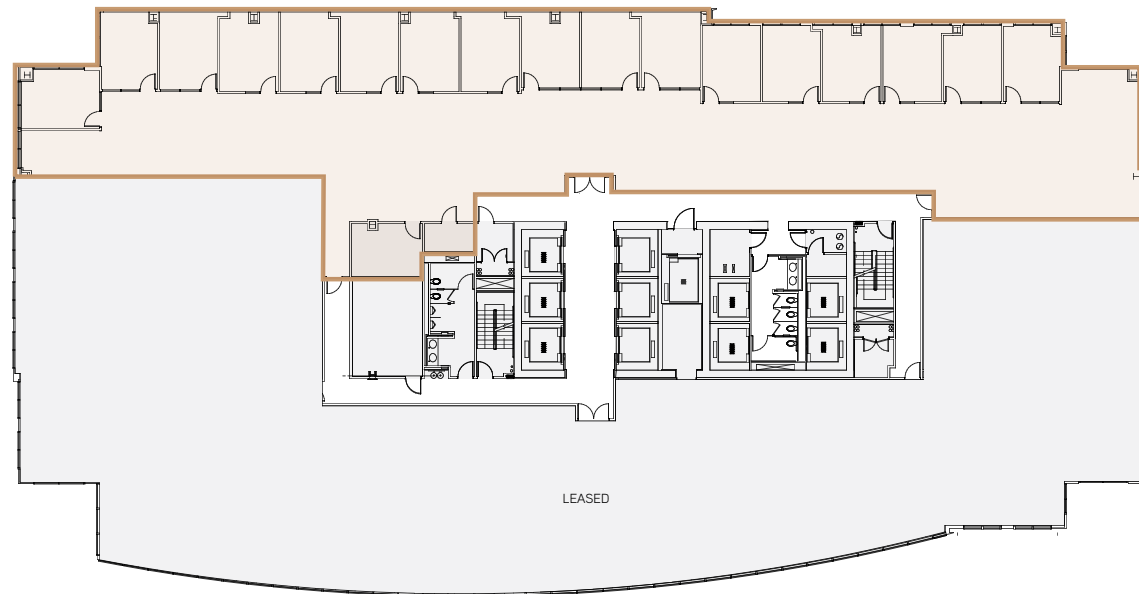
Available May 2025



SUITE 3250

10,387 SF

Available now

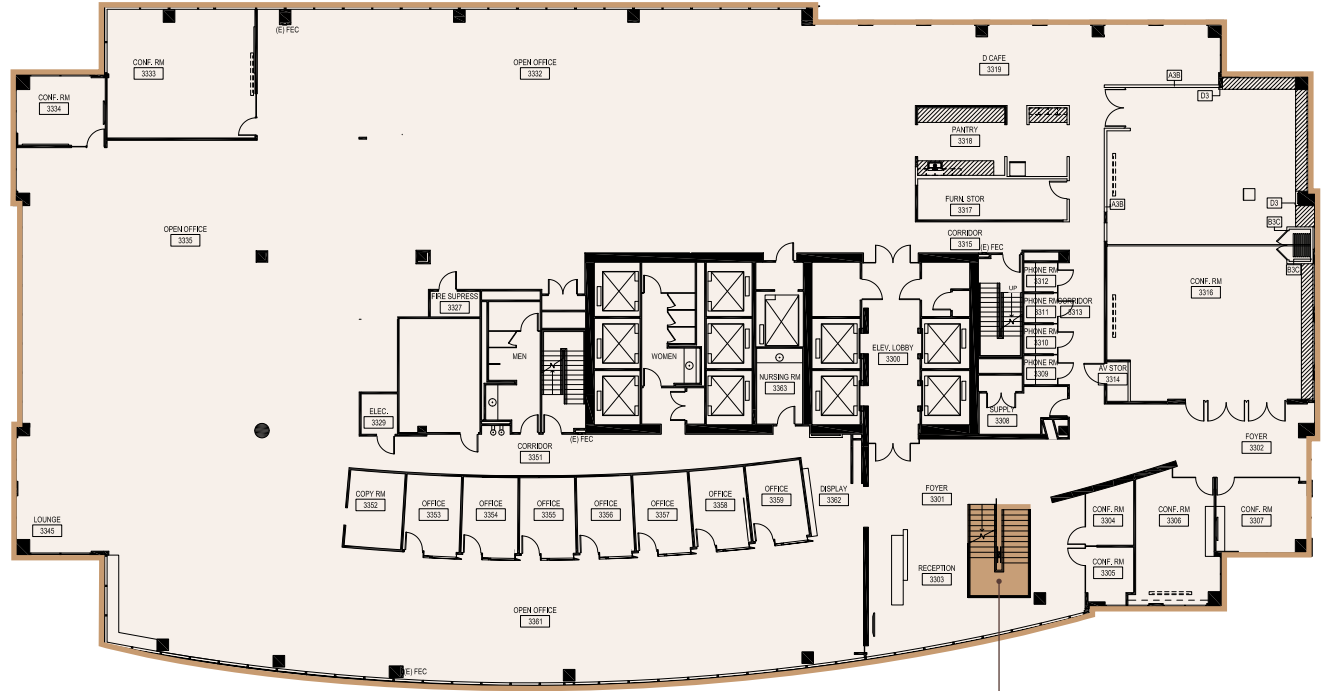


