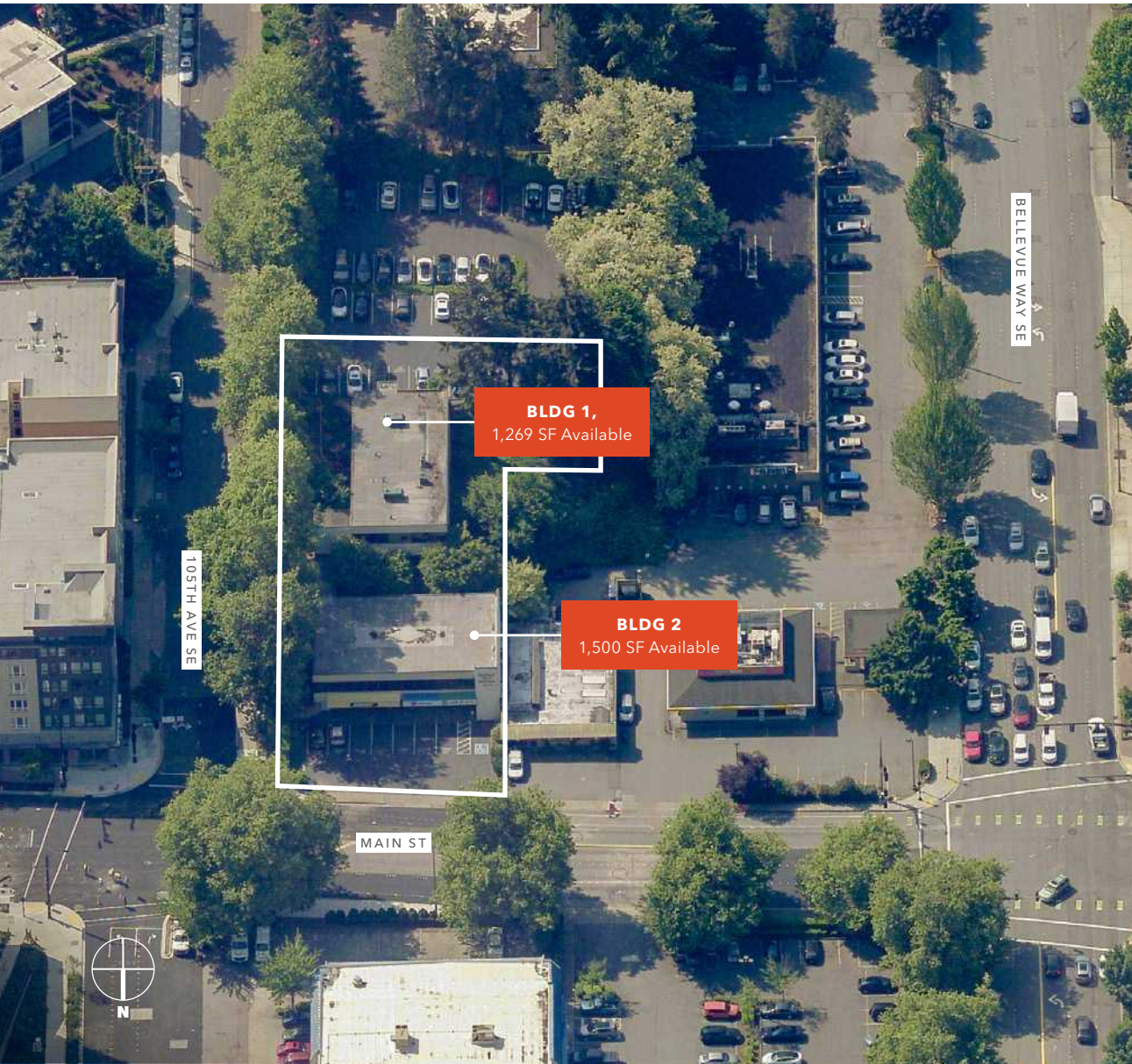




# RADFORD & CO BUILDING

*Office & Retail Spaces Available  
on Main Street in Bellevue, WA*

11 105TH AVE SE & 10423 MAIN ST  
BELLEVUE, WA



*The Radford Building is located at the bustling intersection of Bellevue Way & Main Street, with a multitude of dining, retail, and services within walking distance.*

