CampusOfficePark

1601-1611 116th Avenue NE, Bellevue, WA

Office & Medical Space for Lease

Leibsohn & Company

DAN **KREKEL** *CCIM*
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MAXTON **MACLACHLAN**
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Property**Features**

- Building Re-painted in 2025
- Parking Ratio: **5.0/1,000 RSF**
- Free Covered Parking
- Community Conference Room & Kitchen Included
- New LED Light Fixtures in all Common Areas & Suites
- Walkable to Overlake Medical Pavilion, Kaiser Permanente, & Downtown Bellevue
- Walkable to Bell Hop Service
- xfinity Available

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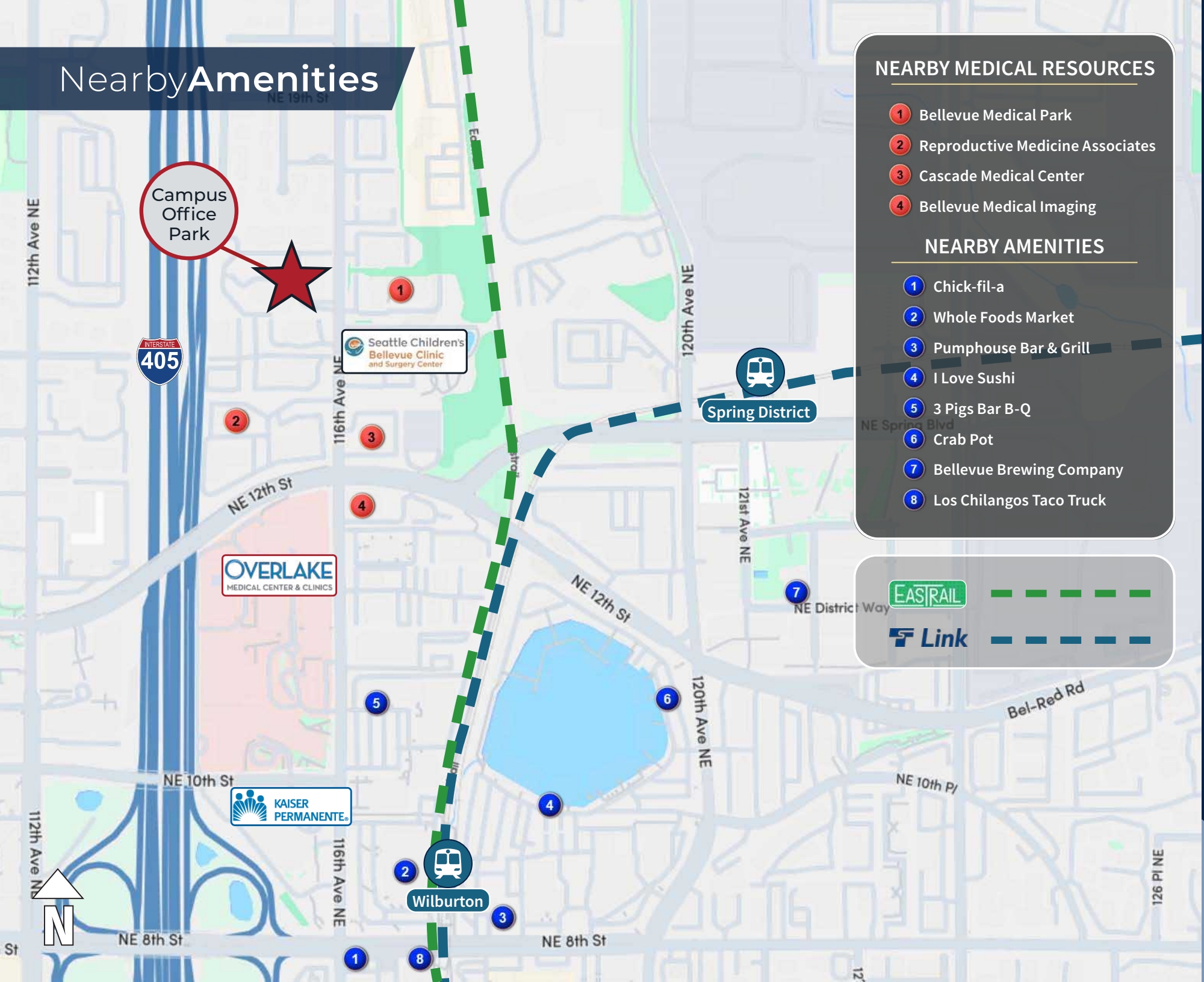
Available**Suites**