FLOOR 33

25,240*

Full floor

Available now



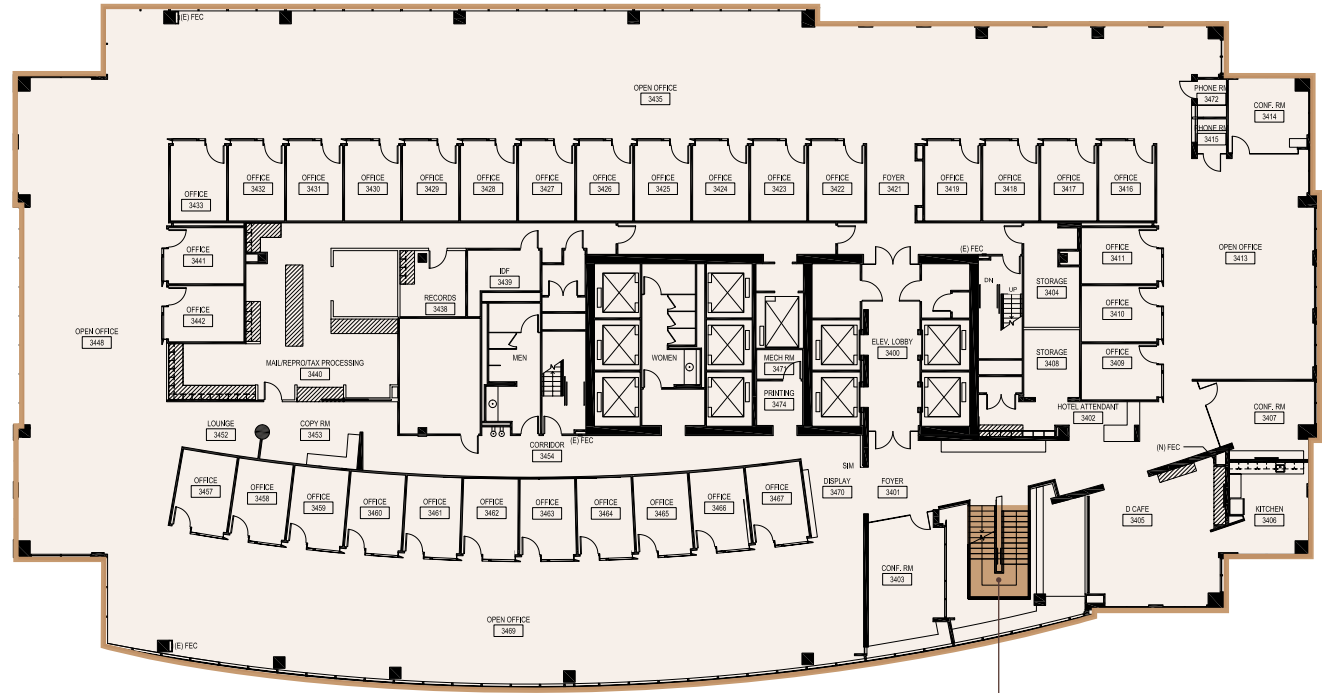
INTERNAL STAIRCASE
CONNECTING TO
FLOOR 34

