PROUDLY OWNED BY

GROSVENOR

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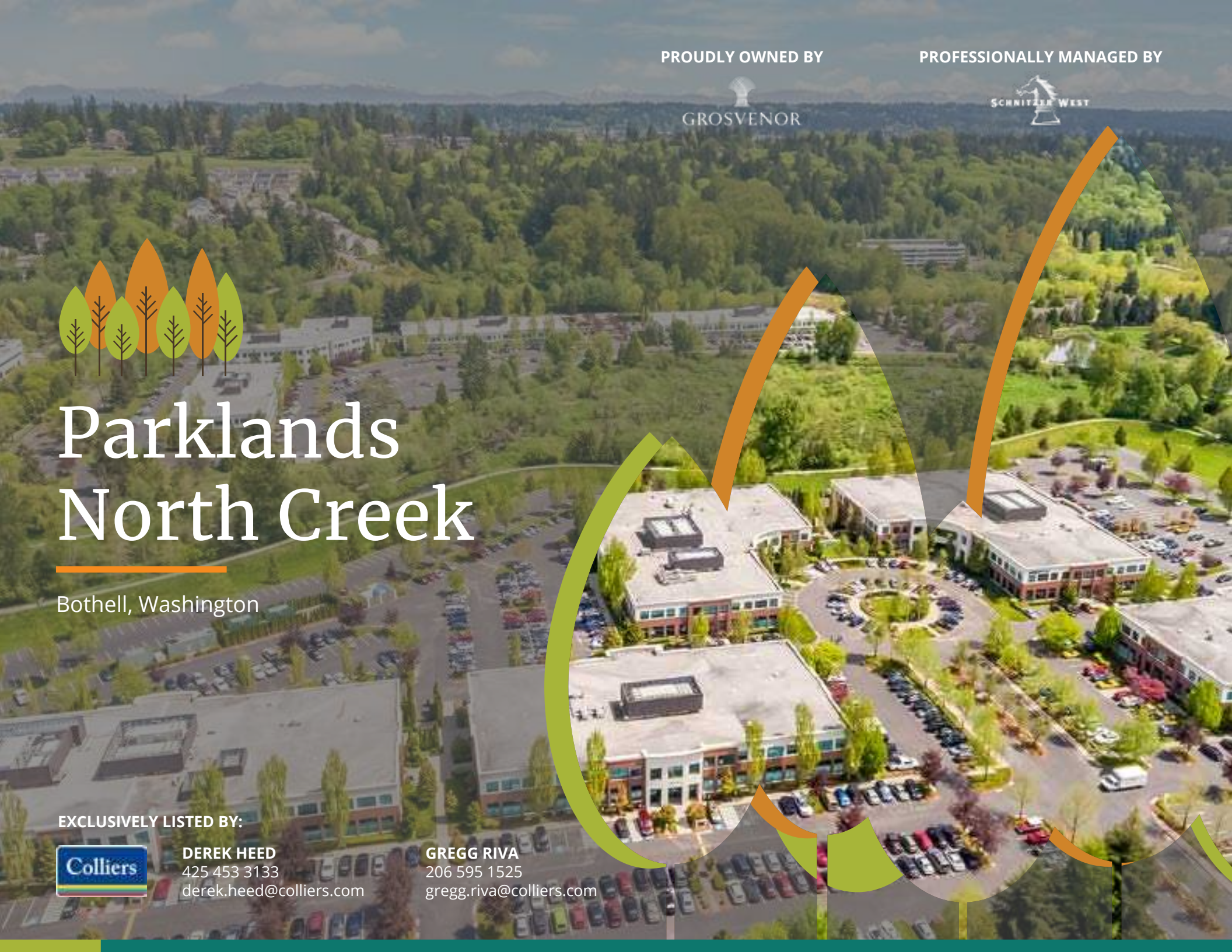
SCHNITZER WEST

Parklands North Creek

Bothell, Washington



EXCLUSIVELY LISTED BY:

Colliers

DEREK HEED
425 453 3133
derek.heed@colliers.com

GREGG RIVA
206 595 1525
gregg.riva@colliers.com

A cutting edge corporate office campus designed to take full advantage of the area's inherent natural beauty, local amenities, vibrant, open spaces and optimal central location.

