

CITY CENTER MEDICAL BUILDING

BRODERICK
GROUP

15965 NE 85TH STREET | REDMOND, WA 98052



OFFICE OR MEDICAL /
DENTAL SPACE

APPROX. 1,505 RSF AVAILABLE NOW

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BUILDING FACTS

TOTAL BUILDING SIZE	Approximately 15,300 RSF	2026 EST. OPERATING EXPENSES	\$18.00/RSF
FLOORS	Two floors	PARKING	3 / 1,000 SF
AVAILABLE SPACE	1,927 RSF, Suite 101 1,505 RSF, Suite 203	ELEVATOR	One Electronic Traction elevator
RENTAL RATE	Inquire with Broker	OWNERSHIP AND MANAGEMENT	KECE LLC/Kennedy Wilson



ERIC HAEHL | 425.646.5266 | haehl@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.

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BUILDING FEATURES

- + Abundant walkable amenities
- + Located in the heart of Downtown Redmond
- + Great visibility right off 85th St.
- + Across the street from Redmond Regional Library and Redmond City Hall
- + Free parking - 3 stalls per 1,000 SF
- + Grade level patient drop off
- + Easy ingress/egress to 160th Ave. and 85th St.
- + Long term family owned and professional property management

 5 MINUTE DRIVE TO

REDMOND TOWN CENTER



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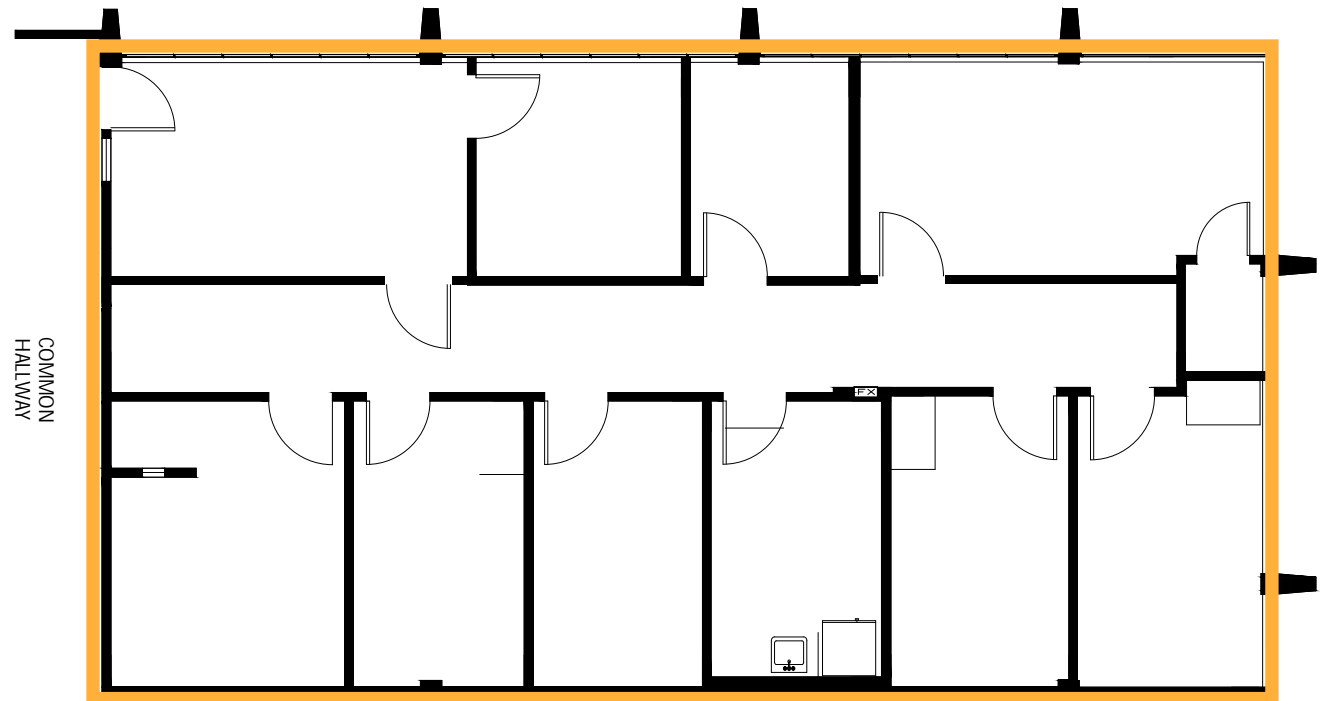
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AVAILABLE SPACE

SUITE 101

1,927 SF

- + Available: May 1, 2026
- + Heavy private office buildout
- + Great visibility corner suite on busy roads in Downtown Redmond
- + Direct access off building lobby entrance
- + Turn-key for select uses



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AVAILABLE SPACE

SUITE 203

1,505 SF

- + Open work space
- + Break room
- + Natural light throughout the entire space
- + Shell condition ready for TI's

