

FOR SUBLEASE

MILLENNIUM Corporate Park

18200-18700 NE UNION HILL RD
REDMOND, WA

SIX BUILDING OFFICE PARK FOR SUBLEASE
24,126 - 497,193 RSF AVAILABLE NOW
FLEXIBLE TERMS UP TO SIX YEARS



CBRE

Millennium Corp. Park

SUBLEASE HIGHLIGHTS

- Six building office campus with up to 497,193 RSF available
- Aggressive sublease terms available for up to six years
- Full building opportunities - Divisible to single floors
- Large floor plates with open office & dense private office layouts
- Close proximity to tech companies and highly educated workforce
- Abundant amenities nearby including Whole Foods, Starbucks, Safeway, Panera, Taco Time, Five Guys, craft breweries and more
- Immediate access to SR-520



Millennium Buildings

BUILDING A

Partial Building
67,794 RSF
Available Now

BUILDING B

Partial Building
42,908 RSF
Available Now

BUILDING C

Full Building
99,945 RSF
Available Now

BUILDING D

Full Building
99,898 RSF
Available Now

BUILDING E

Full Building
80,751 RSF
Available Now

BUILDING F

Full Building
87,897 RSF
Available Now



Sublease Availabilities

Building	SF Available	Floor Plan
Building A	24,126-67,794	Link
Building B	42,908	Link
Building C	33,298-99,945	Link
Building D	33,299-99,898	Link
Building E	40,375-80,751	Link
Building F	43,948-87,897	Link



**AGGRESSIVE
TERMS AVAILABLE**



**PLUG & PLAY
FF&E INCLUDED**



**FULL BUILDING
OPPORTUNITIES**



**AMENITIES
NEARBY**



**3.5/1,000 SF
PARKING RATIO**



**AVAILABLE
NOW**

Available Buildings



Building A | 18200 NE Union Hill Rd
Partial Building: 24,126 - 67,794 SF Available



Building D | 18500 NE Union Hill Rd
Partial Building: 33,299 - 99,898 SF Available



Building B | 18300 NE Union Hill Rd
Partial Building: 42,908 SF Available



Building E | 18600 NE Union Hill Rd
Full Building: 40,375 - 80,751 SF Available



Building C | 18400 NE Union Hill Rd
Full Building: 33,298 - 99,945 SF Available



Building F | 18700 NE Union Hill Rd
Full Building: 43,948 - 87,897 SF Available



Millennium Building A

FLOOR 1 | 43,668 RSF

FLOOR 2 | 24,126 RSF (PARTIAL FLOOR)



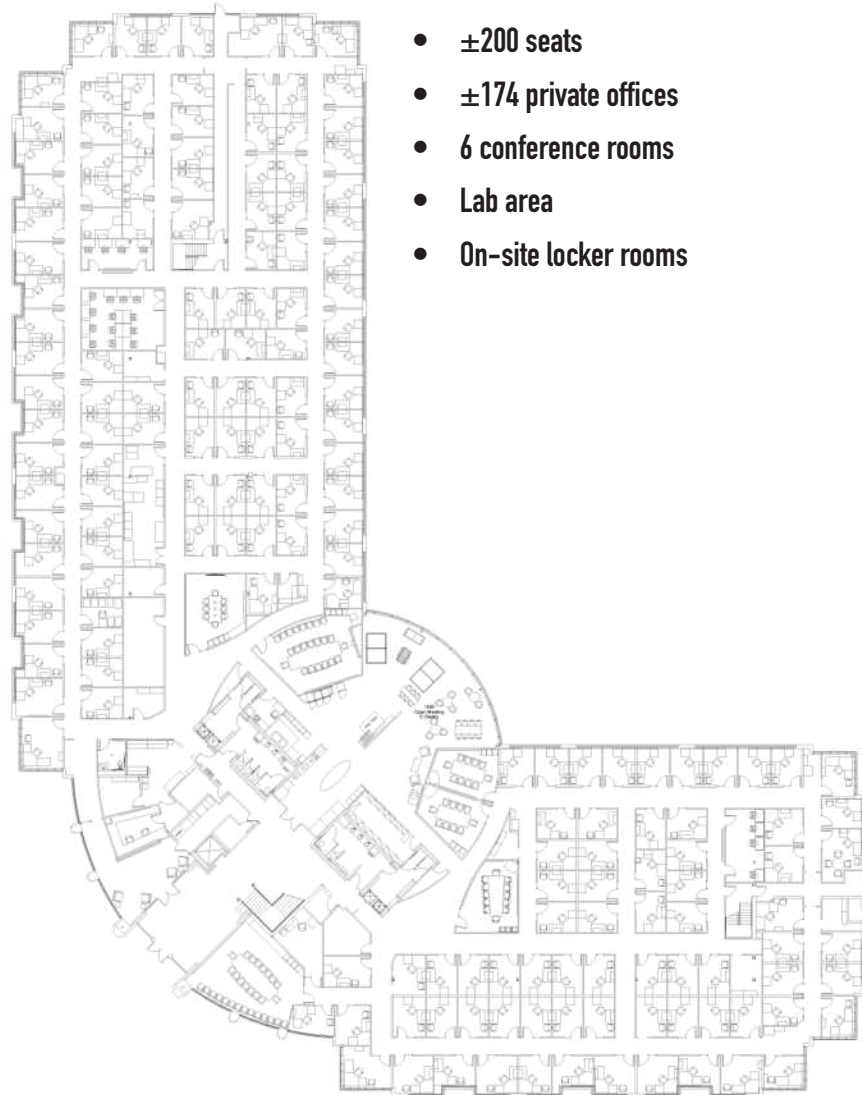
- ± 180 seats
- ± 80 private offices
- 5 conference rooms
- Open collaboration areas
- Auditorium seating



