



BEL-SPRING 520

11808 + 11820 NORTHUP WAY, BELLEVUE

NEWMARK

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PROPERTY INFORMATION

Bel-Spring 520 is a premier office campus, spanning $\pm 93,250$ square feet across two architecturally designed buildings, set on a 5-acre site. This property offers an abundance of parking with a generous ratio of 3.5 spaces per 1,000 square feet leased, including 0.8 covered spaces per 1,000 square feet.

Inside, the newly renovated atrium lobbies create a grand and welcoming atmosphere for both clients and employees. The convenience of an on-site Avanti Market, coffee service, new gym facilities with showers and lockers, and secured bike storage ensure your employees have all the amenities they need.

Enhance your business operations with access to a state-of-the-art conference center, perfect for hosting meetings and events without leaving the campus. Outdoor seating areas provide a serene environment to relax and recharge, while secured storage spaces offer additional convenience and security.

Located within walking distance to the future Spring District Light Rail Station, our office campus not only offers premium amenities but also exceptional accessibility, making it an ideal choice for businesses looking to thrive in a dynamic and connected environment.

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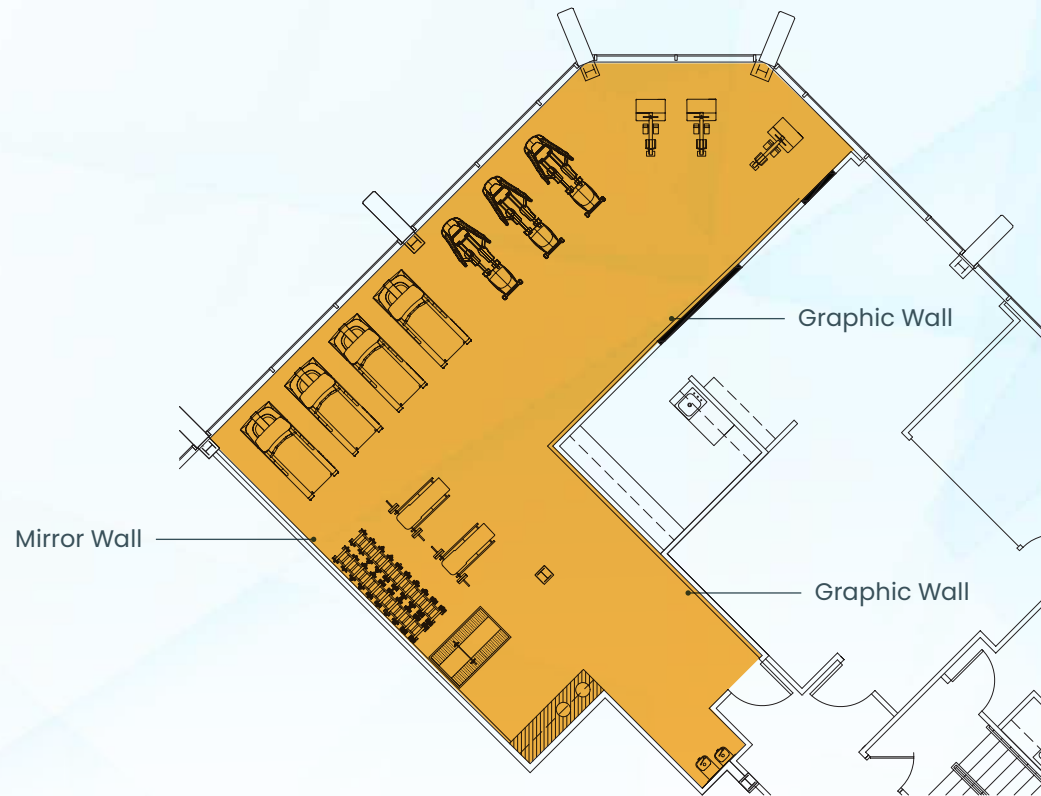
West Building
11808 NORTHUP WAY

