

FOR LEASE

MADISON RIDGE OFFICE BUILDING

*Up to 8,530 SF of office space
available on floors 2 & 3 on the east
side of Capitol Hill*

2014 E MADISON ST, SEATTLE, WA 98122

ALL OFFERS CONSIDERED

*MINIMUM 1 YEAR TERM



KIDDER.COM

km Kidder
Mathews

MADISON RIDGE OFFICE BUILDING



*Two 4,265 SF Office Spaces
Available for Lease in Capitol Hill*

PROPERTY OVERVIEW

Situated on the east side of Capitol Hill directly on Madison St

Enhanced HVAC technology - GPS ionization system

Great access to mass transit - located on a bus line

Secure parking available in building and additional street parking in immediate vicinity

Excellent natural light

Building offers a mix of open work areas and offices

Highly efficient layout

Walk score of 90/100

Owner motivated to lease!

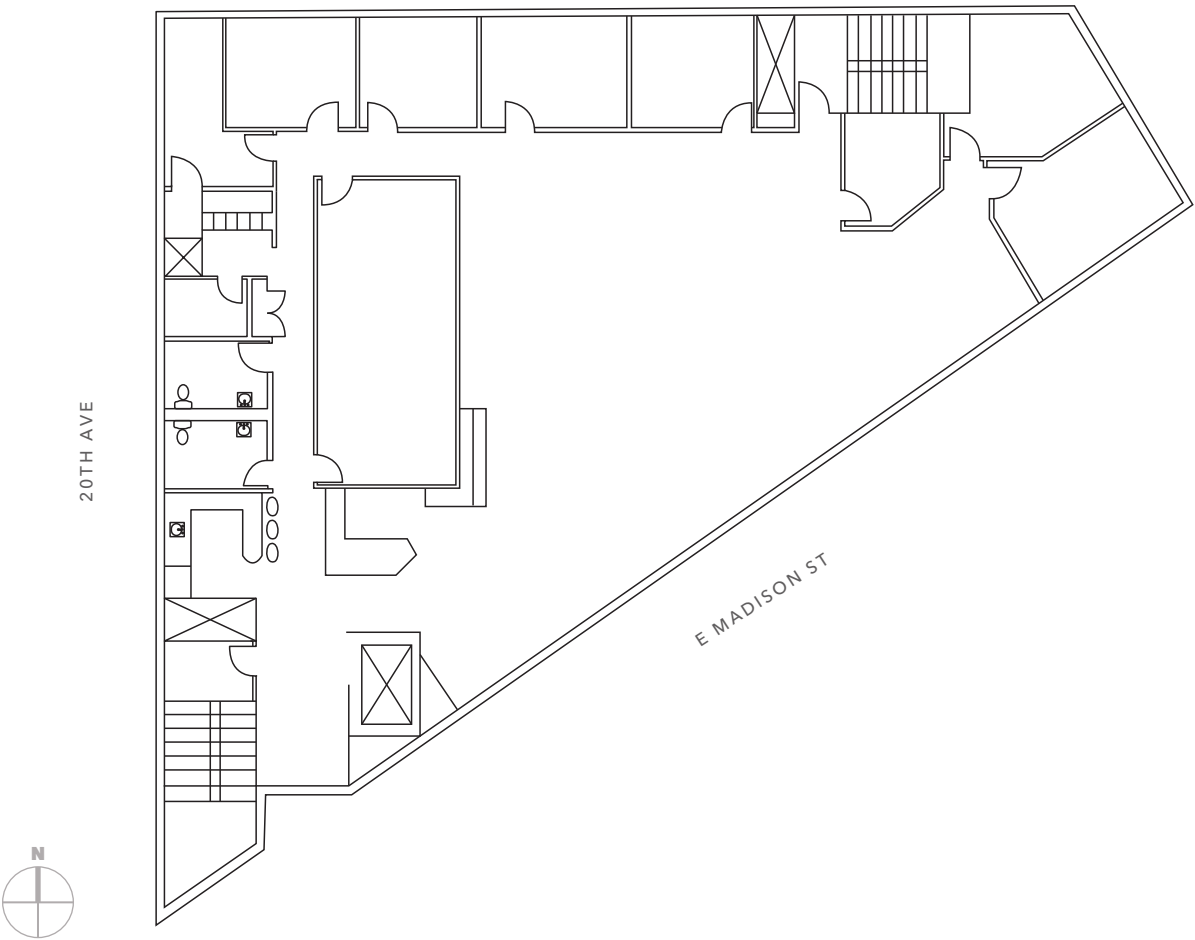
\$17.00

BASE RENTAL RATE

\$16.00

NNN'S

SECOND FLOOR PLAN



4,265 SF

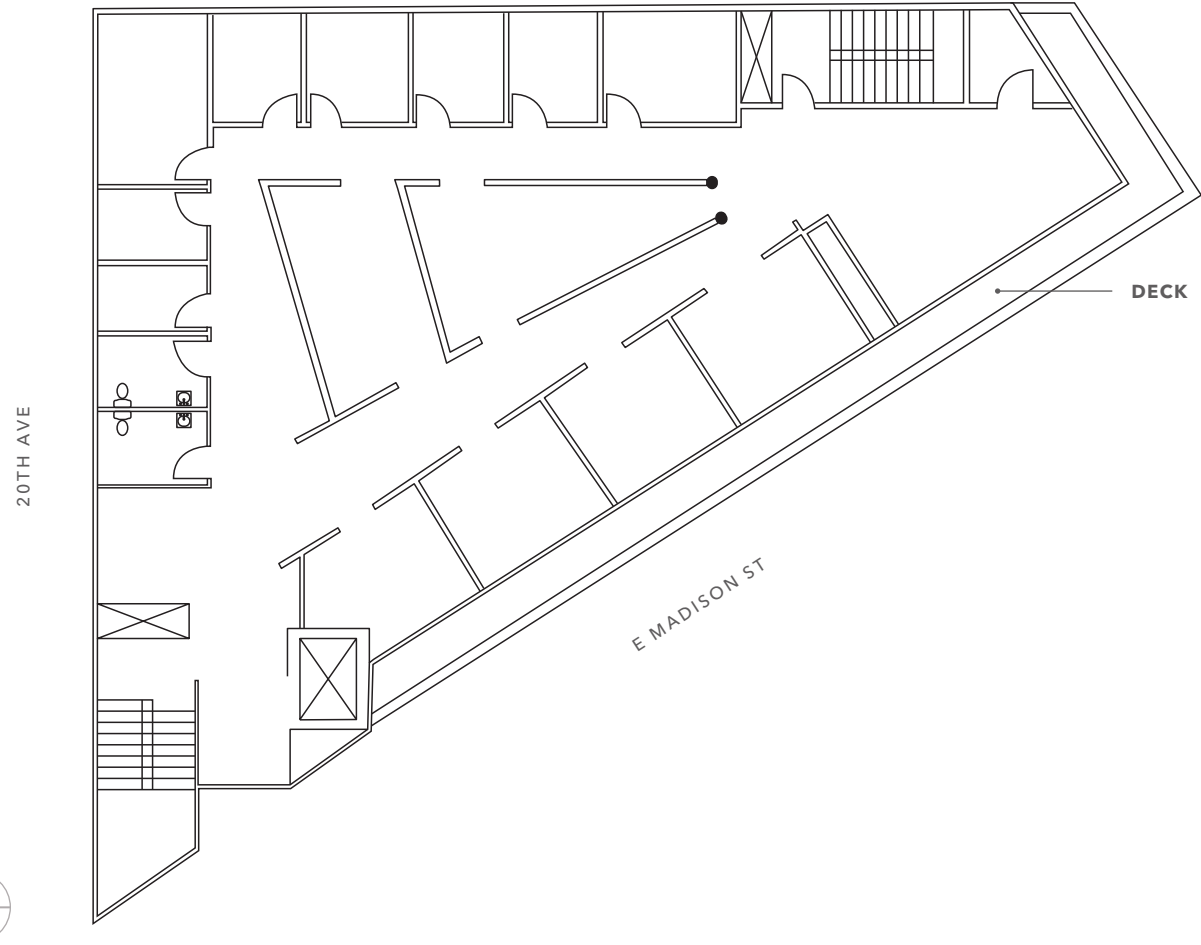
AVAILABLE

NOW

AVAILABLE



THIRD FLOOR PLAN



4,265 SF

AVAILABLE

NOW

AVAILABLE



HIGHLY- ACCESSIBLE LOCATION

East Madison Street is served by multiple bus routes and is close to the Capitol Hill Light Rail Station