Property Features

- Exterior and interiors designed with finishes for the latest technology needs of Class A office users.
- Abundant power with 22.8 watts per square foot average
- Parking ratio 3.5/1,000 SF
- Secure card key access systems
- Rotating food trucks on campus 5 days a week
- Professionally managed by Schnitzer West, the original developer
- Newly built Tenant HUB and Fitness Center

Take a break from the office in the tenant HUB's lounge and dining areas, entertainment, private phone rooms, Avanti Market and more. Get your work out in at the Fitness Center complete with top of the line Precor Fitness equipment, locker rooms and shower areas.

Nearby Amenities

- Immediate access to I-405 and metro bus services, and within minutes of I-5 and SR 522
- Close proximity to retail, childcare, healthcare, 24 Hour Fitness, YMCA, hotel accommodations, UW Bothell Campus and Cascadia Community College
- The beautiful 9-mile North Creek Trail conveniently runs through the Parklands North Creek campus
- Nearby restaraunts at Beardslee Crossing include John Howie's Beardslee Alehouse, Starbucks, Sushi Chinoise and Potbelly Sandwich Shop

Current Availabilities

Parklands North Creek

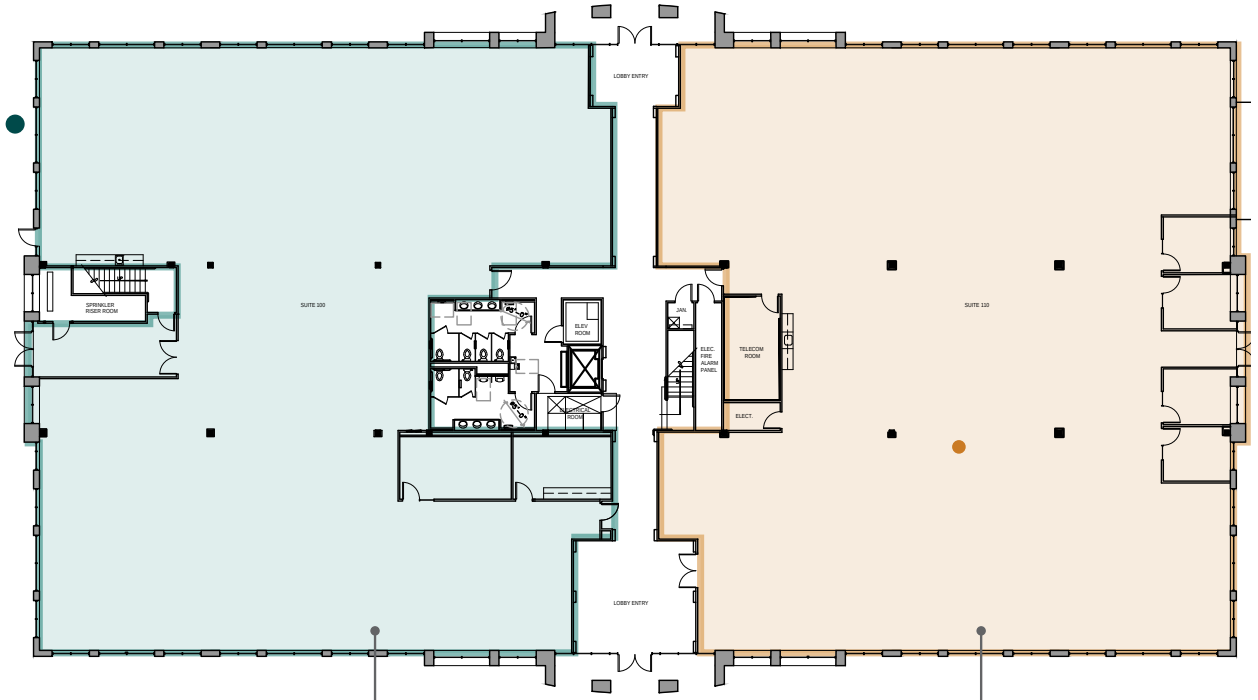
Bldg D	19800 North Creek Pkwy	**Full 1st Floor**	22,273 RSF	divisible	Available Now	
		Suite 100	10,712 RSF		Available Now	
		Suite 101	11,493 RSF		Available Now	
Bldg F	19910 North Creek Pkwy	**Suite 202**	10,825 RSF		Available Now	**View Virtual Tour**
Bldg G	19900 North Creek Pkwy	**Full Building**	47,009 RSF		Available Now	
Bldg H	20000 North Creek Pkwy	**Suite 200**	14,665 RSF		09/01/2025	
Bldg Q	19909 120th Ave NE	**Suite 101**	3,871 - 8,427 RSF	divisible	Available Now	
		2nd Floor	3,344 - 19,844 RSF	divisible	Available Now	

