

**GROUND FLOOR INTERIOR
& EXTERIOR RENOVATIONS
COMPLETED!**



SYMETRA[®]
CENTER

777 108TH AVENUE NE
BELLEVUE, WA

IN THE HEART OF DOWNTOWN BELLEVUE

Symetra Center is a 25-story, 445,089 RSF, Class A office building offering 18,500 SF floor plates and excellent views of the city, Lake Washington and mountain ranges.



State-of-the-art
conference center



Ground floor
fitness center



Café Hagen



Modern and inviting lobby
experience with emphasis
on hospitality



Destination dispatch
elevators



All multi-tenant
lobbies and restrooms
recently renovated



Strategic multi-point
ingress/egress via NE 8th,
108th & 106th Avenues



Electric car charging
stations and valet parking



One block from
Bellevue Transit Center and
EastLink Light Rail



Bike storage and
locker/shower facilities



24/7 on-site security
and engineering



100% Electric
Operated Building



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777 108th Avenue NE
Bellevue, WA 98004

AVAILABLE SPACE

FLOOR / SUITE	SQ. FT.	AVAILABILITY
<u>24 / 2400</u>	17,103 RSF	Now
Full floor opportunity. Divisible to 11,878 SF.		
<u>21 / 2150</u>	9,852 RSF	30 Days' Notice
Fully Furnished plug and play recently improved suite with direct elevator access and West, North and East views.		
<u>20 / 2060</u>	2,121 RSF	Now
Traditional professional office suite with direct elevator access and western views.		
<u>18 / 1850</u>	10,745 SF	3/1/2026
Heavily built out suite with direct lobby exposure and views spanning from Lake Washington to the Cascades		
<u>16 / 1630</u>	1,746 RSF	Now
Mostly open space with one conference room and northeast views.		
<u>2 / 200</u>	26,143 RSF	Now
Full floor available. Direct access via building garage elevators. Efficient large floor plate with exterior private offices and open interior.		



Lobby



SYMETRA CENTER AT A GLANCE

BUILDING

450,359 SF

25-story Class A Office Tower

YEAR BUILT / RENOVATED

1987 / 2024

RENTAL RATES

\$46.00 – \$52.00 / NNN

OPERATING EXPENSES

\$15.00/SF

FLOOR PLATE SIZE

~18,500 RSF

PARKING

1.5/1,000 parking permits per rentable square foot. All covered with valet assist.

LOCATION

Strategically located on the corner of NE 8th Street and 108th Avenue with direct access to I-405

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SPACE FOR ALL TENANT TYPES

Whether a tech tenant or a professional firm, Symetra Center offers signature and distinguished office space alternatives.

