CampusOfficePark

1601-1611 116th Avenue NE, Bellevue, WA

Office & Medical Space for Lease

Leibsohn & Company

DAN **KREKEL** *CCIM*
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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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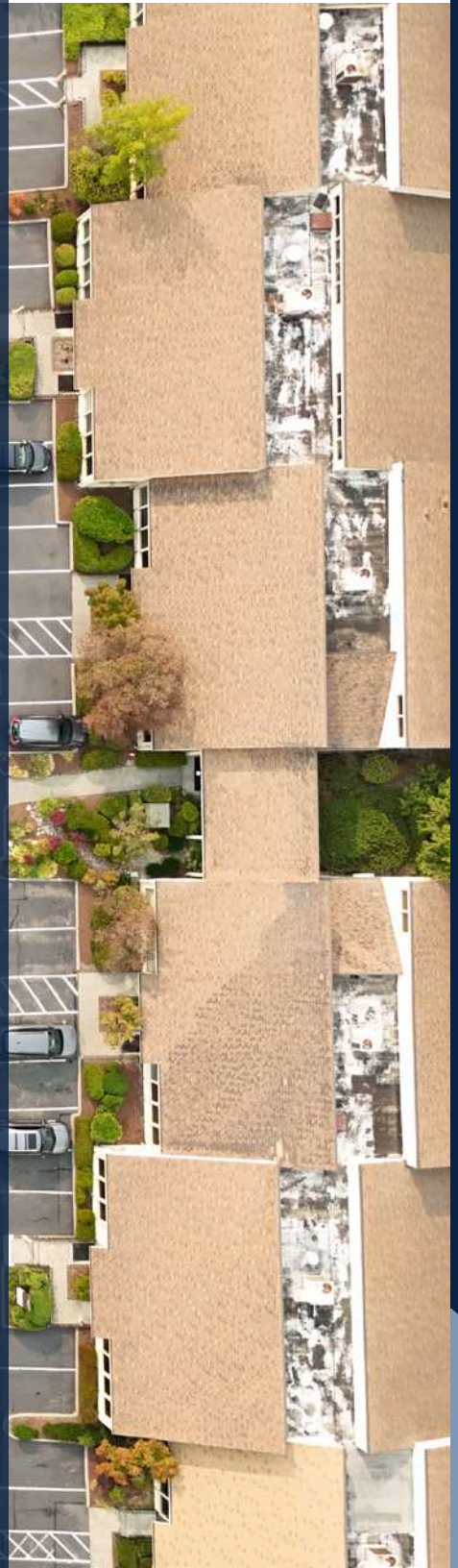
Available**Suites**

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

Building	Suite	Use	Size	Rent
1611	122	Executive Suite	243 RSF	$710/month, Gross
1611	134	Executive Suite	300 RSF	$900/month, Gross
1611	211	Executive Suite	275 RSF	$810/month, Gross
1611	214	Executive Suite	516 RSF	$1,950/month, Gross
1611	222	Executive Suite	269 RSF	$785/month, Gross
1611	200A	Executive Suite	311 RSF	$1,200/month, Gross
1611	200B	Executive Suite	189 RSF	$875/month, Gross
1611	200C	Executive Suite	251 RSF	$1,125/month, Gross
1611	200D	Executive Suite	171 RSF	$800/month, Gross
1611	200E	Executive Suite	200 RSF	$1,000/month, Gross
1611	200G	Executive Suite	198 RSF	$975/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