Building D | 19800 North Creek Parkway

Parklands North Creek

Current Availabilities

Suite	RSF	Available
1st floor	22,273	Now
D-100	10,712	Now
D-101	11,493	Now



Suite 100
10,712 RSF

Suite 101
11,493 RSF

- *Potential roll-up door for grade level loading*
- *Potential roll-up door for dock high loading*

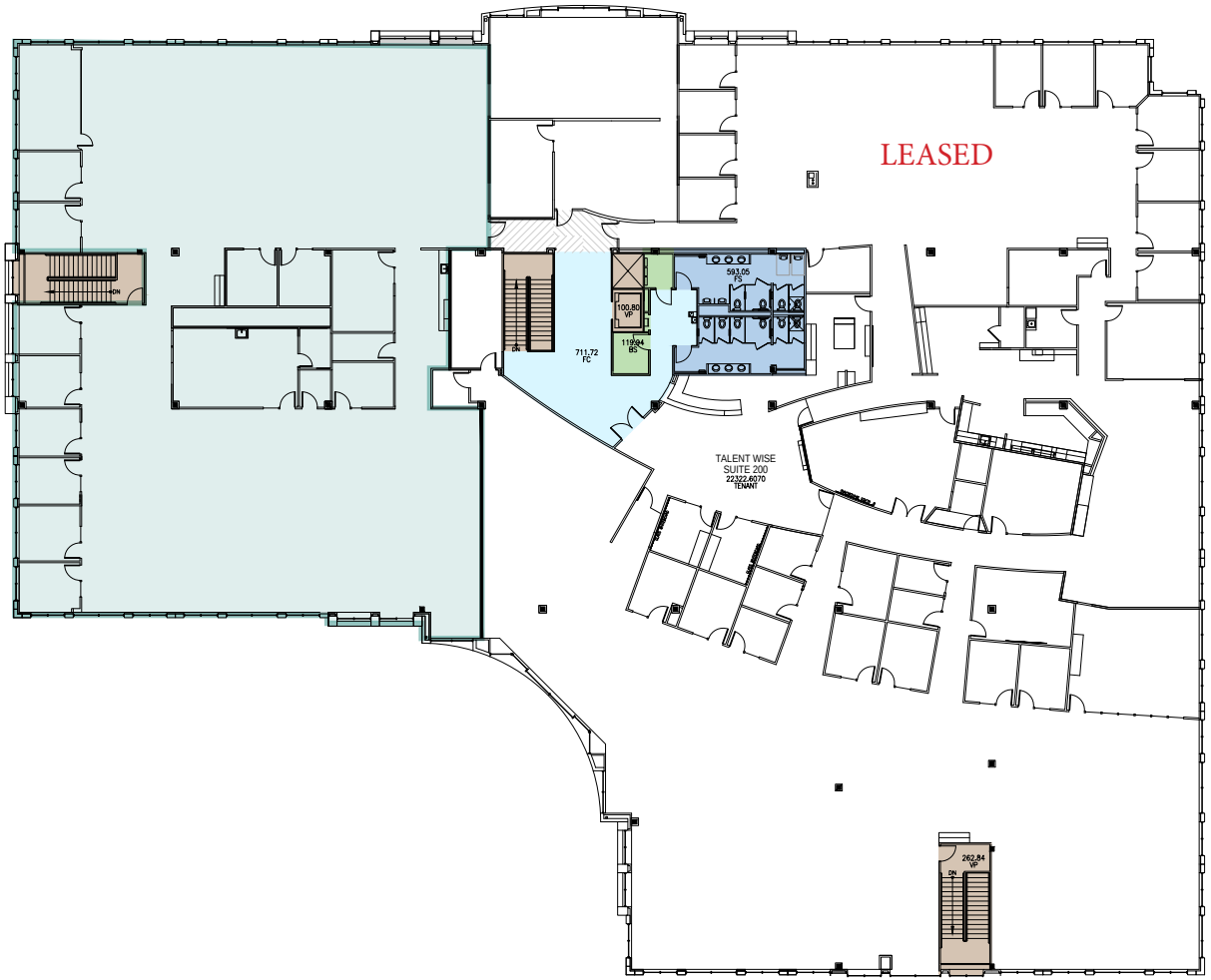
Building F | 19910 North Creek Parkway

Parklands North Creek

Current Availabilities

Suite	RSF	Available
202	10,825	Now

Virtual Tour



Building G | 19900 North Creek Parkway

Parklands North Creek

Current Availabilities

Suite	RSF	Available
Full Bldg	47,009	Now

Building Feature

- Existing generator in place

First Floor