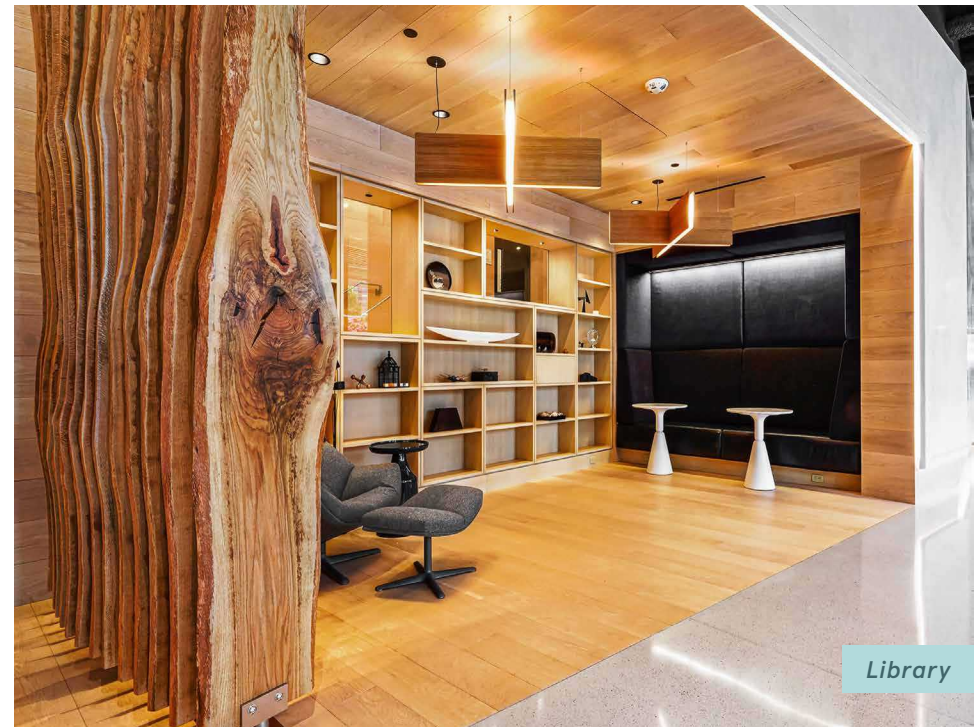
Lobby

[▶ Virtual Tour](#)



Conference Rooms

[▶ Virtual Tour](#)



Library



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777 108th Avenue NE
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Cafe Hagen
▶ Virtual Tour



Fitness Center
▶ Virtual Tour

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PRIME DOWNTOWN LOCATION

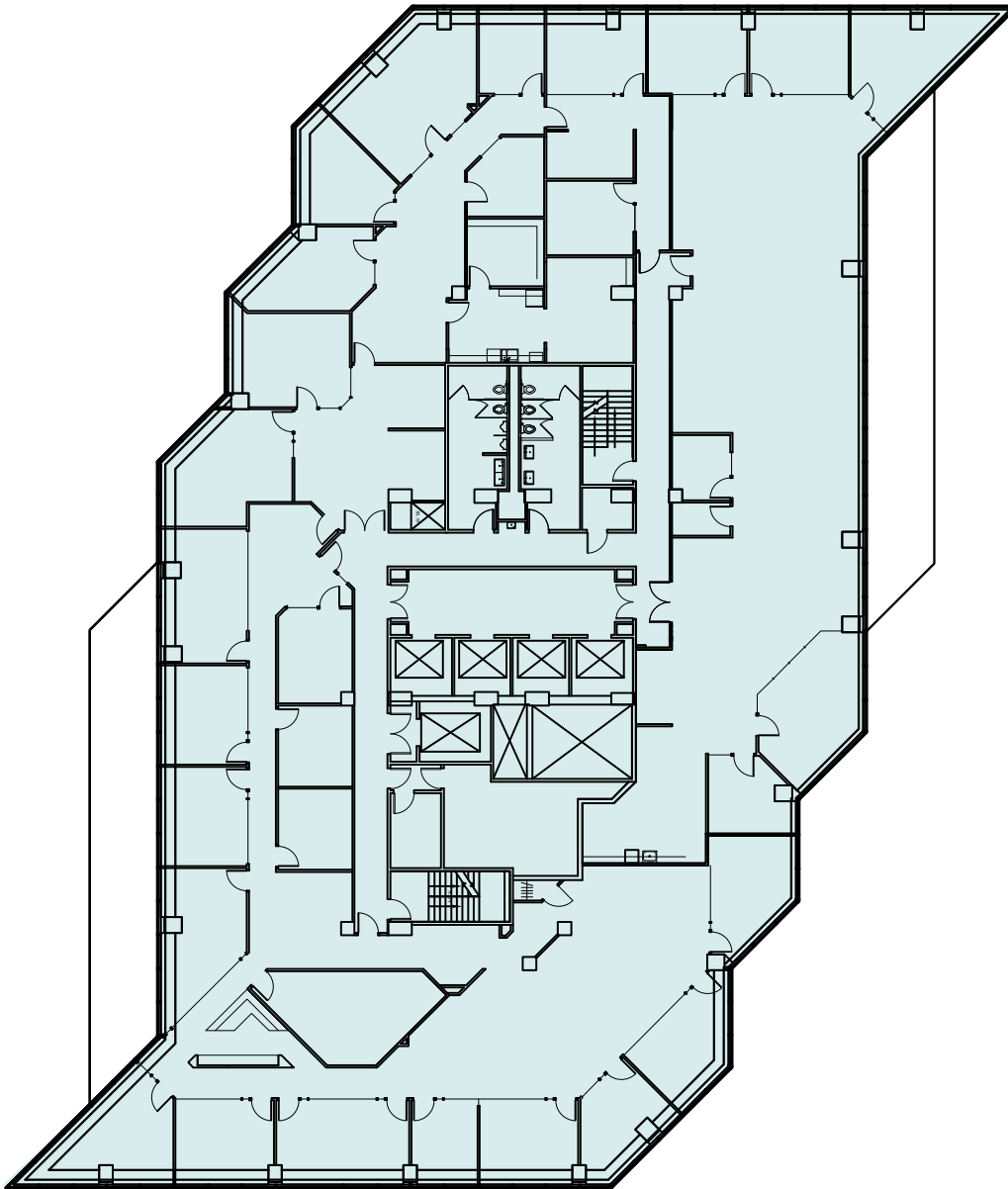
- Located on the corner of NE 8th Street and 110th Avenue NE
- Easy access to I-405 and public transportation
- Nearby conveniences include the Transit Center, Pedestrian Corridor, shopping at Bellevue Square and The Bravern, Bellevue Park, restaurants, hotels and The Bellevue Convention Center.