- ± 330 seats
- ± 50 private offices
- 2 conference rooms
- Open circulation areas

Millennium Building B

FLOOR 1 | 42,908 RSF



- ± 200 seats
- ± 174 private offices
- 6 conference rooms
- Lab area
- On-site locker rooms

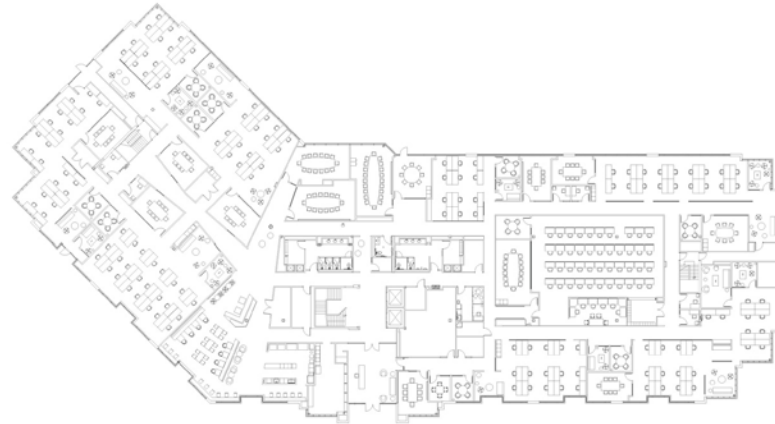
Millennium Building C

BUILDING: 99,945 RSF

FLOOR 1 | 33,441 RSF

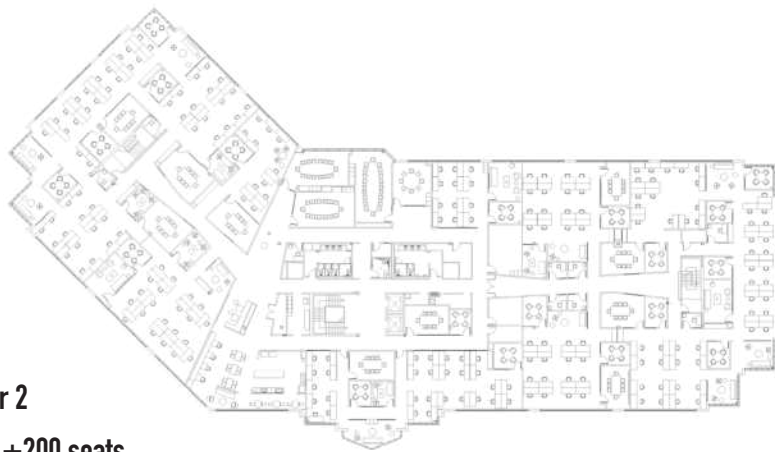
FLOOR 2 | 33,266 RSF

FLOOR 3 | 33,238 RSF



Floor 1

- ± 140 seats
- ± 10 conference rooms
- ± 15 focus rooms
- Kitchenette & lounge area