*Floors 33-34 combinable
to 50,420 SF



FLOOR 34

25,180 SF*
Full floor
Available now



INTERNAL STAIRCASE
CONNECTING TO
FLOOR 33

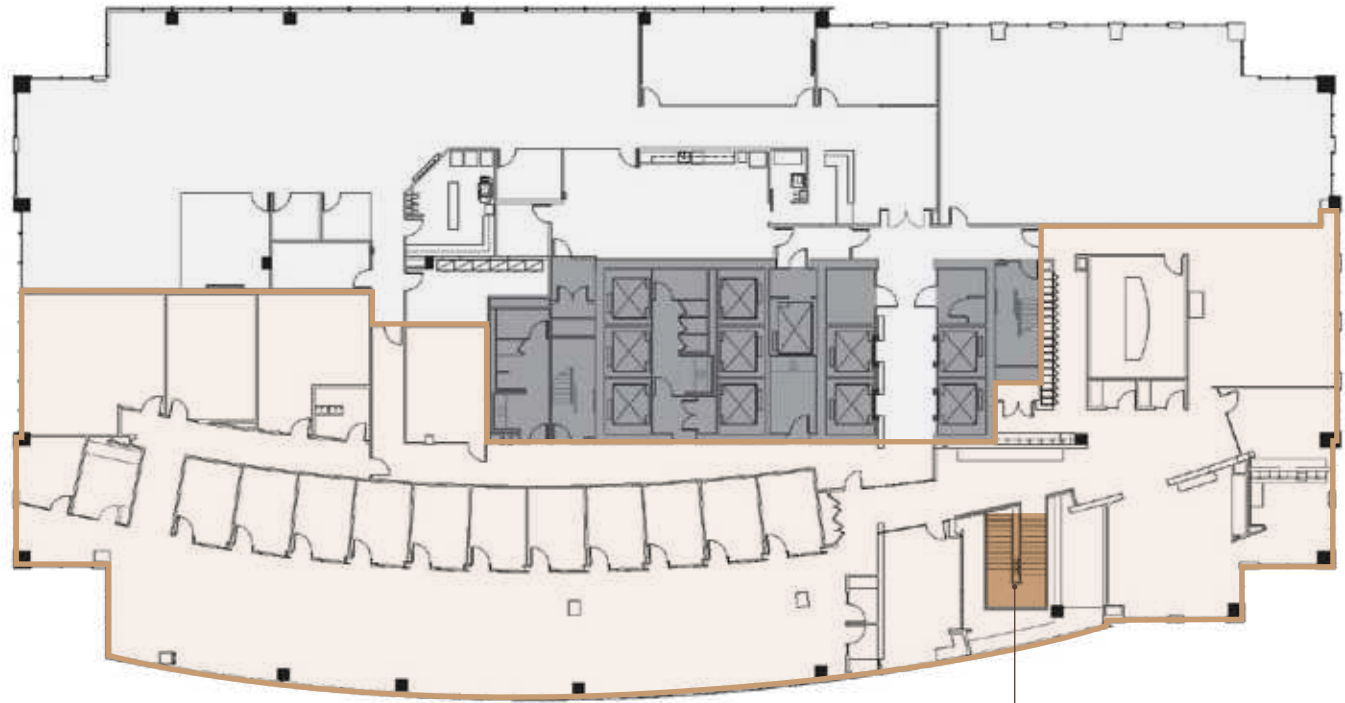
*Floors 33-34 combinable
to 50,420 SF



SUITE 3520

13,763 SF*

Available now



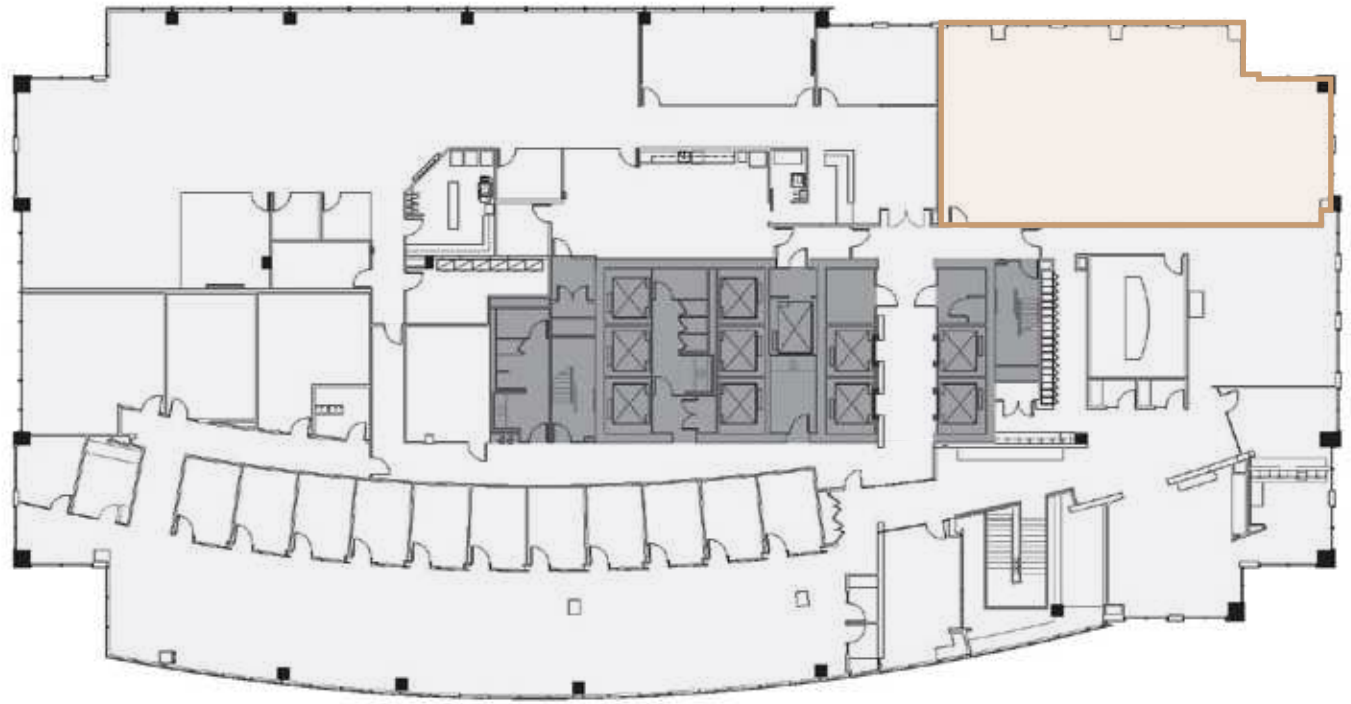
INTERNAL STAIRCASE
CONNECTING TO