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24TH FLOOR

Suite 2400 • 17,103 RSF

Available Now

- Full floor opportunity
- Divisible to 11,878 SF

SRO[®] STERLING REALTY
ORGANIZATION

BRODERICK
• GROUP •

GRANT YERKE
425.646.5264
yerke@broderickgroup.com

MATT SCHRECK
425.646.5232
schreck@broderickgroup.com

The information contained herein has been given to us by the owner or sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. Prospective tenants should carefully verify all information contained herein.



**BACK TO
AVAILABILITIES**



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21TH FLOOR

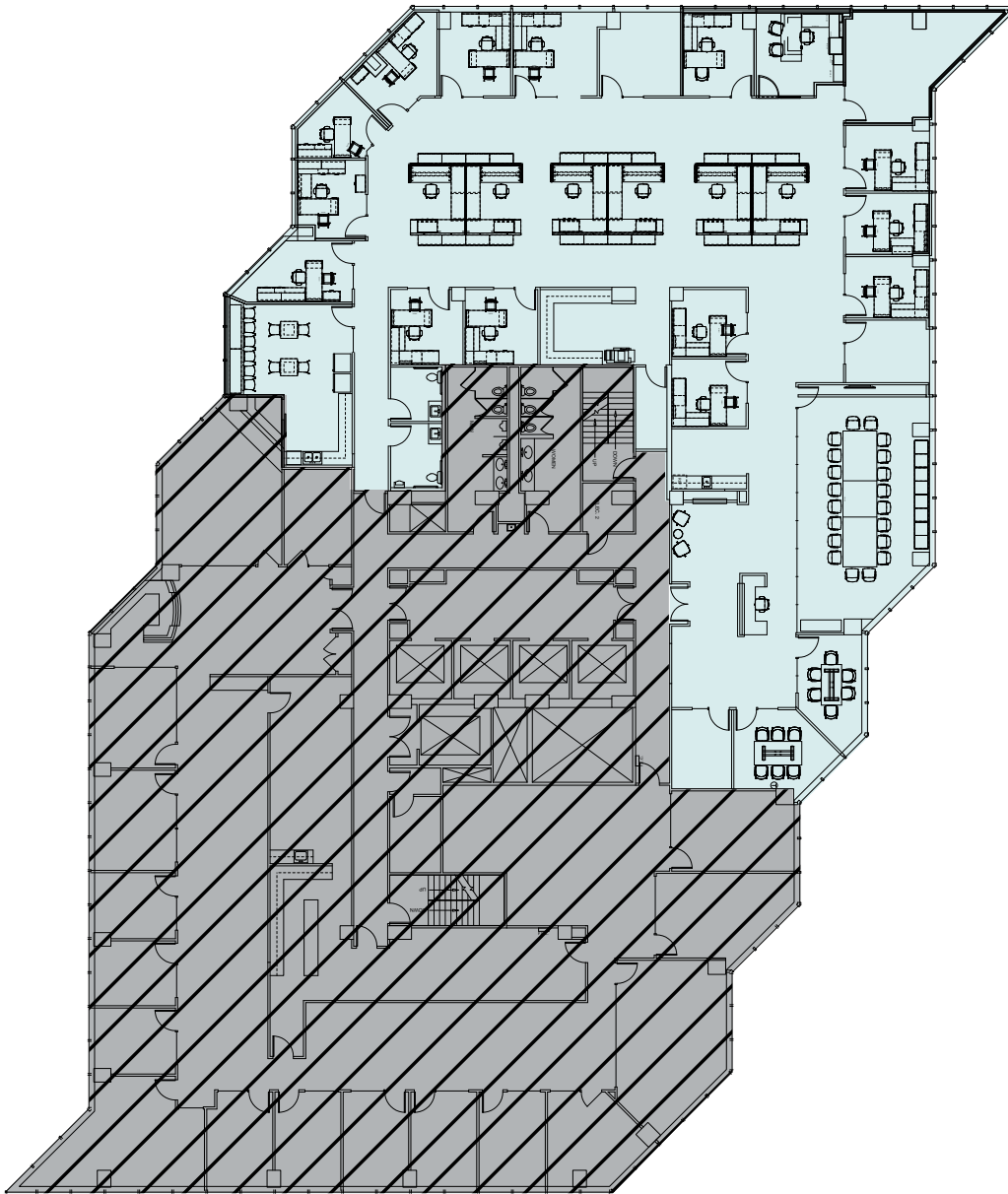
Suite 2150 • 9,852 RSF

Available with 30 Days' Notice

- Fully furnished plug and play recently improved suite with direct elevator access
- West, North and East views



VIRTUAL TOUR



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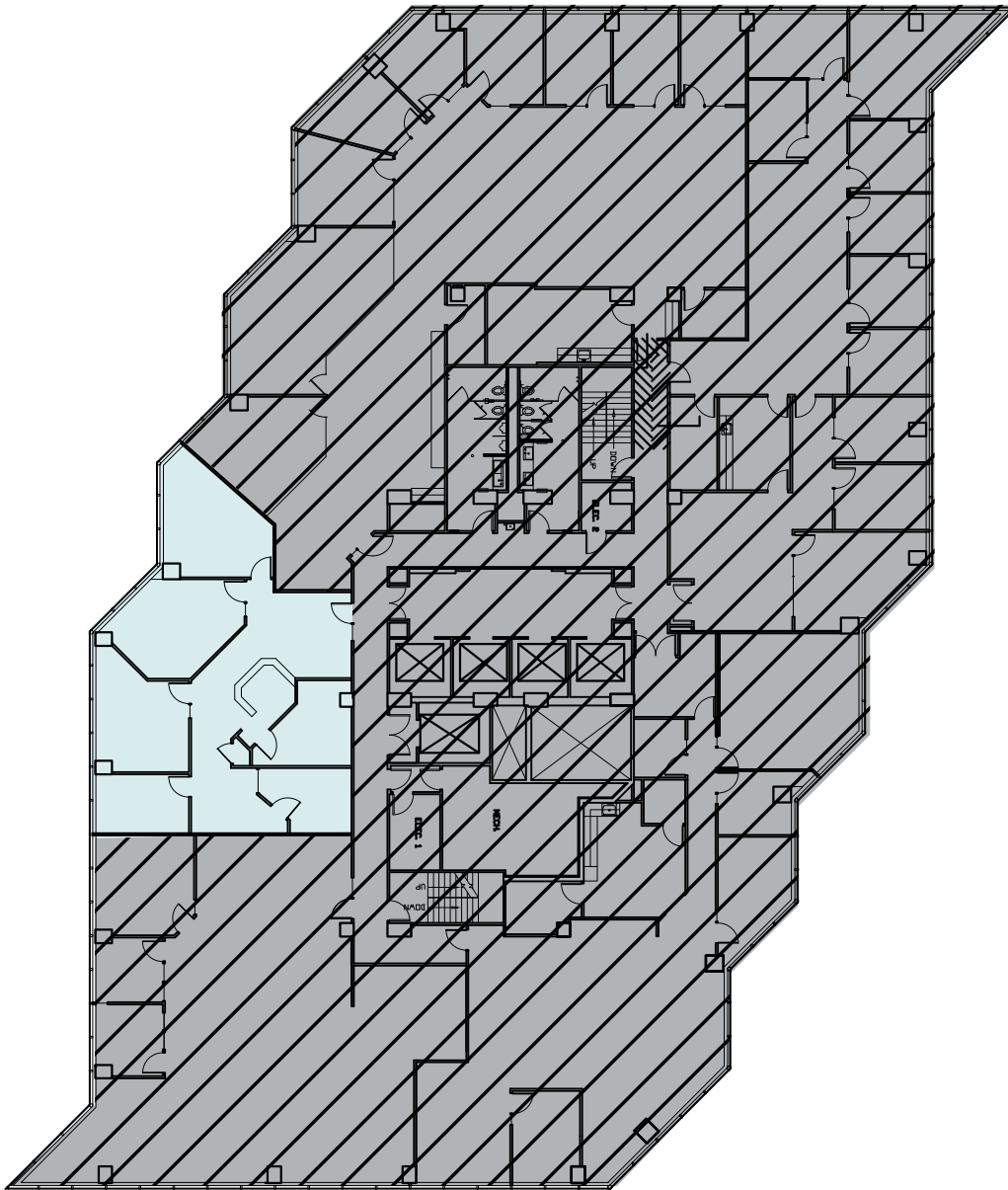
777 108th Avenue NE
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20TH FLOOR

