

FOR LEASE

405 BUSINESS PARK

Space Options to Fit Your Needs

11214 - 11232 120TH AVE NE, KIRKLAND, WA



KIDDER.COM

km Kidder
Mathews

*Outstanding location offers prominent
signage visibility & access to I-405.
Signage is available to 5,000+ SF tenants*

OFFICE AVAILABILITY

Suite	Size
103	2,910 SF
200	1,557 SF
201	1,710 SF
202	2,191 SF
201 & 202 COMBINED	3,901 SF
203	1,967 SF
200 & 203 COMBINED	3,423 SF
204	3,709 SF
Total Available	14,044 SF

1.5K - 3.9K SF

OFFICE SPACE AVAILABLE

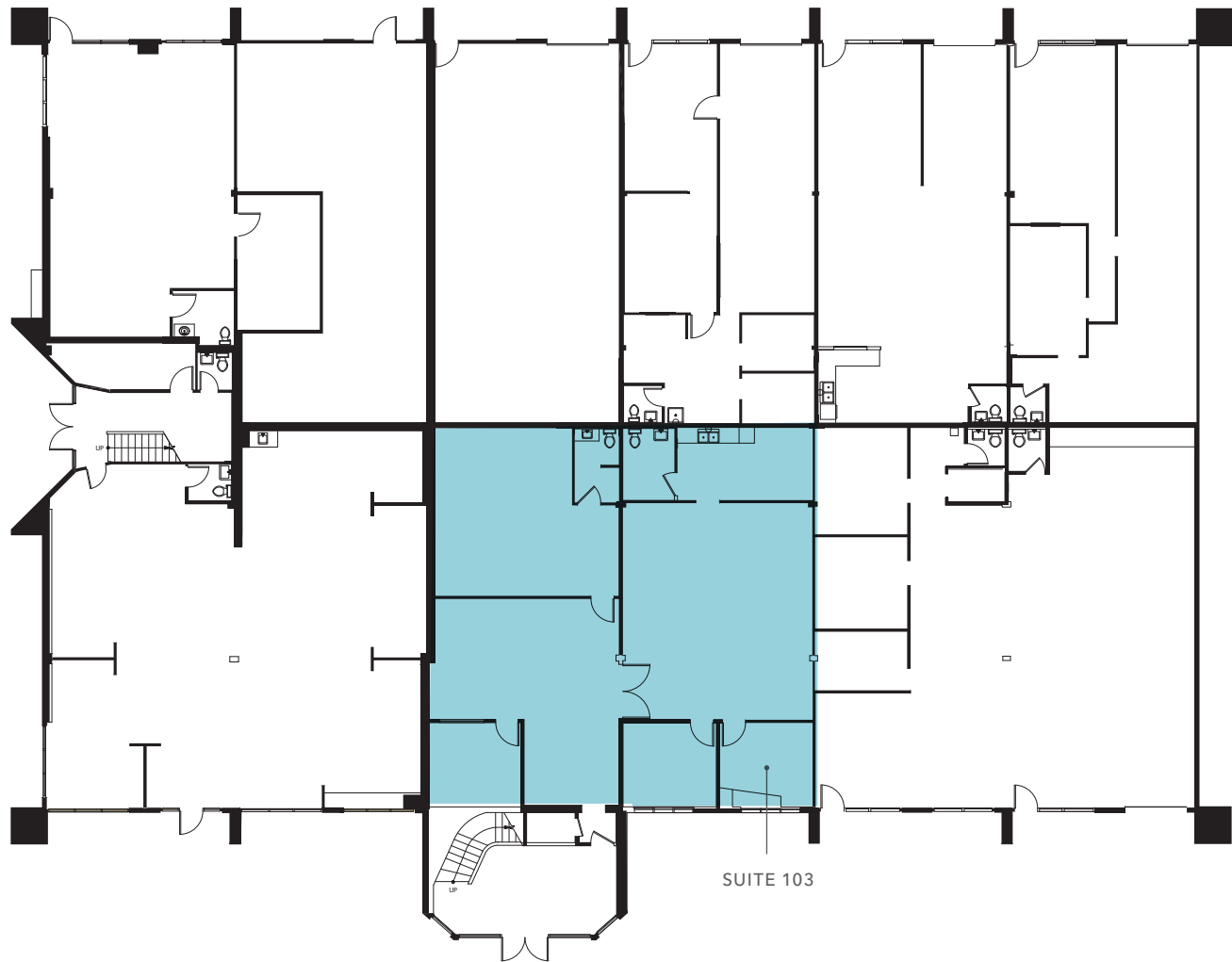
3/1,000 SF

PARKING RATIO

AVAILABLE FOR LEASE

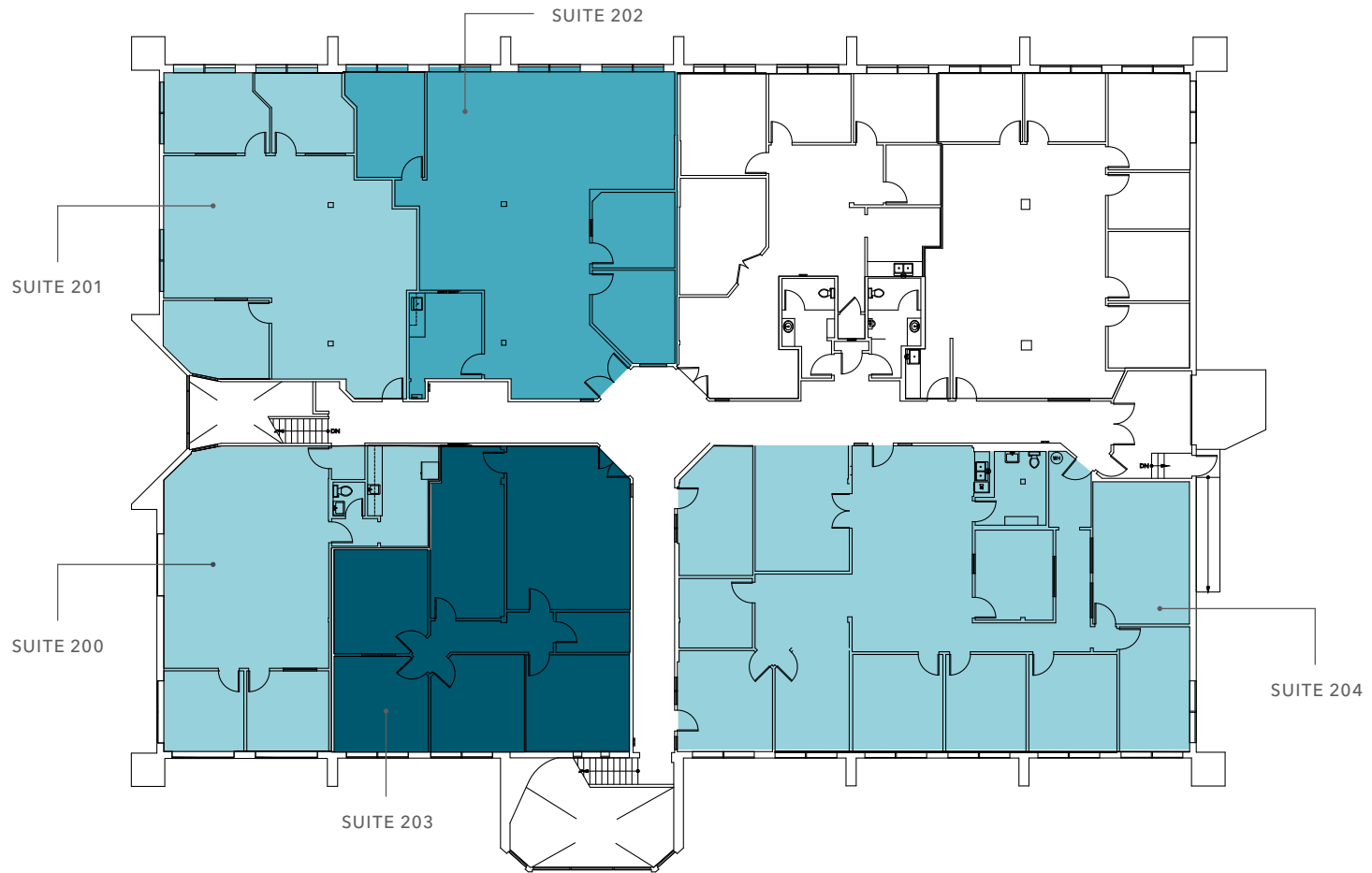


FIRST
FLOOR
PLAN



Suite	Size	Lease Rate	Available	Notes
103	2,910 SF	\$26.00/SF, Full Service	Now	Ground floor office with kitchen and private restrooms

SECOND FLOOR PLAN



Suite	Size	Lease Rate	Available	Notes
200	1,557 SF	\$26.00/SF, Full Service	Now	Can be combined with contiguous Suite 203 for total of 3,423 SF
201	1,710 SF	\$26.00/SF, Full Service	Now	Can be combined with contiguous Suite 202 for total of 3,901 SF
202	2,191 SF	\$26.00/SF, Full Service	Now	Can be combined with contiguous Suite 201 for total of 3,901 SF
203	1,967 SF	\$26.00/SF, Full Service	Now	Can be combined with contiguous Suite 200 for total of 3,423 SF
204	3,709 SF	\$26.00/SF, Full Service	Now	5 private offices, conference rooms, and kitchenette space with open office area.

STATISTICS

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION 2024	17,689	120,069	257,240
POPULATION 2029 EST.	19,946	127,848	268,466
HOUSEHOLDS	7,210	50,142	108,207
MEDIAN HH INCOME	\$147,846	\$160,283	\$166,552
TOTAL BUSINESSES	1,111	6,722	14,293
TOTAL EMPLOYEES	10,400	55,078	120,479

TRAFFIC COUNTS 2024

Collection Street	Cross Street	Average Daily Traffic Volume
I-405	NE 116th Ave	89,888
NE 112TH ST	120th Ave NE	4,508
120TH AVE NE	NE 116th St	9,159
NE 116TH ST	NE 116th Ave	18,032

Data Source: ©2024, Sites USA



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Exclusively leased by

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