



www.colmanbuilding.com

THE COLMAN BUILDING

811 FIRST AVENUE | SEATTLE , WA

NEWMARK

TRACY TURNURE

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RECEPTION AREA



SUITE 615

HIGHLIGHTS



Historic Building with Modern Conveniences & Amenities



HVAC & Operable Windows



Direct Access to the Revitalized Waterfront



Multiple Reservable Conference Rooms



Direct Access to the Waterfront & Ferry Dock via Skybridge



On-site Security



Tenant Only Kitchen Facilities



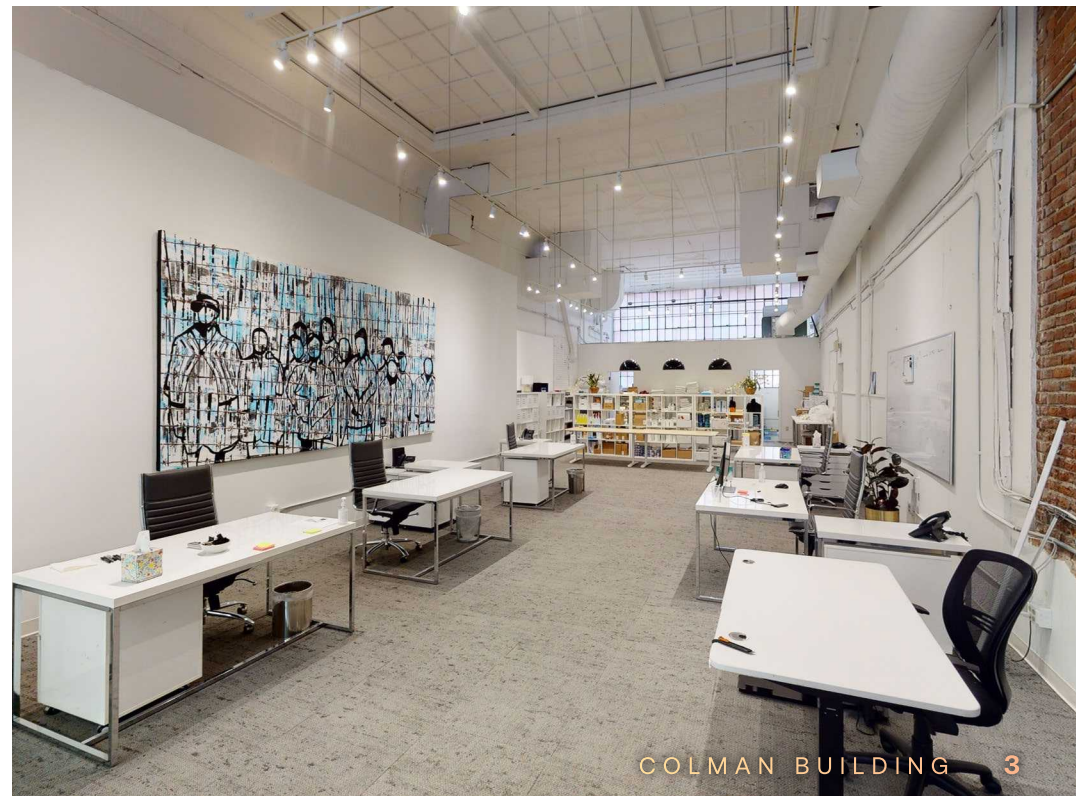
Excellent Access to I-5, Metro Buses and Water Taxis