Suite 2060 • 2,121 RSF

Available Now

- Traditional professional office suite with direct elevator access and western views.



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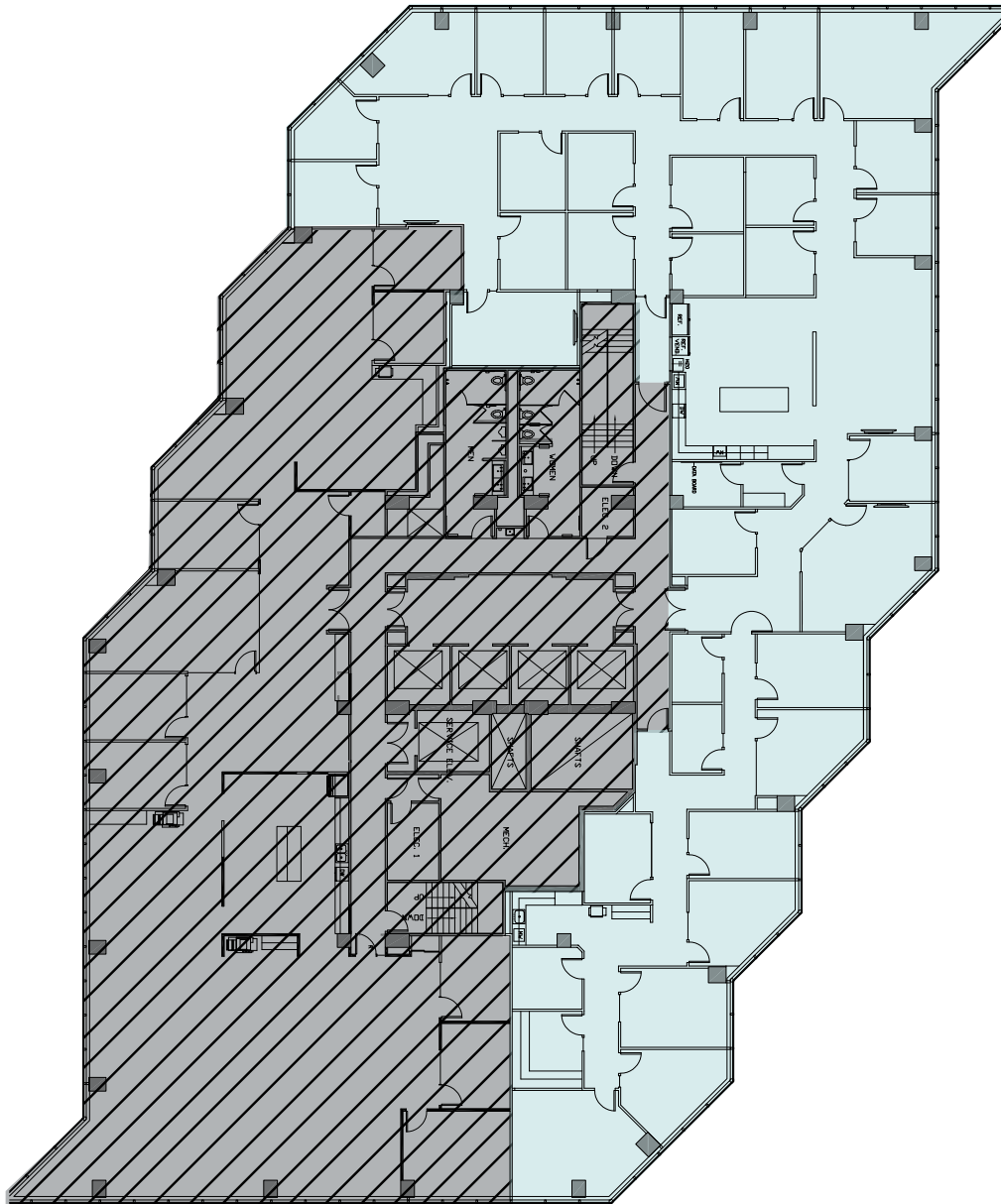
777 108th Avenue NE
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18TH FLOOR