Building	Suite	Use	Size	Rent
1603	116	Office	1,733 RSF	$35.00/RSF, Full Service
1611	200	Office	2,449 RSF	$35.00/RSF , Full Service

Building	Suite	Use	Size	Rent
1611	118	Executive Suite	243 RSF	$710.00/month, Gross
1611	134	Executive Suite	300 RSF	$900.00/month, Gross
1611	211	Executive Suite	275 RSF	$810.00/month, Gross
1611	218	Executive Suite	249 RSF	$730.00/month, Gross
1611	222	Executive Suite	269 RSF	$785.00/month, Gross

Location**Aerial**

Nearby**Amenities**



NEARBY MEDICAL RESOURCES

1. Bellevue Medical Park
2. Reproductive Medicine Associates
3. Cascade Medical Center
4. Bellevue Medical Imaging

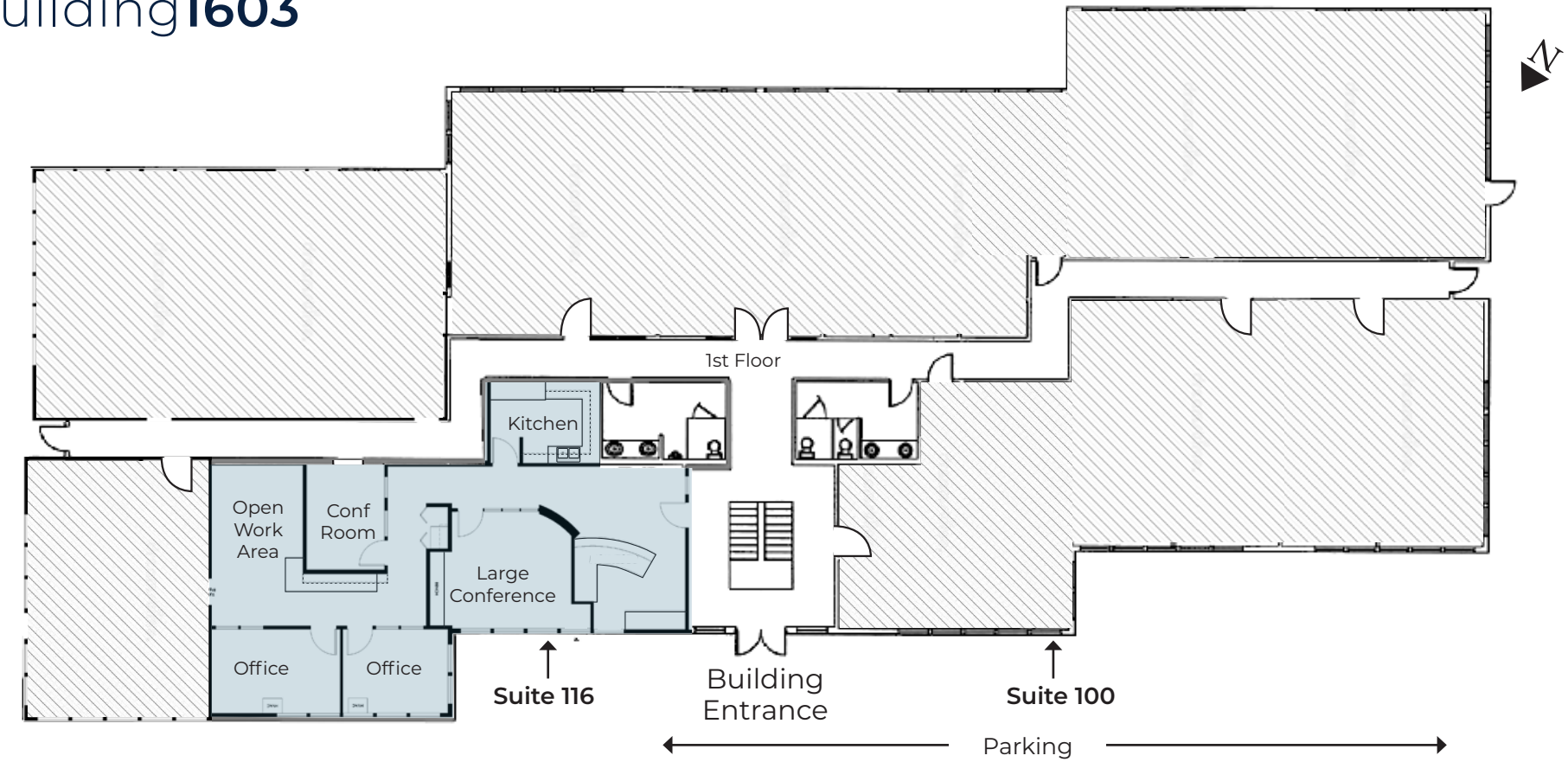
NEARBY AMENITIES

1. Chick-fil-a
2. Whole Foods Market
3. Pumphouse Bar & Grill
4. I Love Sushi
5. 3 Pigs Bar B-Q
6. Crab Pot
7. Bellevue Brewing Company
8. Los Chilangos Taco Truck

EASTRAIL

Link

Building**1603**



Suite	Size	Full Service Rate	Available	Features
~~100~~	~~1,224 RSF~~	*LEASED*		
~~112~~	~~1,842 RSF~~	*LEASED*		
~~114~~	~~1,833 RSF~~	*LEASED*		
116	1,733 RSF	$5,054.58/mo	Immediately	3 Offices, Conference, Open Work Area, Reception, Kitchen
~~118~~	~~693 RSF~~	*LEASED*		
~~120~~	~~1,550 RSF~~	*LEASED*		

