



# WOODINVILLE LANDING BUILDING B

*2,697 - 13,327 SF available  
for lease in a high-image  
flex building in the heart of  
Woodinville, WA*

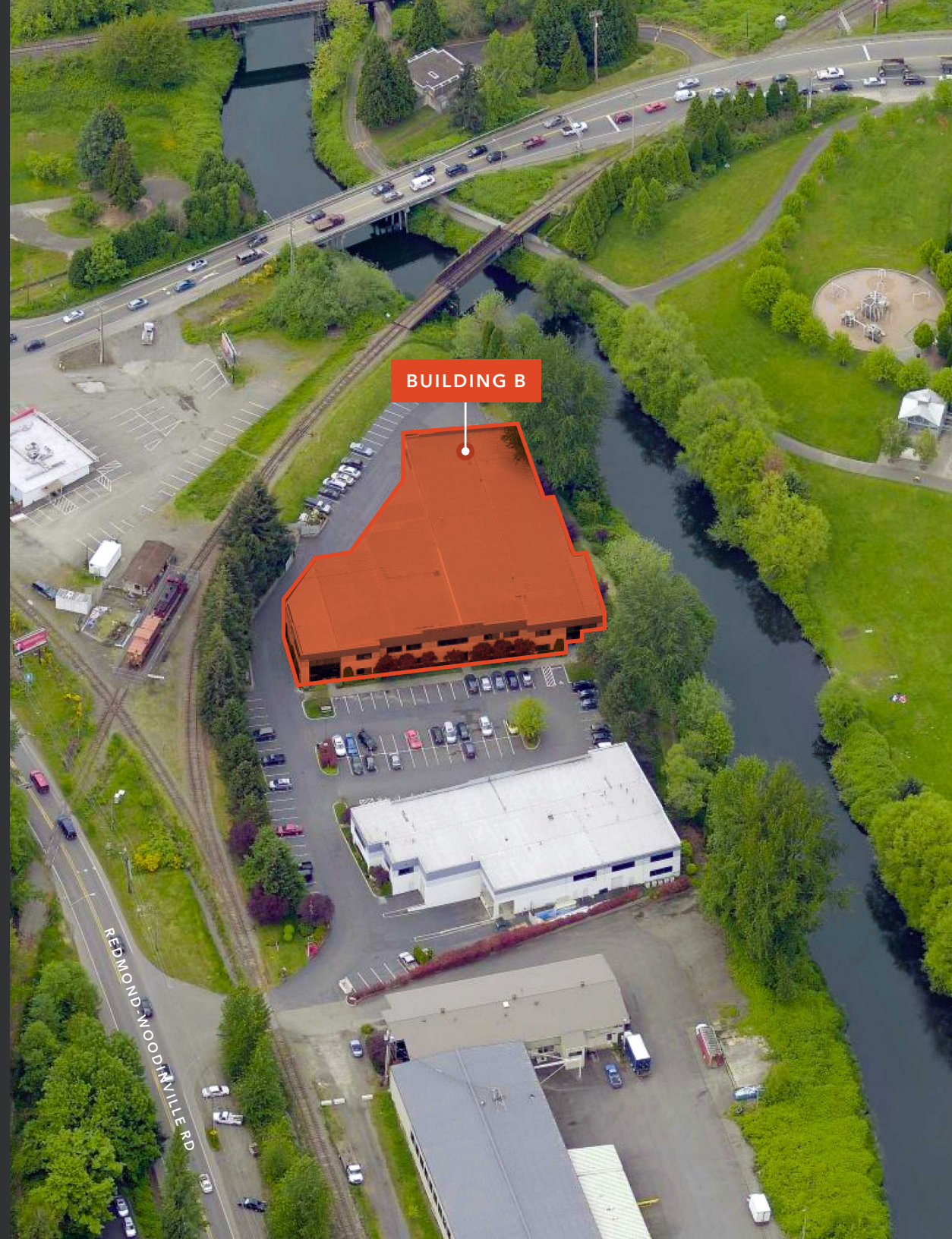
17280 WOODINVILLE-REDMOND RD,  
WOODINVILLE, WA 98072