BLDG 1, LOWER LEVEL 1,269 SF

BLDG 2, SUITE 6 1,000 SF

BLDG 2, GROUND LEVEL 500 SF

LEASE TYPE NNN

PARKING Free surface lot

PARKING RATIO 4.22/1,000 SF

FLOORS 2

\*6-month termination provision necessary with all leases

**\$20/RSF**  
OFFICE LEASE RATE, NNN

**NOW**  
AVAILABLE

RADFORD & CO BUILDING

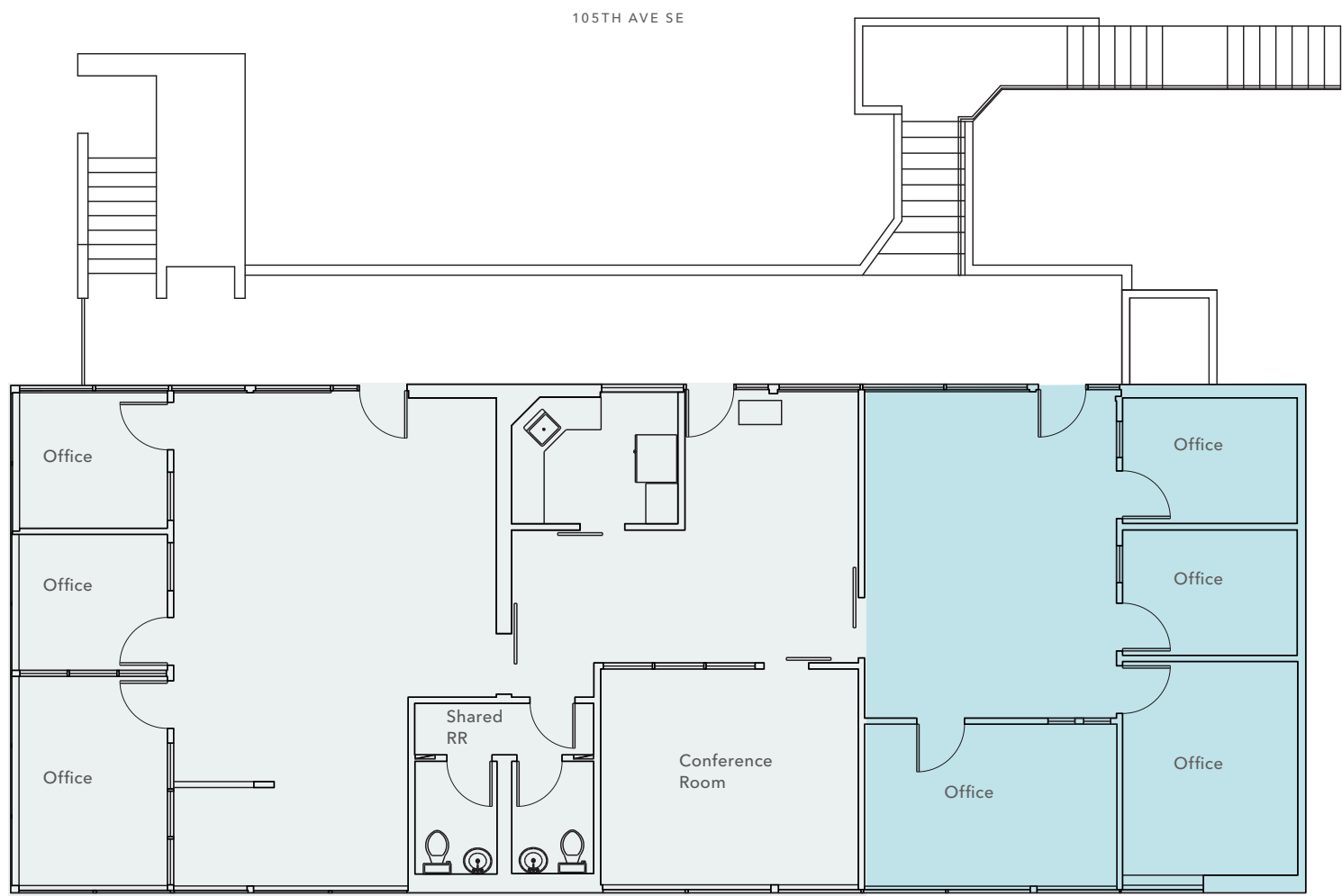
# BLDG 1 *EXTERIOR*



AVAILABLE FOR LEASE

KIDDER MATHEWS

# BLDG 1 *LOWER LEVEL*



*1,269 SF*

DEMISABLE TO ±1,269 SF

*\$20/RSF*

ANNUAL LEASE RATE, NNN

*NOW*