Building**1611** | Suite**200**

Building **Amenities**

2 Shared Conference Rooms

2 Building Kitchenettes

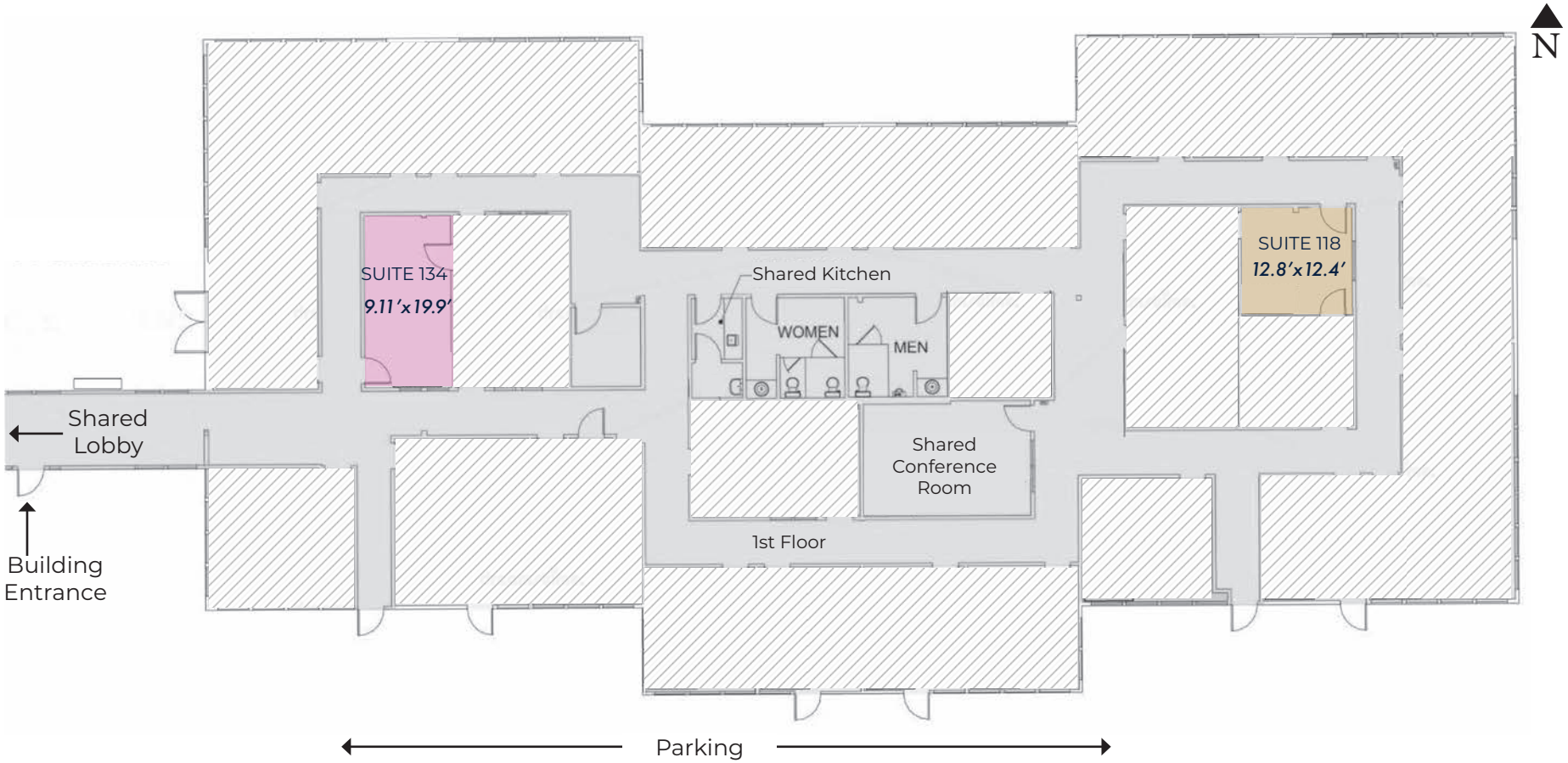
Mail Room

Shared Building Waiting Area

Grade Level Access

Suite	Size	Full Service Rate	Available	Features
200	2,449 RSF	$7,142.92/mo	Immediately	6 Private Offices, Kitchen, Built-In Reception, Staff Room

Building**1611** | East Wing **Executive Suites**



Suite	Size	Gross Rate	Availability	Notes
102	194 RSF	*LEASED*		
118	243 RSF	$710.00/month	Immediately	Building Core Interior Suite
124	198 RSF	*LEASED*		
134	300 RSF	$900.00/month	Immediately	Building Core Interior Suite