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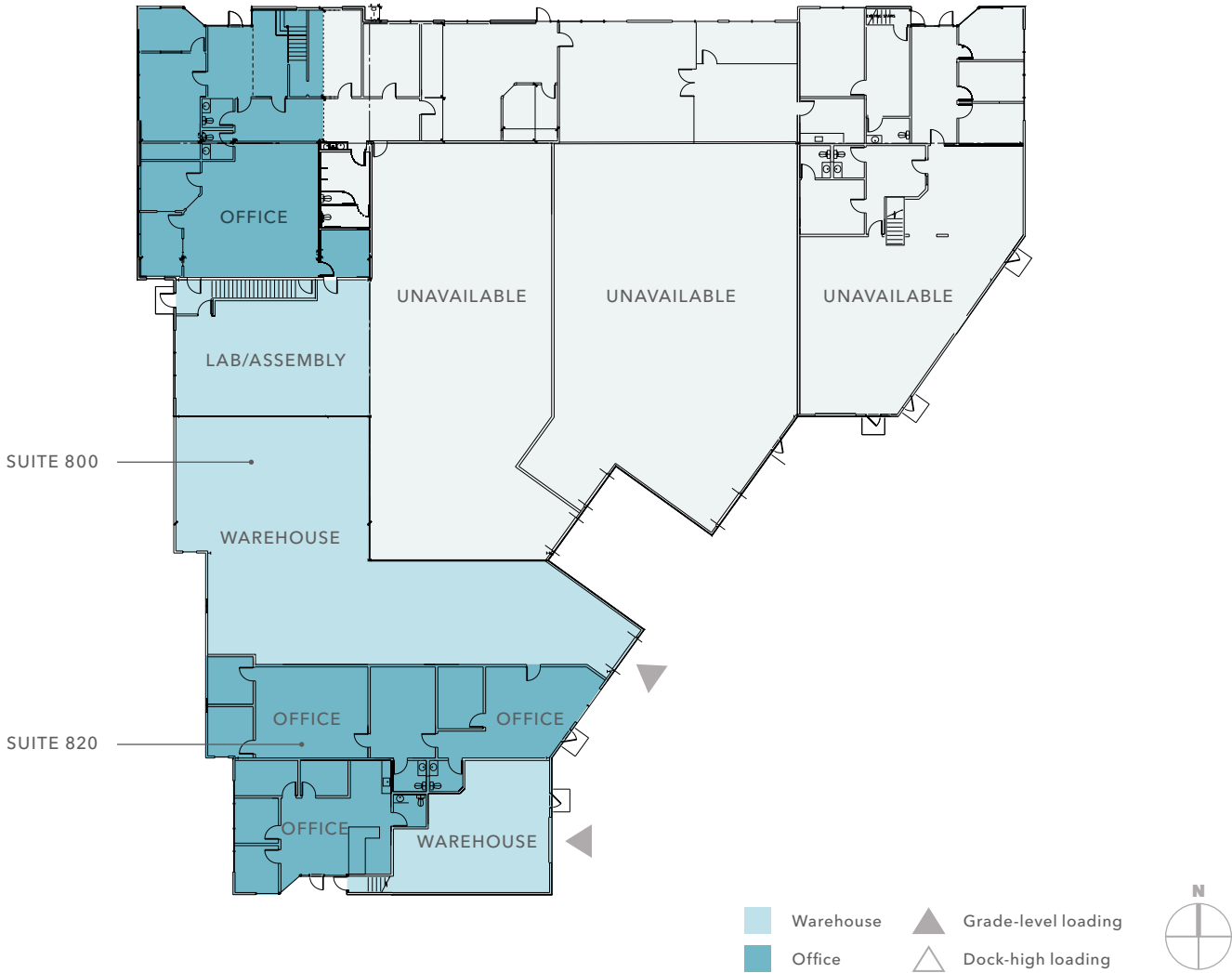
*High-image space offers flexibility for assembly, flex and warehouse needs. Part of a two building business park, providing opportunity for easy expansion of office and office/warehouse space.*

CLOSE PROXIMITY	to I-405, SR-522 and downtown Woodinville
AIR-CONDITIONED	offices with high-end finishes
VIEWS	Sammamish River