Second Floor

● *Potential roll-up door for grade level loading*

Building H | 20000 North Creek Parkway

Parklands North Creek

Current Availabilities

Suite	RSF	Available
200	14,665	09/01/2025

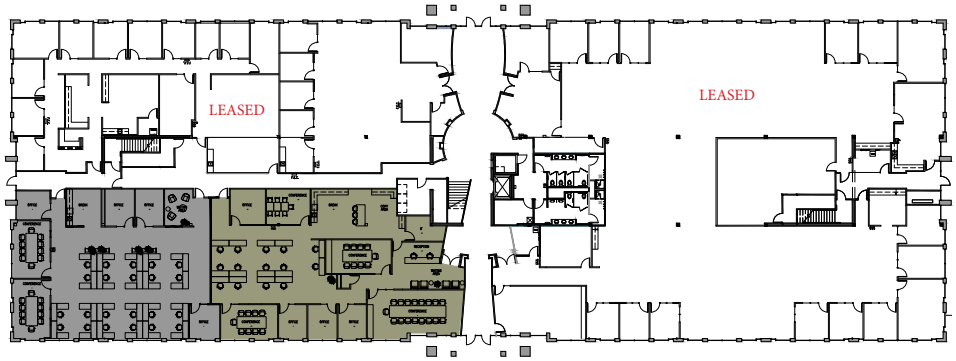
Building Q | 19909 120th Ave NE

Parklands North Creek

Current Availabilities

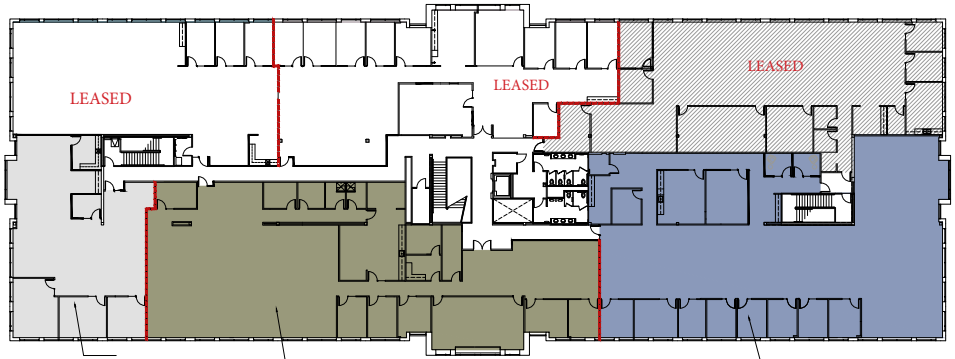
Suite	RSF	Available
Suite 101	3,871 - 8,427	Now
2nd Floor	3,344 - 19,844	Now

Suite 101 Conceptual Demsing Options & Suite 104



3,871 RSF 4,556 RSF

2nd Floor Conceptual Build-to-Suit Options



3,344 RSF 8,049 RSF 8,451 RSF

Parklands North Creek

Bothell, Washington

DEREK HEED
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