Suite 1850 • 10,745 RSF

Available 3/1/2026

- Heavily built out suite with direct lobby exposure and views spanning from Lake Washington to the Cascades



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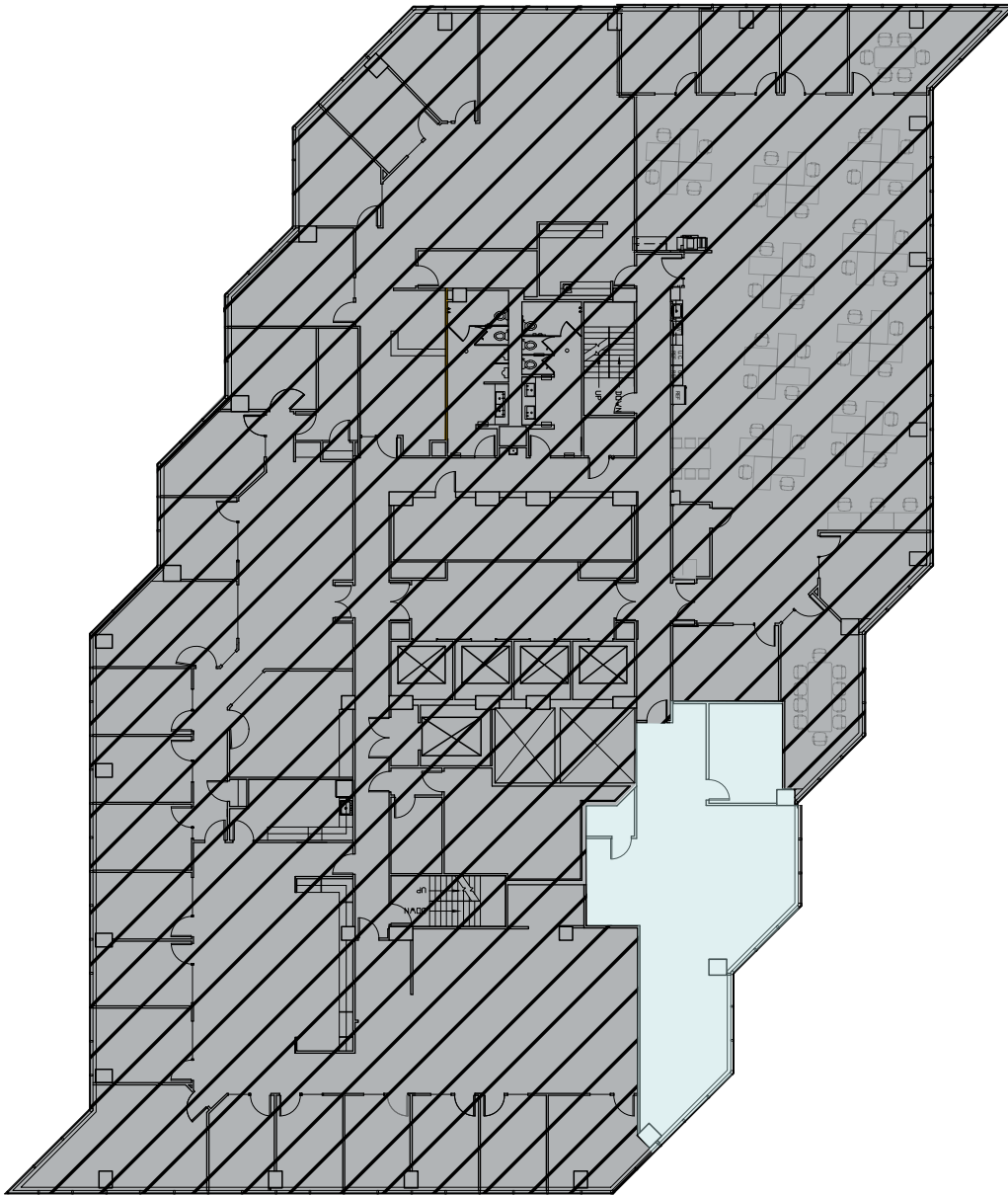
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16TH FLOOR