*4 MIN*  
DRIVE TO SR-522

*6 MIN*  
DRIVE TO I-405

# FIRST FLOOR PLAN



## AVAILABILITIES

### SUITE 800

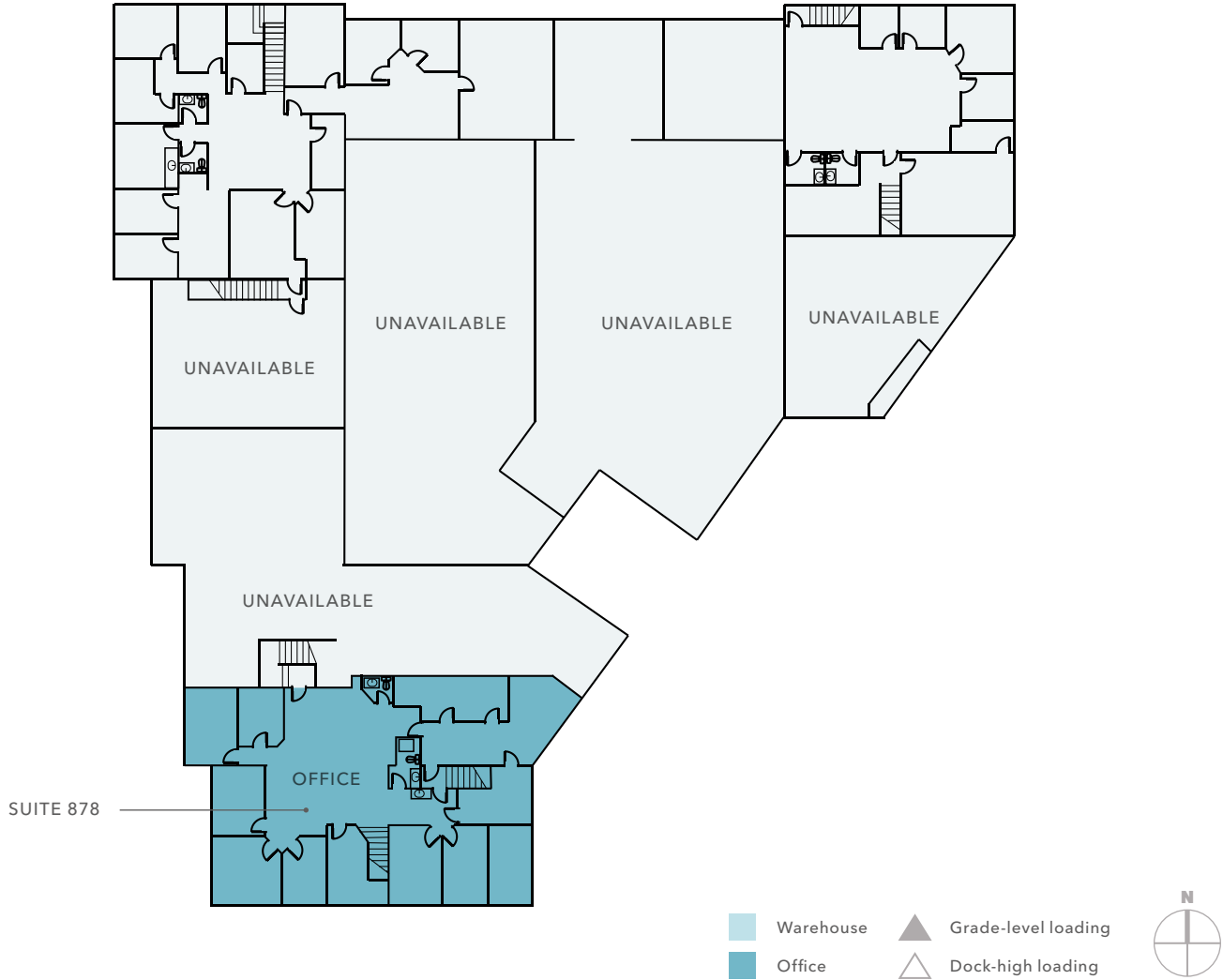
6,997 SF total area  
3,415 SF office/lab area  
3,582 SF warehouse area  
Rates \$2.10/SF, NNN office,  
\$1.50/SF, NNN Warehouse  
Available now

### SUITE 820

2,697 SF total area  
1,872 SF office/lab area  
825 SF warehouse area  
Rates \$2.10/SF, NNN office,  
\$1.50/SF, NNN Warehouse  
Available now