East Building
11820 NORTHUP WAY



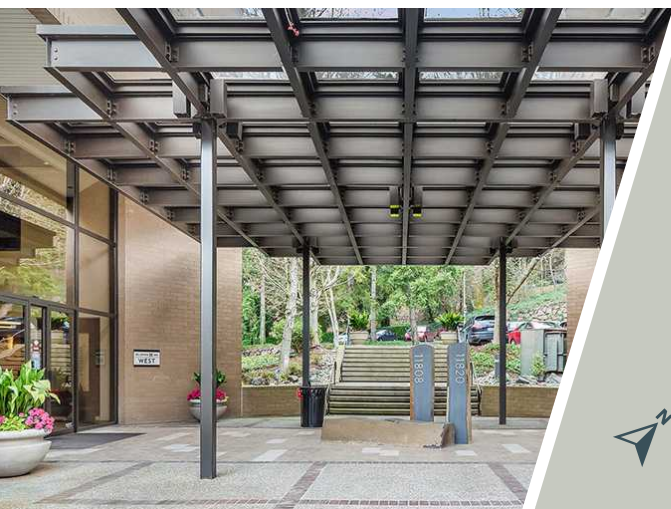
FITNESS CENTER

Coming soon



Space Plan





AVAILABLE SPACE

BUILDING	SUITE	SIZE	AVAILABLE
West	100	2,295 SF	Now
West	120	961 RSF	Now
West	130	1,214 SF	Now
West	160	3,560 SF	August 1, 2026
West	240	10,259 SF	Now
East	108	2,140 RSF	Now
East	310	2,500 SF	Now
East	320	4,785 SF	Now