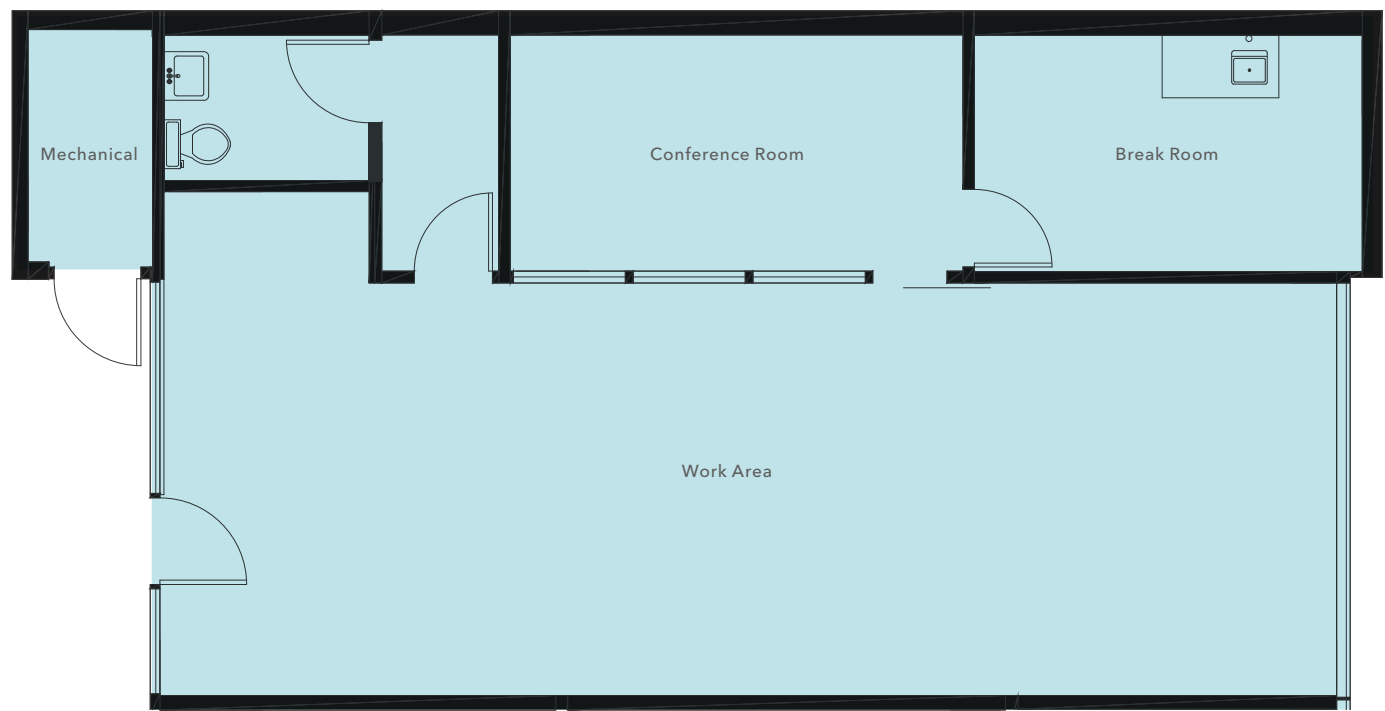
AVAILABLE



# BLDG 1 *LOWER LEVEL*



# BLDG 2 *SUITE 6*



1,000 SF

AVAILABLE

\$20/RSF

ANNUAL LEASE RATE, NNN

NOW

AVAILABLE

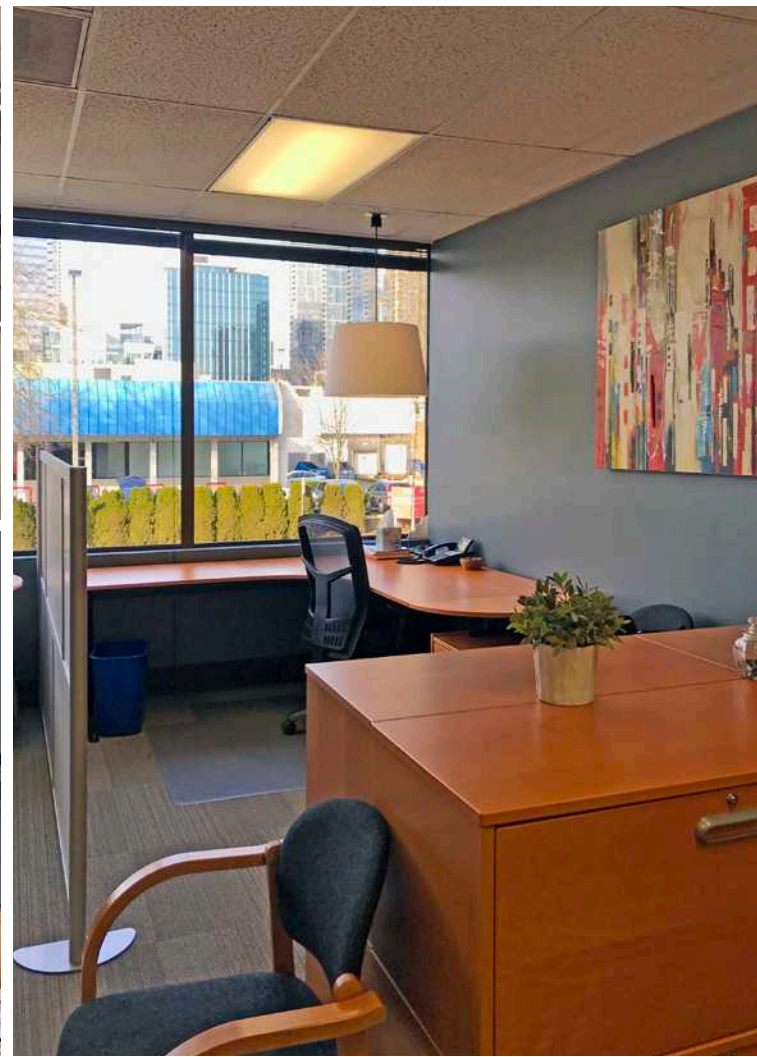
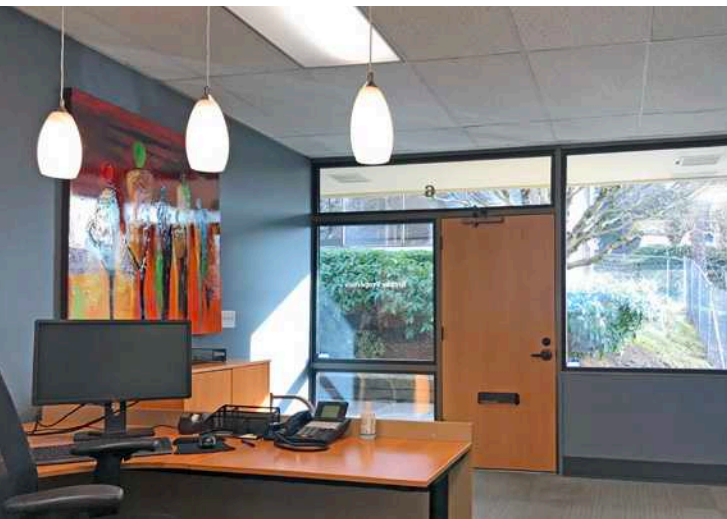
MAIN ST