Floor 2

- ± 200 seats
- ± 10 conference rooms
- ± 20 focus rooms
- Kitchenette & lounge area



Floor 3

- ± 200 seats
- ± 15 conference rooms
- ± 20 focus rooms
- Kitchenette & lounge area

Millennium Building D

BUILDING: 99,898 RSF

FLOOR 1 | 33,299 RSF

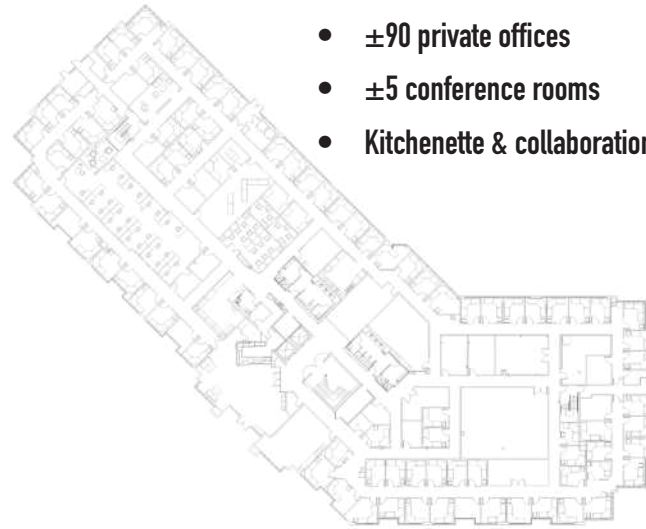
FLOOR 2 | 33,299 RSF

FLOOR 3 | 33,300 RSF

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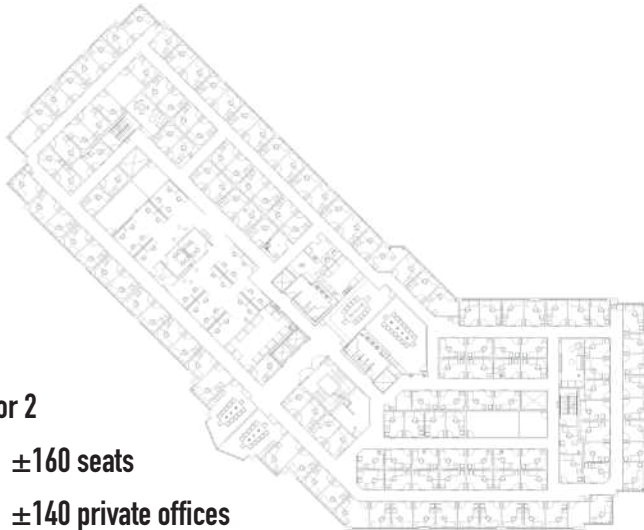
Floor 1

- ±125 seats
- ±90 private offices
- ±5 conference rooms
- Kitchenette & collaboration areas



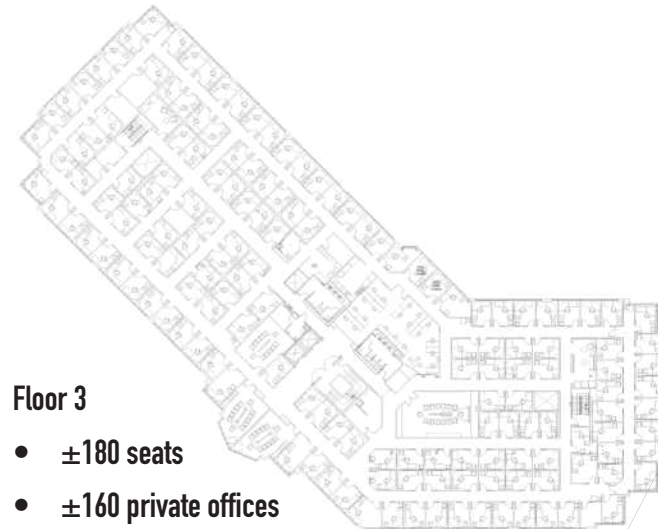
Floor 2

- ±160 seats
- ±140 private offices
- ±5 conference rooms
- Kitchenette & collaboration areas



Floor 3

- ±180 seats
- ±160 private offices
- ±4 conference rooms
- Kitchenette & collaboration areas