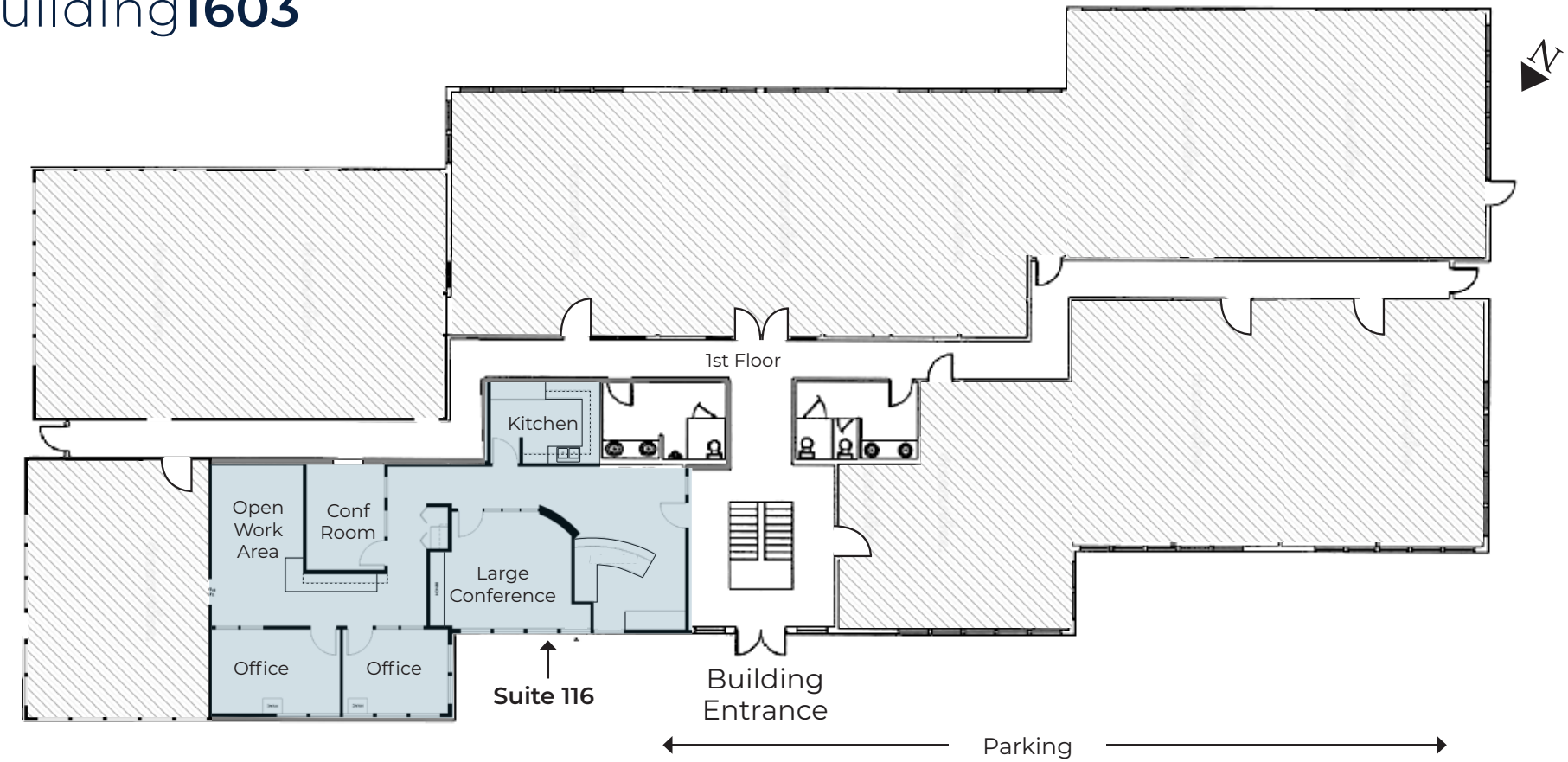
NEARBY AMENITIES

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
9. Starbucks
10. The Goose Pub