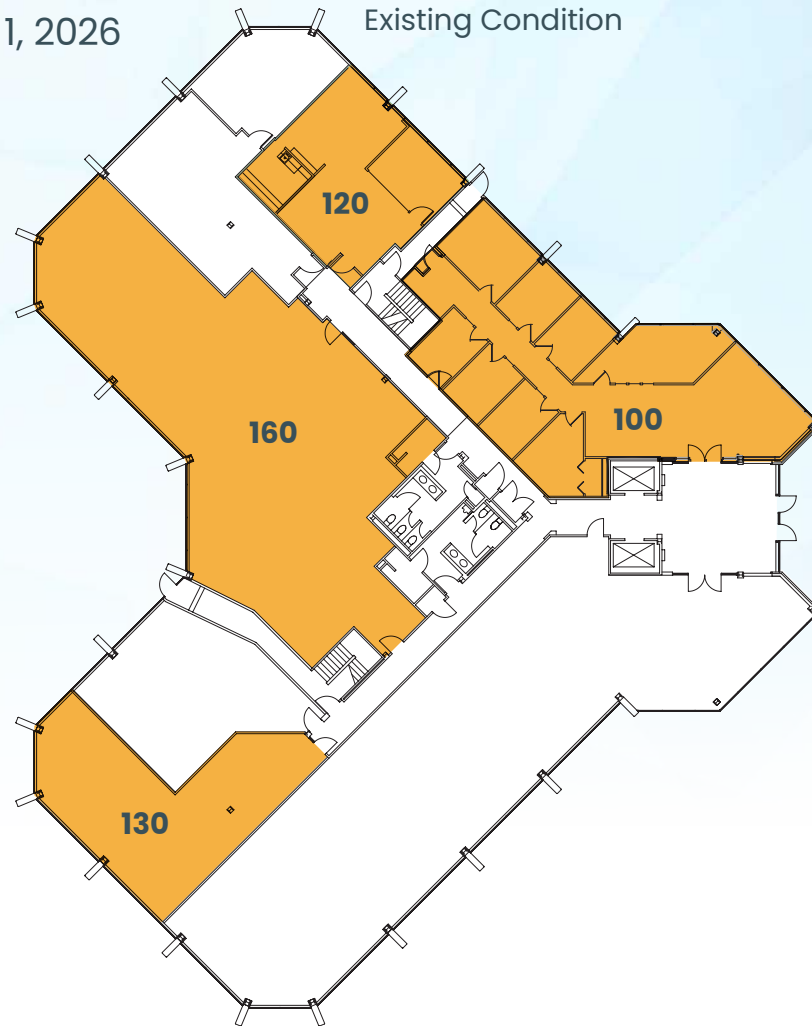
WEST BUILDING

Suite 100 | 2,295 SF | Available Now

Suite 120 | 961 RSF | Available Now

Suite 130 | 1,214 SF | Available Now

Suite 160 | 3,560 SF | Available August 1, 2026



WEST BUILDING

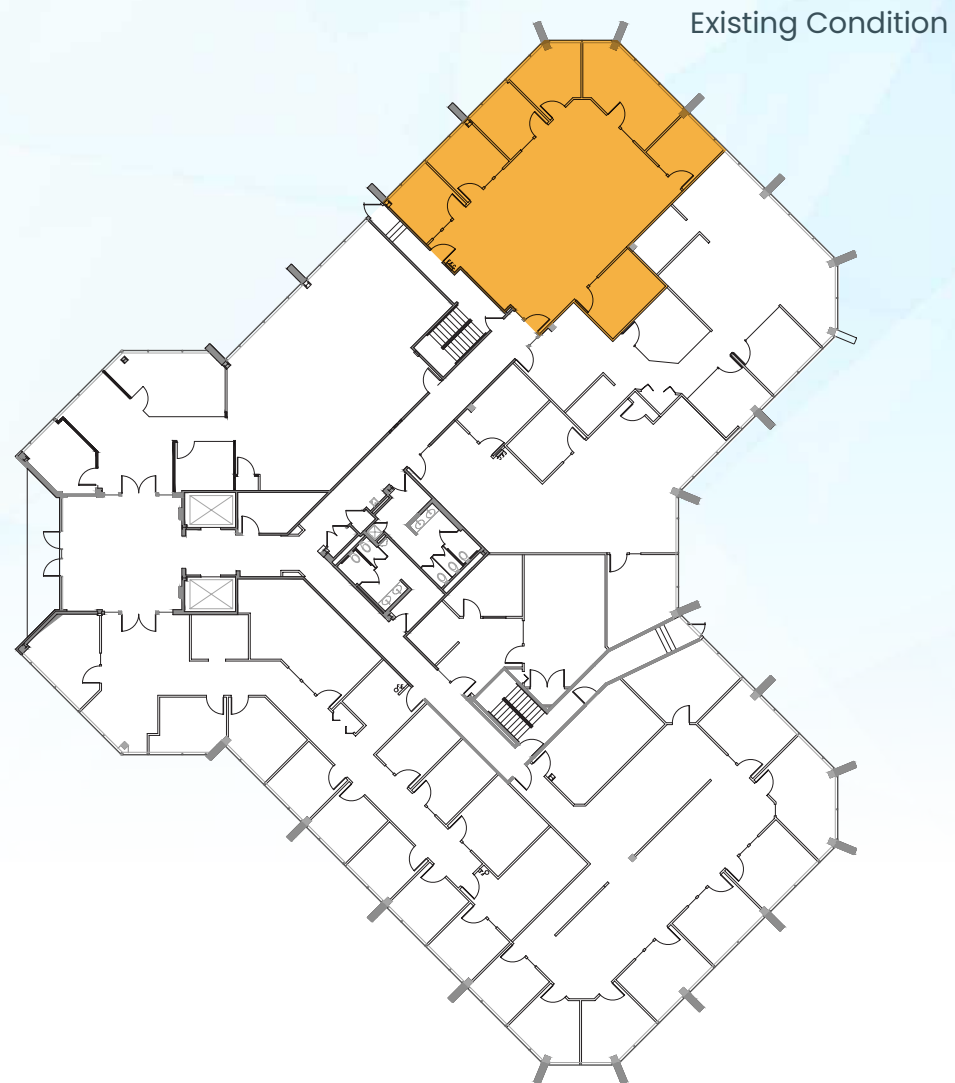
Suite 240 | 10,259 SF | Available Now

Existing Condition



EAST BUILDING