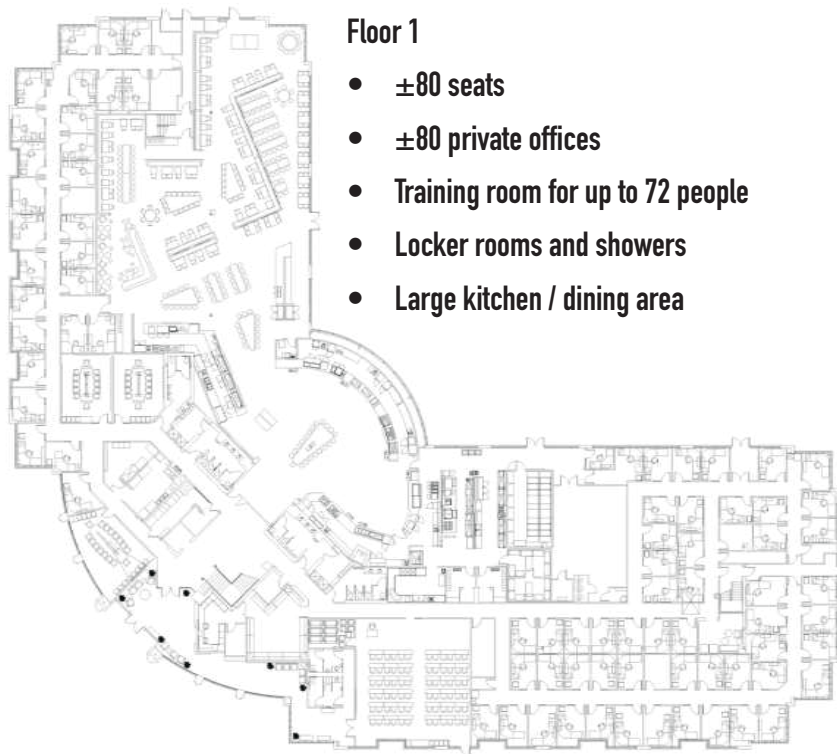


Millennium Building E

BUILDING: 80,751 RSF

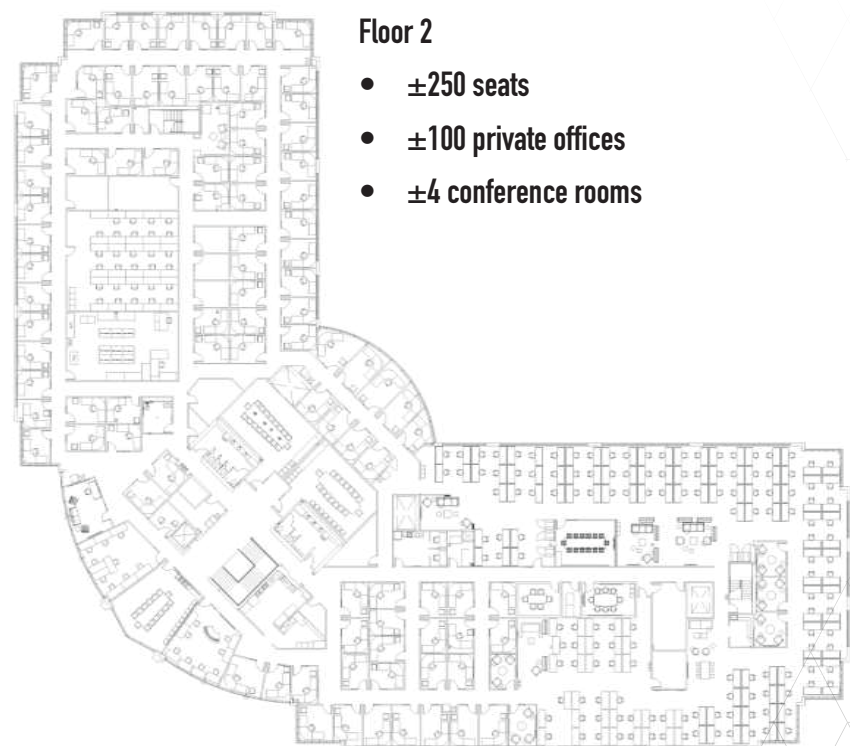
FLOOR 1 | 40,376 RSF

FLOOR 2 | 40,375 RSF



Floor 1

- ± 80 seats
- ± 80 private offices
- Training room for up to 72 people
- Locker rooms and showers
- Large kitchen / dining area