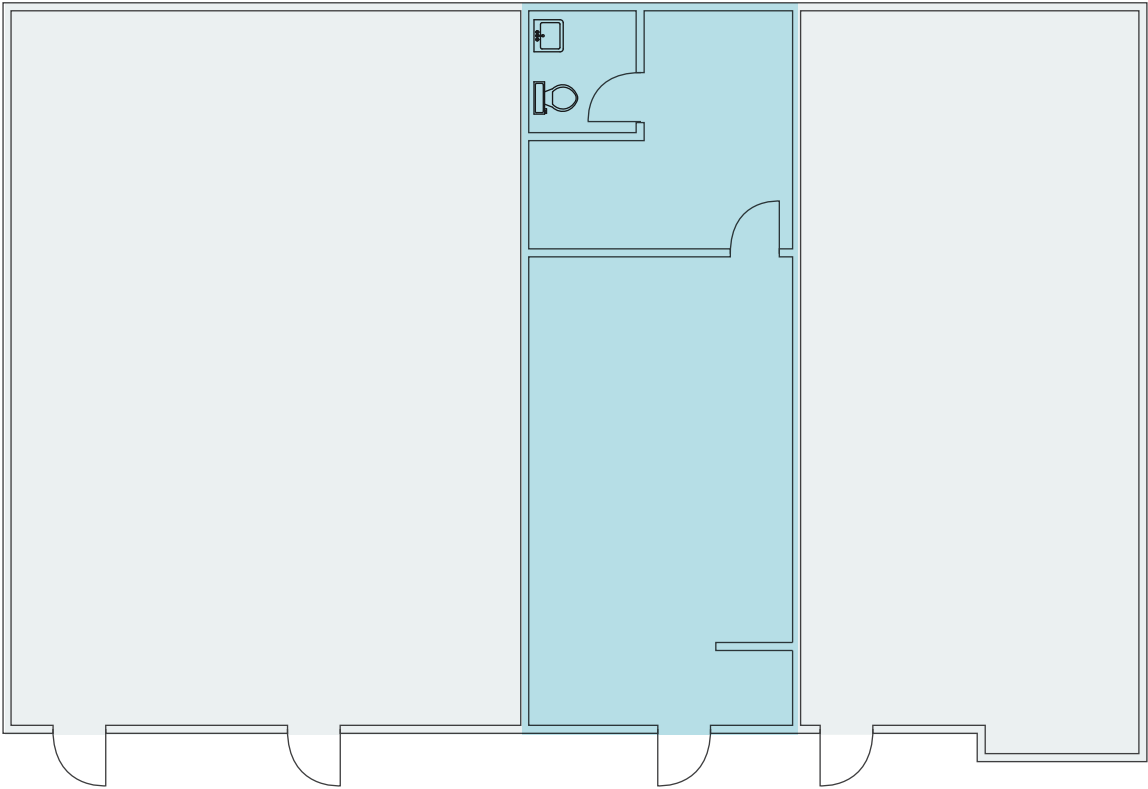
105TH AVE SE

\*Office furniture is available for this suite

# BLDG 2 *SUITE 6*



# BLDG 2 *GROUND FLOOR*



MAIN ST

*500 SF*

AVAILABLE

*\$35/SF*

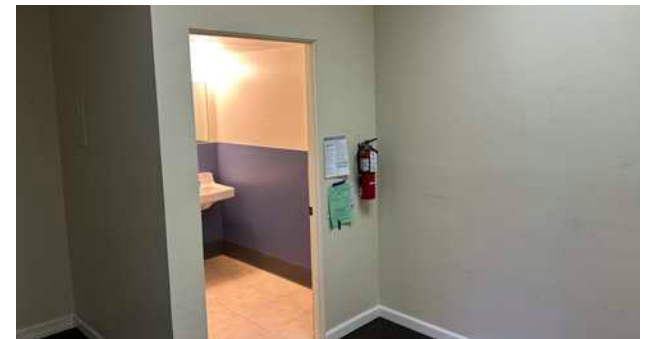
ANNUAL LEASE RATE, NNN

*NOW*

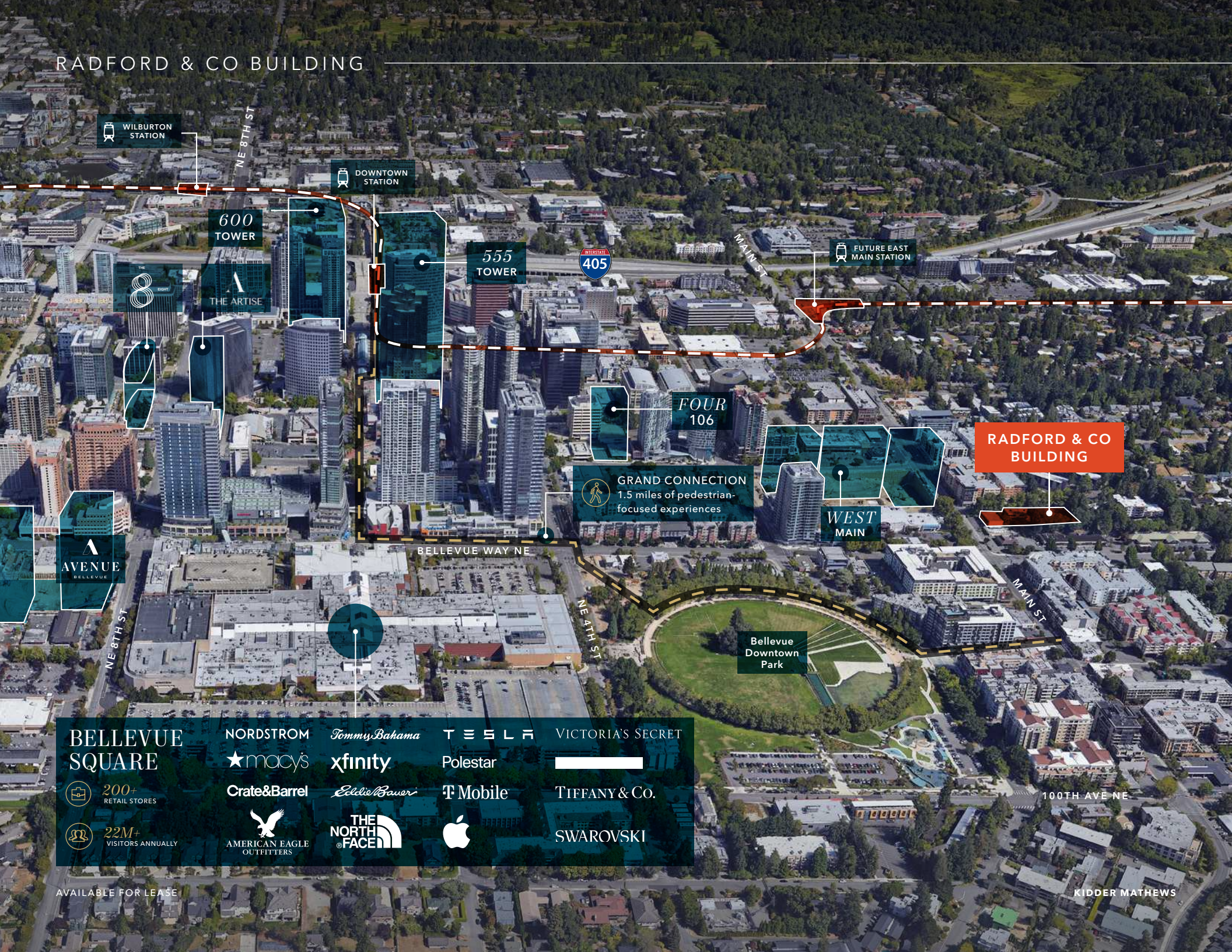
AVAILABLE



# BLDG 2 *GROUND FLOOR*



# RADFORD & CO BUILDING



WILBURTON STATION

DOWNTOWN STATION

FUTURE EAST MAIN STATION

600 TOWER

555 TOWER

FOUR 106

RADFORD & CO BUILDING

GRAND CONNECTION  
1.5 miles of pedestrian-focused experiences

WEST MAIN

AVENUE BELLEVUE

BELLEVUE WAY NE

NE 4TH ST

Bellevue Downtown Park

MAIN ST

100TH AVE NE

KIDDER MATHEWS

BELLEVUE SQUARE

200+ RETAIL STORES

22M+ VISITORS ANNUALLY

NORDSTROM