Suite 108 | 2,140 RSF | Available Now



EAST BUILDING

Suite 310 | 2,500 SF | Available Now

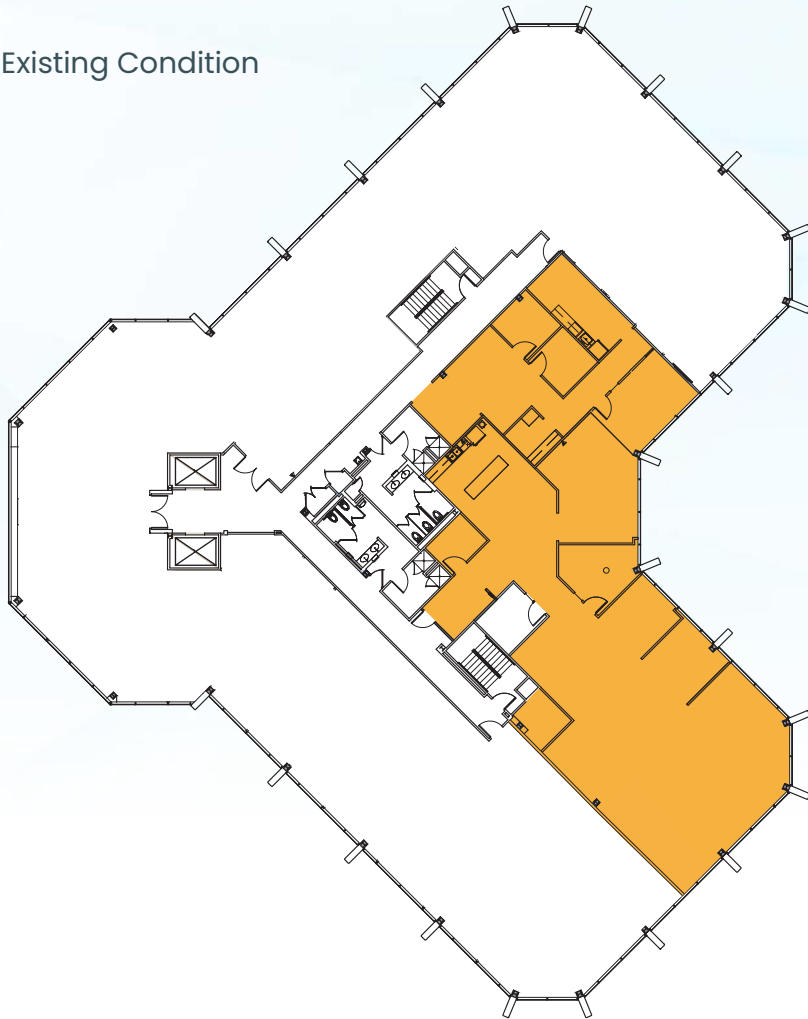
Existing Condition



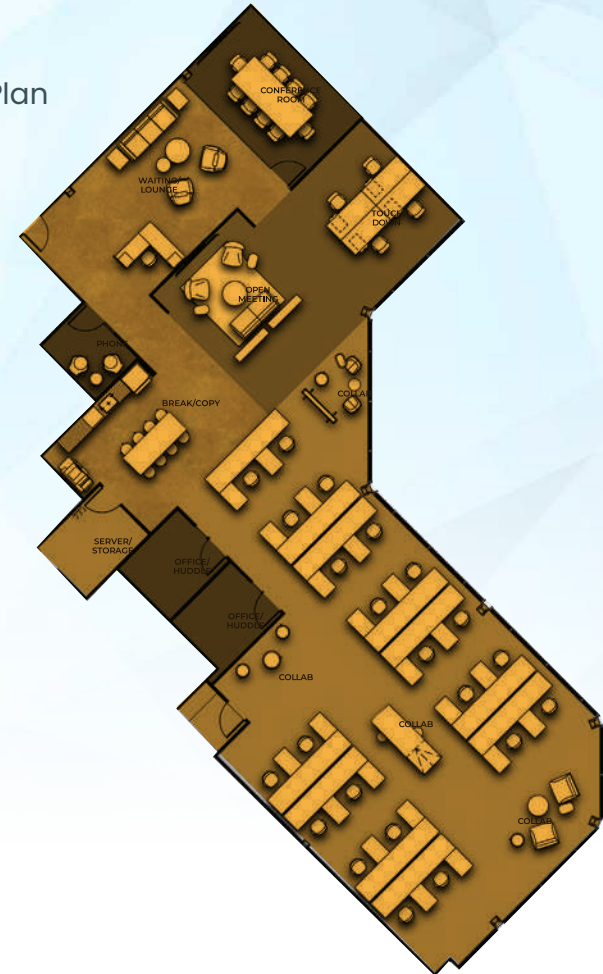
EAST BUILDING

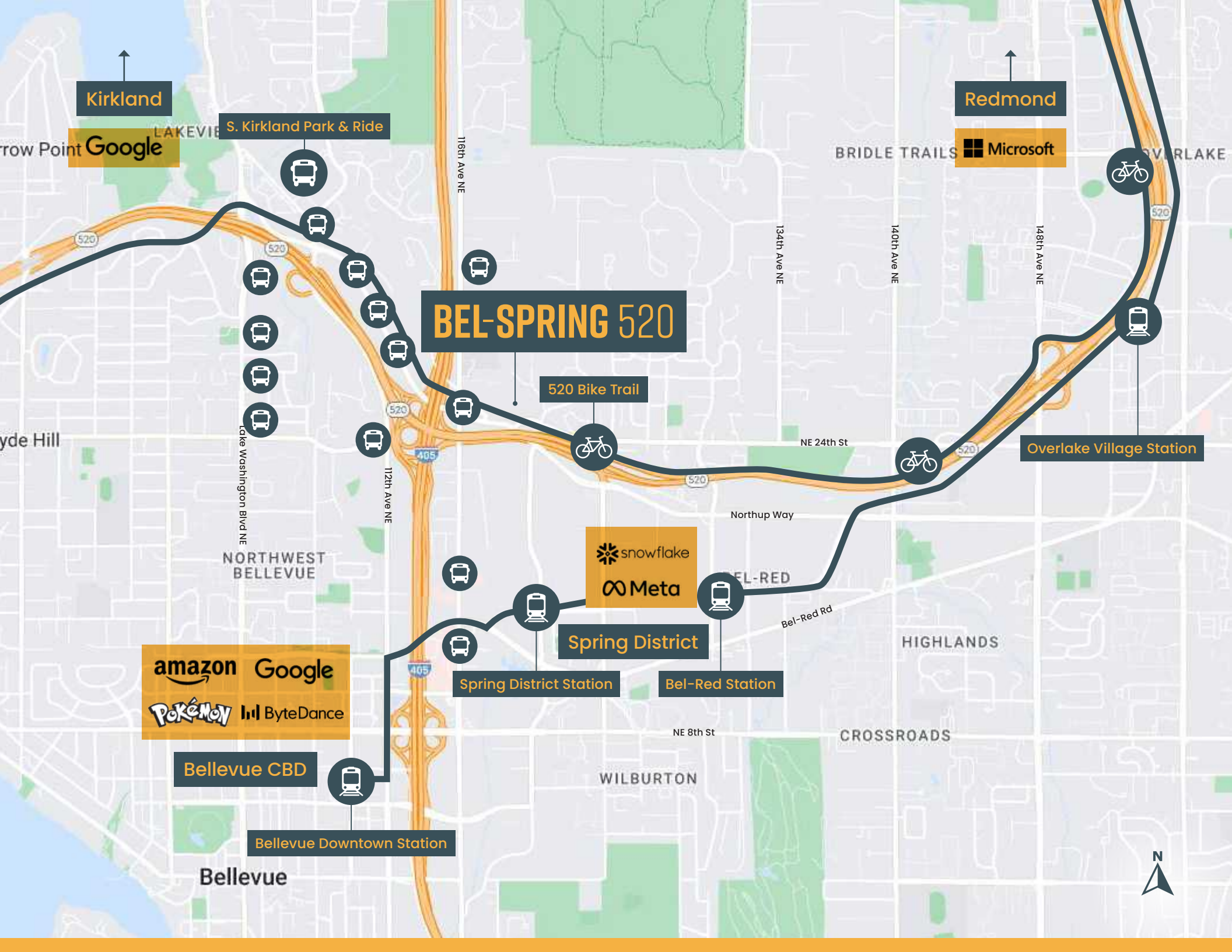
Suite 320 | 4,785 SF *Divisible | Available Now

Existing Condition



Conceptual Plan





Kirkland

Redmond

Google

S. Kirkland Park & Ride

Microsoft

BEL-SPRING 520

520 Bike Trail

Overlake Village Station

NORTHWEST BELLEVUE

snowflake
Meta

Spring District

Spring District Station

Bel-Red Station

amazon Google
Pokémon ByteDance

Bellevue CBD

Bellevue Downtown Station

Bellevue



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