Floor 2

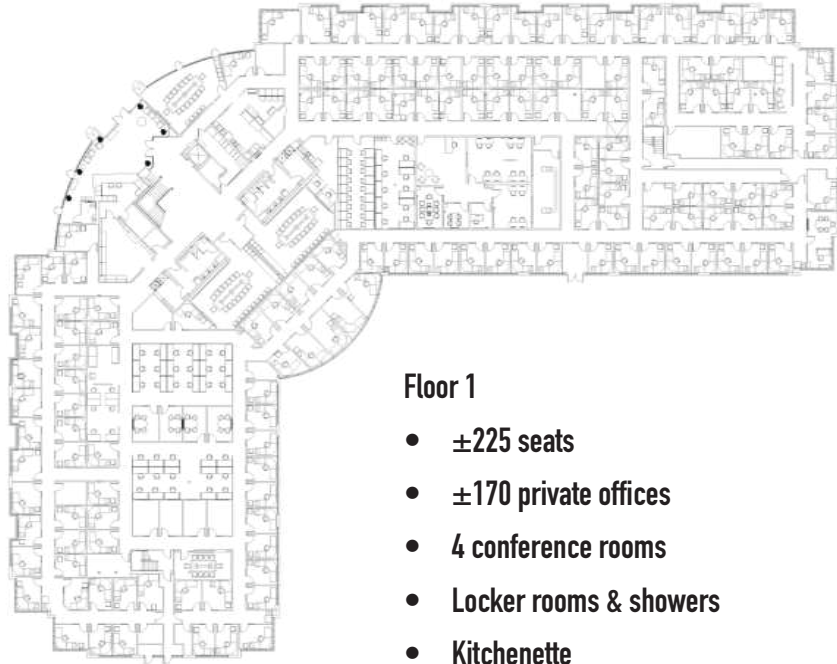
- ± 250 seats
- ± 100 private offices
- ± 4 conference rooms

Millennium Building F

BUILDING: 87,897 RSF

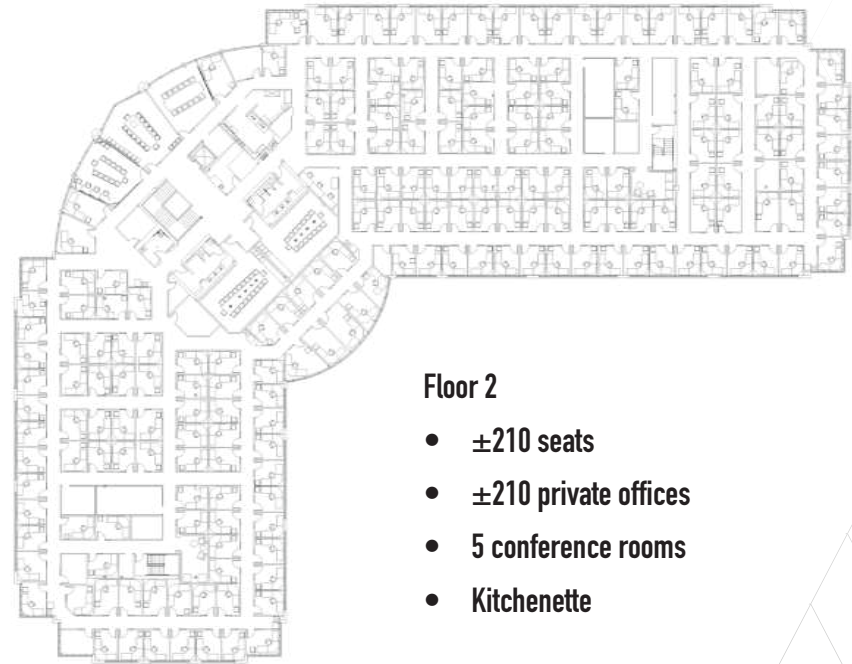
FLOOR 1 | 43,949 RSF

FLOOR 2 | 43,948 RSF



Floor 1

- ±225 seats
- ±170 private offices
- 4 conference rooms
- Locker rooms & showers
- Kitchenette



Floor 2

- ±210 seats
- ±210 private offices
- 5 conference rooms
- Kitchenette



Location Highlights



Short drive to downtown Redmond and a variety of desirable shopping and dining options



Immediate access to SR-520



Multiple transit options nearby including future light rail stations opening in 2025 and Bear Creek Park & Ride



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