EASTRAIL

Link

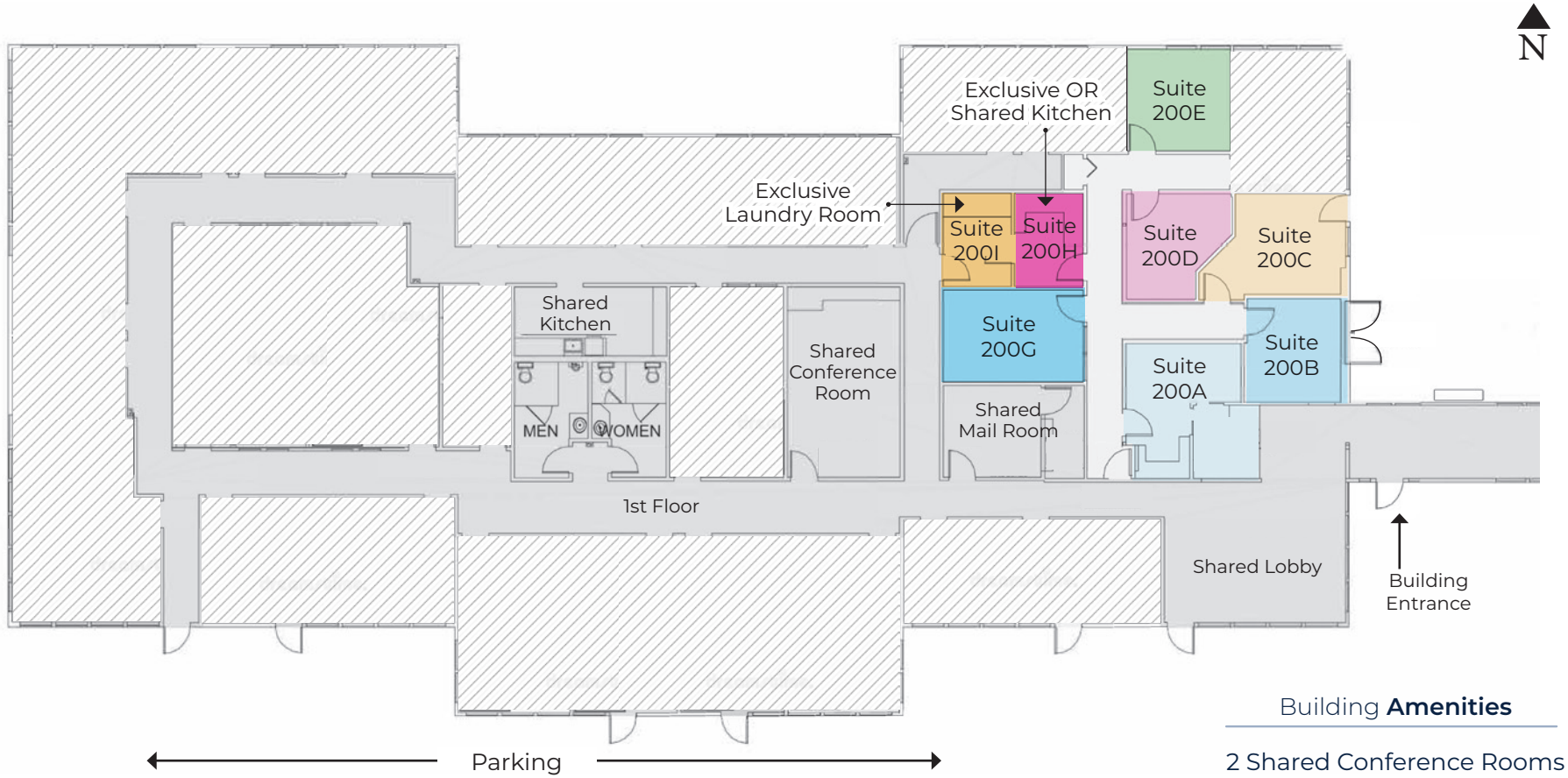
Building**1603**



Suite	Size	Full Service Rate	Available	Features
116	1,733 RSF	$5,054.58/mo	Immediately	3 Offices, Conference, Open Work Area, Reception, Kitchen

Built-In Reception Desk

Building**1611** | Suite**200 Individual Office Divisions**



Suite	Size	Full Service Rate	Available	Notes
200A	311 RSF	$1,200/mo	Immediately	Shared Kitchen, Interior Office
200B	189 RSF	$875/mo	Immediately	Shared Kitchen, Interior Office
200C	251 RSF	$1,125/mo	Immediately	Shared Kitchen, Exterior Window Office
200D	171 RSF	$800/mo	Immediately	Shared Kitchen, Interior Office
200E	200 RSF	$1,000/mo	Immediately	Shared Kitchen, Exterior Window Office
200G	198 RSF	$975/mo	Immediately	Shared Kitchen, Interior Office
200H	122 RSF	$500/mo	Immediately	Exclusive OR Shared Kitchen
200I	122 RSF	$500/mo	Immediately	Exclusive Laundry Room