Suite 1630 • 1,746 RSF

Available Now

- Mostly open space with one conference room and northeast views



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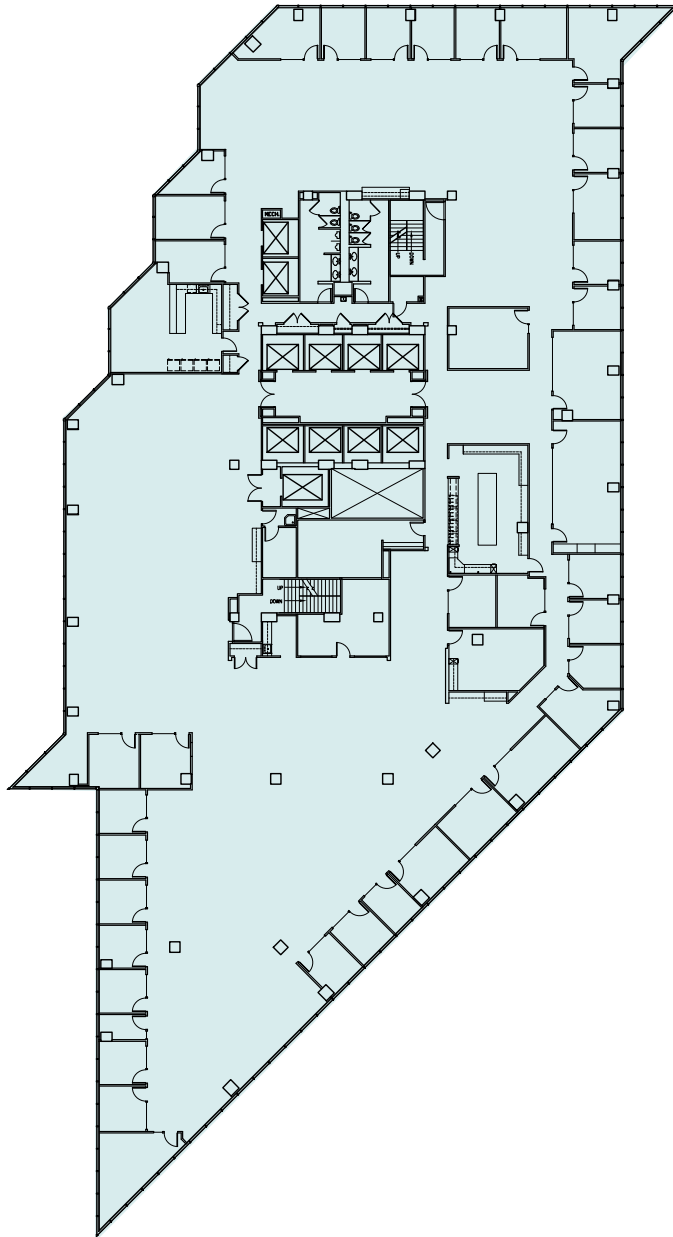
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2ND FLOOR

Suite 200 • 26,143 RSF

Available Now

- Full floor available
- Direct access via building garage elevators
- Efficient large floor plate with exterior private offices and open interior

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For more information or to schedule a
tour, please contact:

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