Convenient access to I-5 and major thoroughfares for smooth commuting

Located in a highly walkable neighborhood with bike lanes and pedestrian-friendly routes

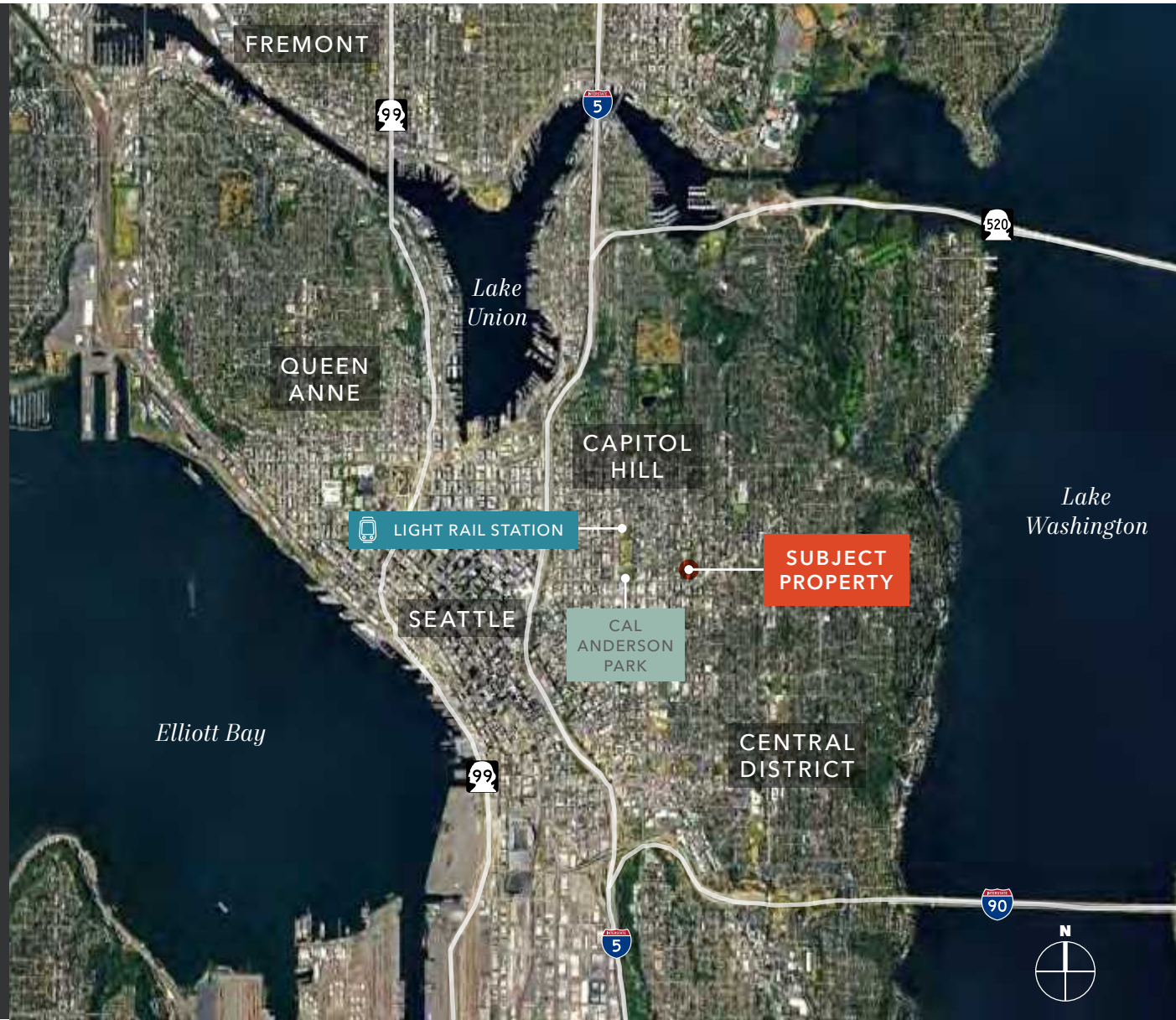
Various dining and entertainment options just minutes away

93

WALK SCORE

93

BIKE SCORE



MADISON RIDGE OFFICE BUILDING

Exclusively leased by

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KIDDER.COM

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