FLOORS 33 AND 34



SUITE 3540

2,750 SF*

Available now



FLOOR 37

11,670 SF

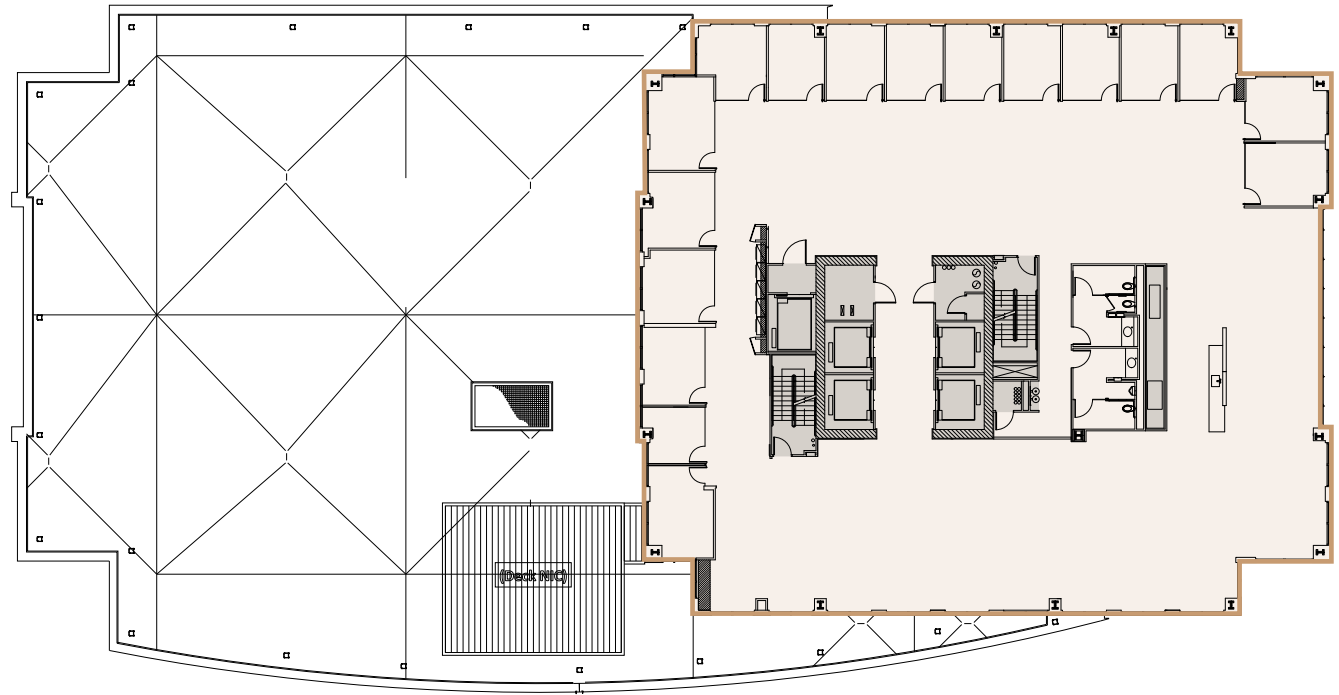
Full floor

Perimeter private offices

Available now



VIRTUAL TOUR



FOURTH & MADISON

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NEWMARK

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