Exec Suite **Features**

2 Shared Conference Rooms

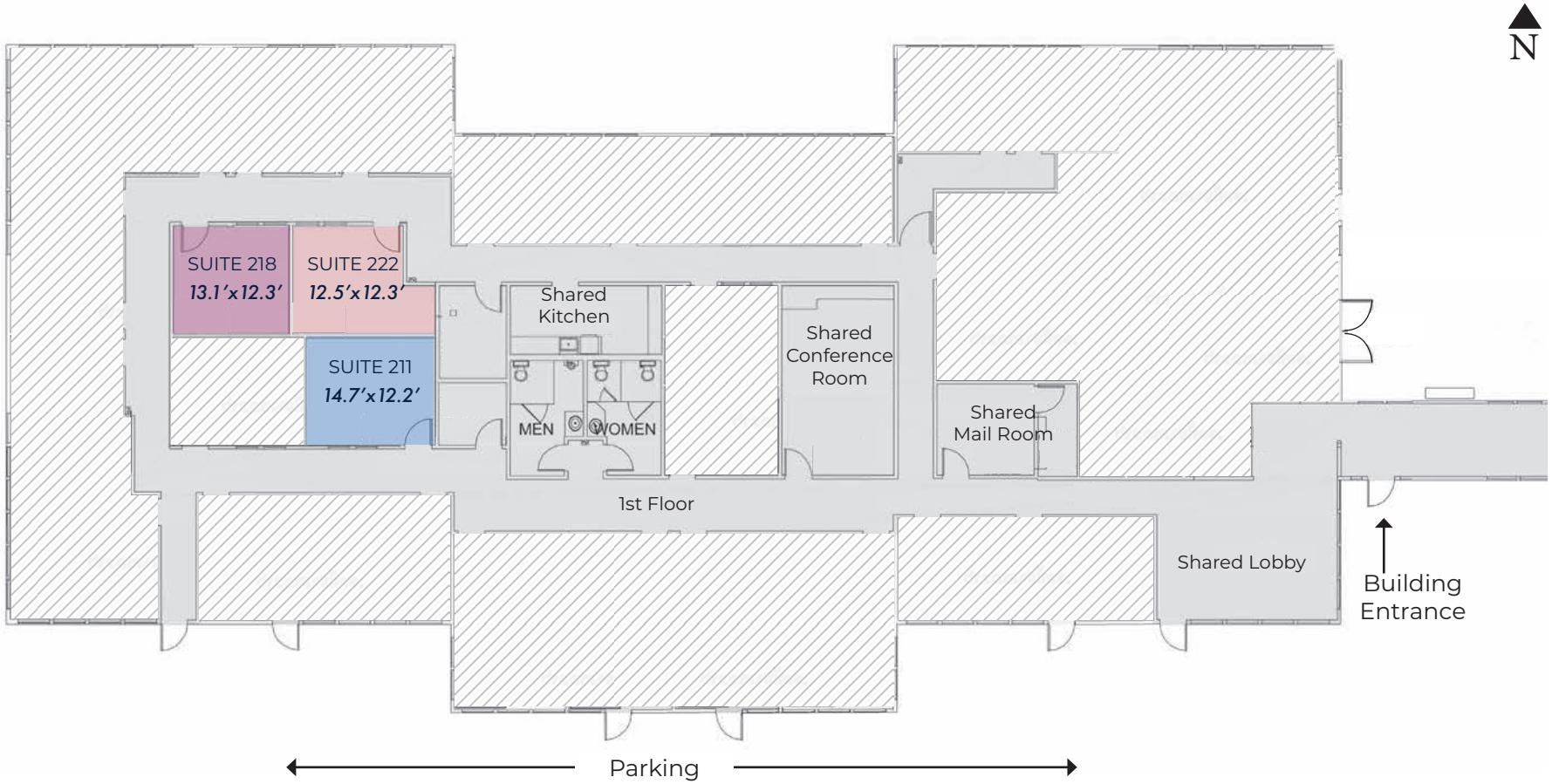
2 Building Kitchenettes

Mail Room

Shared Building Waiting Area

Grade Level Access

Building**1611** | West Wing **Executive Suites**



Suite	Size	Gross Rate	Availability	Notes
209	389 RSF	*LEASED*		
211	275 RSF	$810.00/month	Immediately	Building Core Interior Suite
218	249 RSF	$730.00/month	Immediately	Building Core Interior Suite
222	269 RSF	$785.00/month	Immediately	Building Core Interior Suite
226	309 RSF	*LEASED*		
228	212 RSF	*LEASED*		

Exec Suite **Features**

2 Shared Conference Rooms

2 Building Kitchenettes

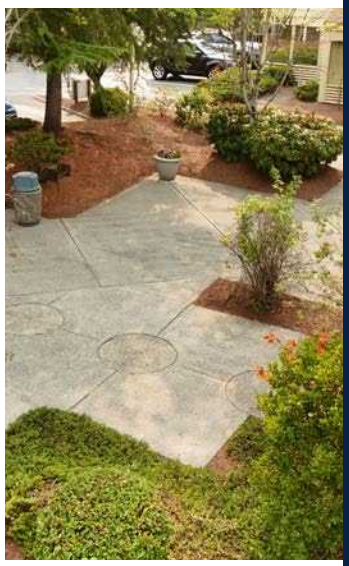
Mail Room

Shared Building Waiting Area

Grade Level Access

1601

CAMPUS
OFFICE PARK
1601 - 1611



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Leibsohn & Company
Commercial Real Estate Services