**\*Suites 800, 820 & 878 can be  
combined for up to 13,327 SF**

# SECOND FLOOR PLAN



## AVAILABILITIES

### SUITE 878

3,633 SF total office area

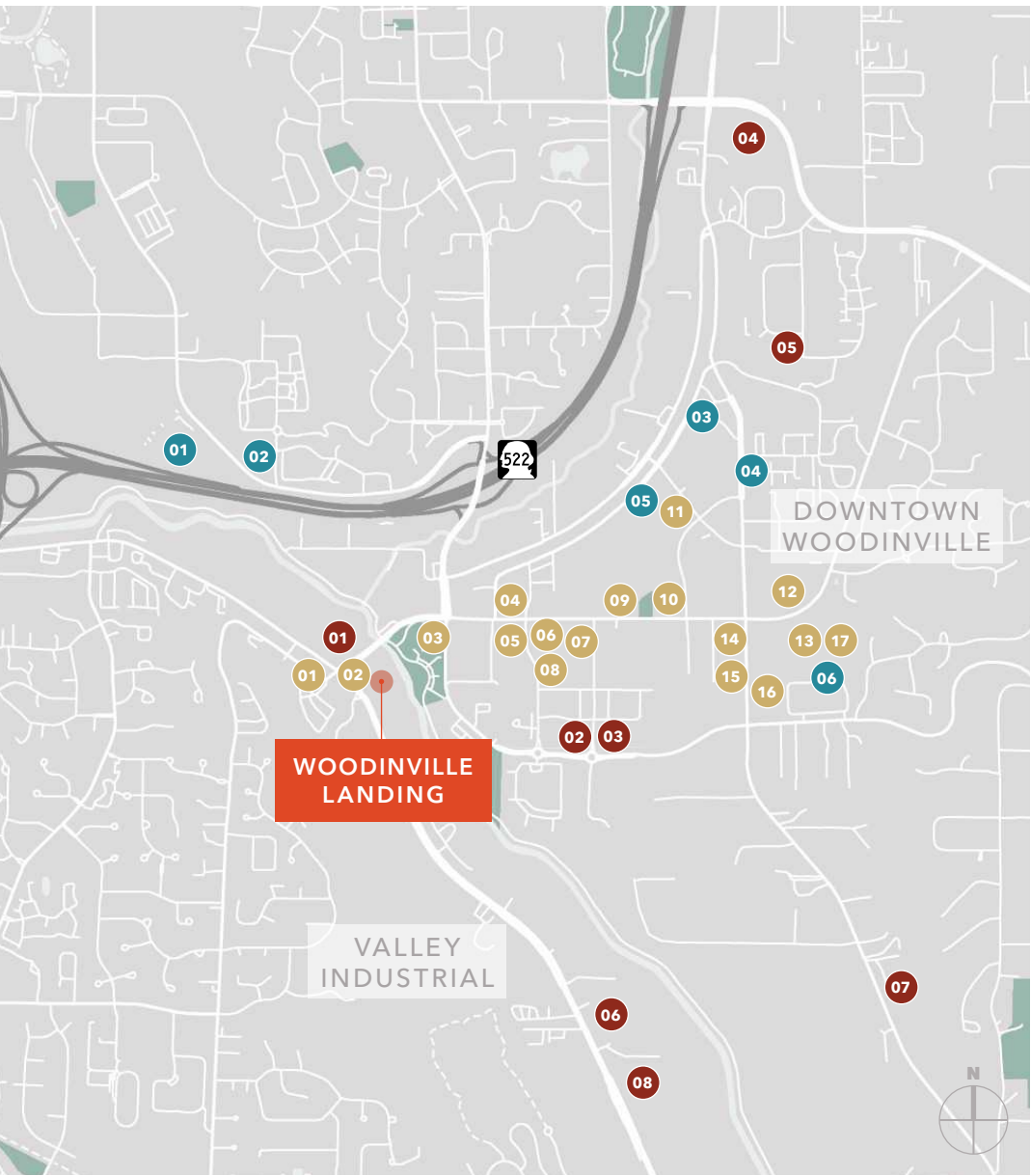
Rates \$2.10/SF, NNN office

Mix of private offices and open area, Landlord willing to reconfigure

Available now

**\*Suites 800, 820 & 878 can be combined for up to 13,327 SF**





# NEARBY AMENITIES

## EAT & DRINK

- 01 Twisted Cuban Cafe & Bar
- 02 Woodinville Cut Shop Restaurant and Lounge
- 03 Jack in the Box
- 04 Irene Thai Cuisine
- 05 Walla Walla Steak Co
- 06 Taco Bell
- 07 The Pizza Coop & Ale House
- 08 Pho 175
- 09 Panera Bread
- 10 Chipotle Mexican Grill
- 11 Red Robin
- 12 Woodinville Cafe
- 13 Topsy Cow
- 14 Jersey Mike's Subs
- 15 McDonald's
- 16 Pasta Novo Italiano
- 17 Chan's Place

## RETAIL & SERVICES

- 01 Home Depot
- 02 24 Hour Fitness
- 03 Target
- 04 World Market
- 05 Barnes & Noble
- 06 TJ Maxx

## WINERIES & BREWERIES

- 01 Martedi Winery
- 02 Rocky Pond Estate Winery
- 03 Tsillan Cellars
- 04 20 Corners Brewing
- 05 Two Vintners Winery
- 06 Black Raven Brewery
- 07 Matthews Winery
- 08 Watts Brewing Company



# WOODINVILLE LANDING, BLDG B

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