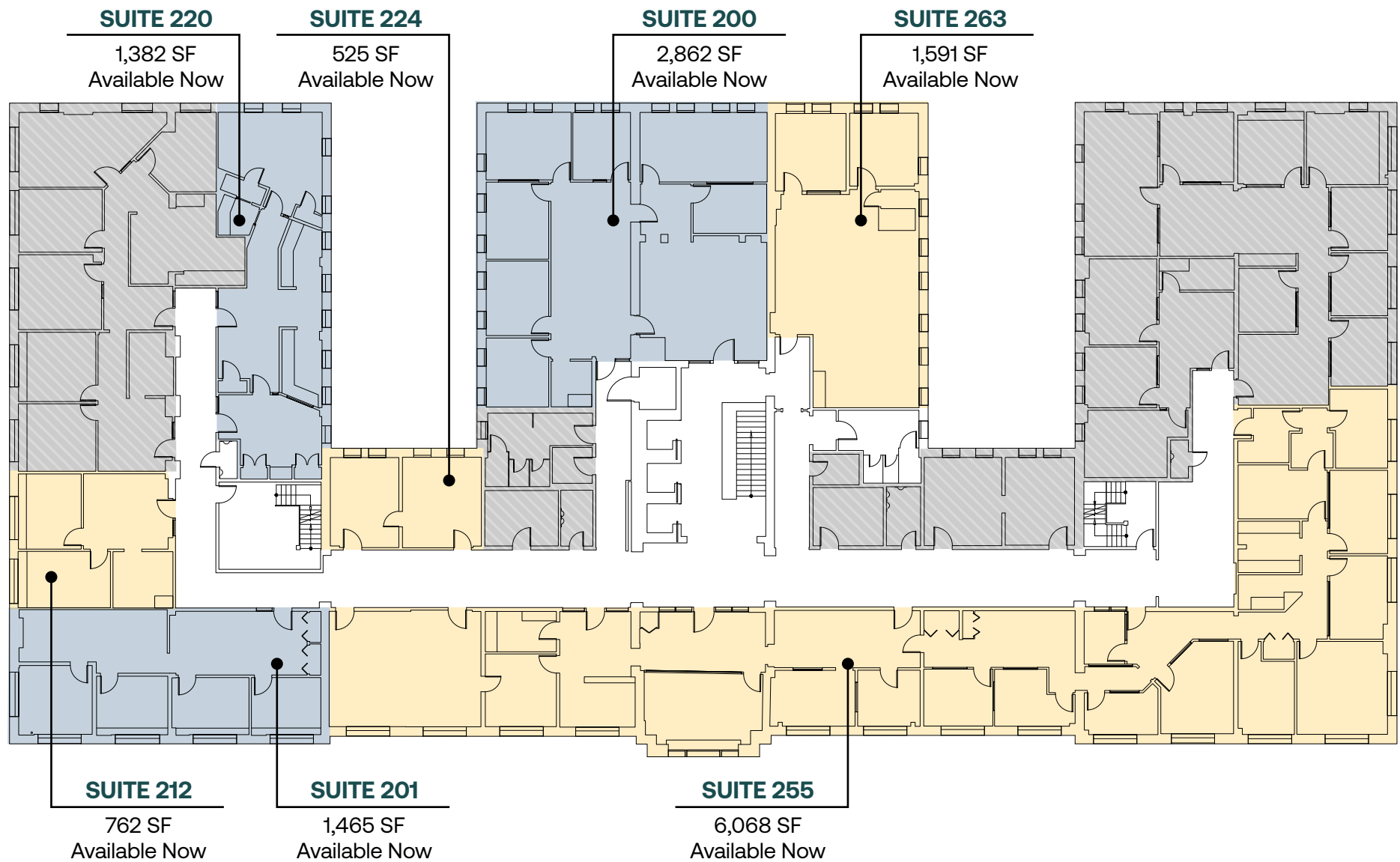
Showers, Lockers & Secure Bike Storage

AVAILABILITIES

SUITE	SIZE (SF)	BUILDOUT
200	2,862	Showroom/Office Space
201	1,465	4 POs & Open Space
212	762	2-3 POs & Conference Room
220	1,382	Multiple Open Workspaces
224	525	2 Open Work Areas
255	6,068	Divisible. Heavy Office Buildout
263	1,591	2 POs, Kitchen & Open Space
300	1,631	4-5 POs & Conference Room
315	2,592	2 POs, Conference Room, Kitchen & Open Space
325	645	Open Space & Conference Room
340	5,673	+12 POs, Conference Rooms, Kitchen & Open Space
380	2,200	Production/Office Space. Divisible.
454	1,100	Reception, Conference Room, 2 POs & Workspace
456	1,631	Heavy Office Buildout with Kitchen
466	1,140	Reception, POs, Conference Room, Kitchen & Water View
480	3,871	Perimeter Offices, Kitchen & Open Space
510	2,078	Perimeter Offices, Kitchen, Conference Room & Storage
520	2,097	2 POs, Conference Room, Open Space & Storage
570	6,797	Divisible. Bright Open Space with Kitchen, POs & Water View
640	1,439	4-5 POs and Conference Room
675	2,255	4 POs, Work Rooms, Conference Room & Kitchen
615	1,576	Penthouse. Multiple Open Rooms & Kitchen, Water Views