★ macy's

Crate&Barrel

AMERICAN EAGLE OUTFITTERS

Tommy Bahama

xfinity

Edie Bauer

THE NORTH FACE

TESLA

Polestar

T Mobile

Apple

VICTORIA'S SECRET

TIFFANY & Co.

SWAROVSKI

AVAILABLE FOR LEASE



## NEARBY AMENITIES

### RESTAURANTS & BARS

- 01 Fern Thai on Main
- 02 Ginza
- 03 Molly Moon's Ice Cream
- 04 Third Culture Coffee
- 05 Carmine's
- 06 Bis on Main
- 07 Matcha Magic
- 08 Monsoon Bellevue
- 09 Peony Kitchen Bellevue
- 10 Dough Zone
- 11 Nana's Green Tea
- 12 Hokkaido Ramen Satouka
- 13 Mediterranean Kitchen
- 14 Sugar and Flakes
- 15 Mod Pizza
- 16 Poke Works
- 17 Takai by Kashiba
- 18 Garlic Crush
- 19 Cafe Bollywood
- 20 Semicolon Cafe
- 21 Racha-Go
- 22 Subway
- 23 Pagliacci Pizza
- 24 Royal Bakehouse
- 25 L'Experience Paris

### LIFESTYLE & FITNESS

- 01 Zenrock Fitness
- 02 Sweat Circuit Bellevue
- 03 Orangetheory Fitness
- 04 Elevate Fit Life

### SPA & SALON

- 01 Hydrobeaute Spa
- 02 Vanity Pham
- 03 Joe Bae Salon
- 04 House of Hebe
- 05 Bella Off Main
- 06 Hair by Veronica
- 07 Lavendar Spa
- 08 Helen Wax Spa
- 09 Lewis Au Parc
- 10 Jennifer's Nails
- 11 Noir Lash Lounge
- 12 Lash Lounge Bellevue
- 13 Sevid Beauty Spa & Medspa
- 14 Breeze Foot Spa
- 15 Mary Beauty Salon



## RADFORD & CO BUILDING

*For more information  
on this property, contact*

GARY GUENTHER  
425.450.1154  
gary.guenther@kidder.com

CHARLES CAPLICE  
425.450.1160  
charles.caplice@kidder.com

[KIDDER.COM](http://KIDDER.COM)

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