FLOORPLAN - 2ND FLOOR



 Leased

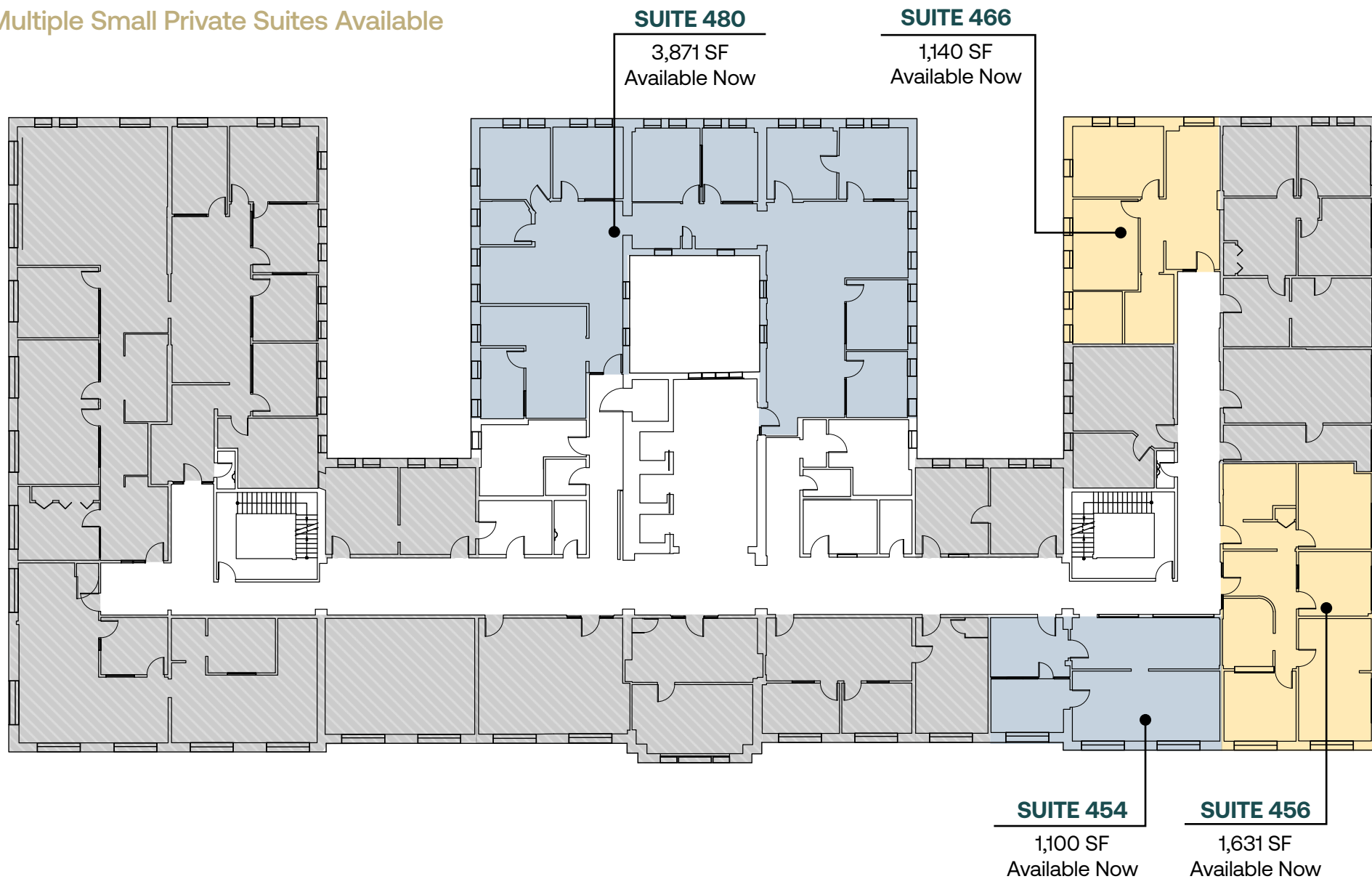
FLOORPLAN - 3RD FLOOR



 Leased

FLOORPLAN - 4TH FLOOR

Multiple Small Private Suites Available

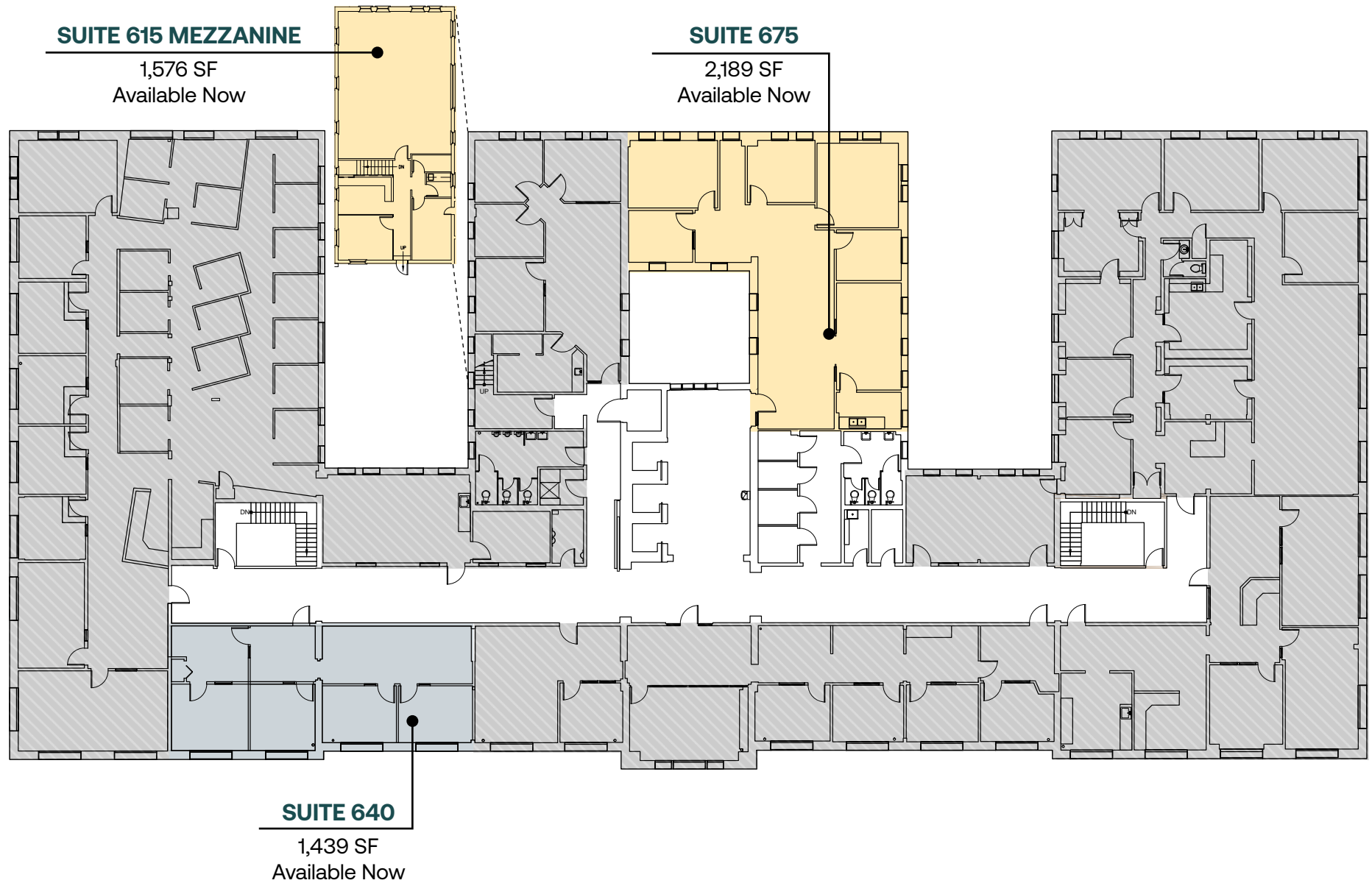


 Leased

FLOORPLAN - 5TH FLOOR



FLOORPLAN - 6TH FLOOR



 Leased

TRANSPORTATION & AMENITIES


**WATERFRONT
REVITALIZATION**
Est. Completion
2025


**50+
RESTAURANTS**
within 3 blocks


**10+
COFFEE SHOPS**
within 3 blocks


**12
HOTELS**
within 1 mile

 Major Bus Lines  Link Light Rail  Bike Lanes
 Seattle Street Car  Amtrak & Sounder Trains

THE COLMAN
BUILDING

Colman Ferry
Dock

Seattle Ferry
Terminal

King Street
Station



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