Building **Amenities**

2 Shared Conference Rooms

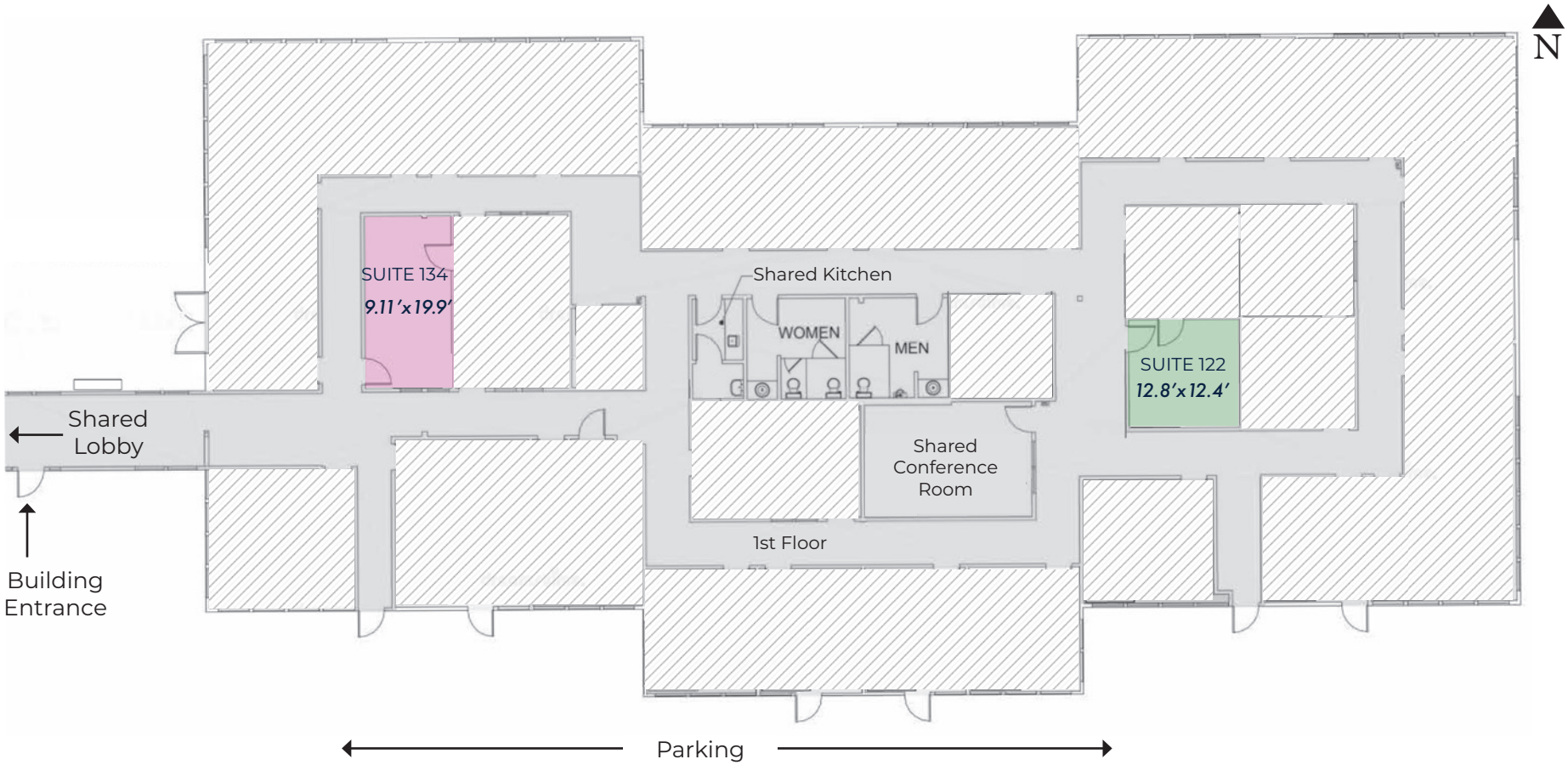
2 Building Kitchenettes

Mail Room

Shared Building Waiting Area

Grade Level Access

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



Suite	Size	Gross Rate	Availability	Notes
122	243 RSF	$710.00/month	Immediately	Building Core Interior Suite
134	300 RSF	$900.00/month	Immediately	Building Core Interior Suite

Exec Suite **Features**

2 Shared Conference Rooms

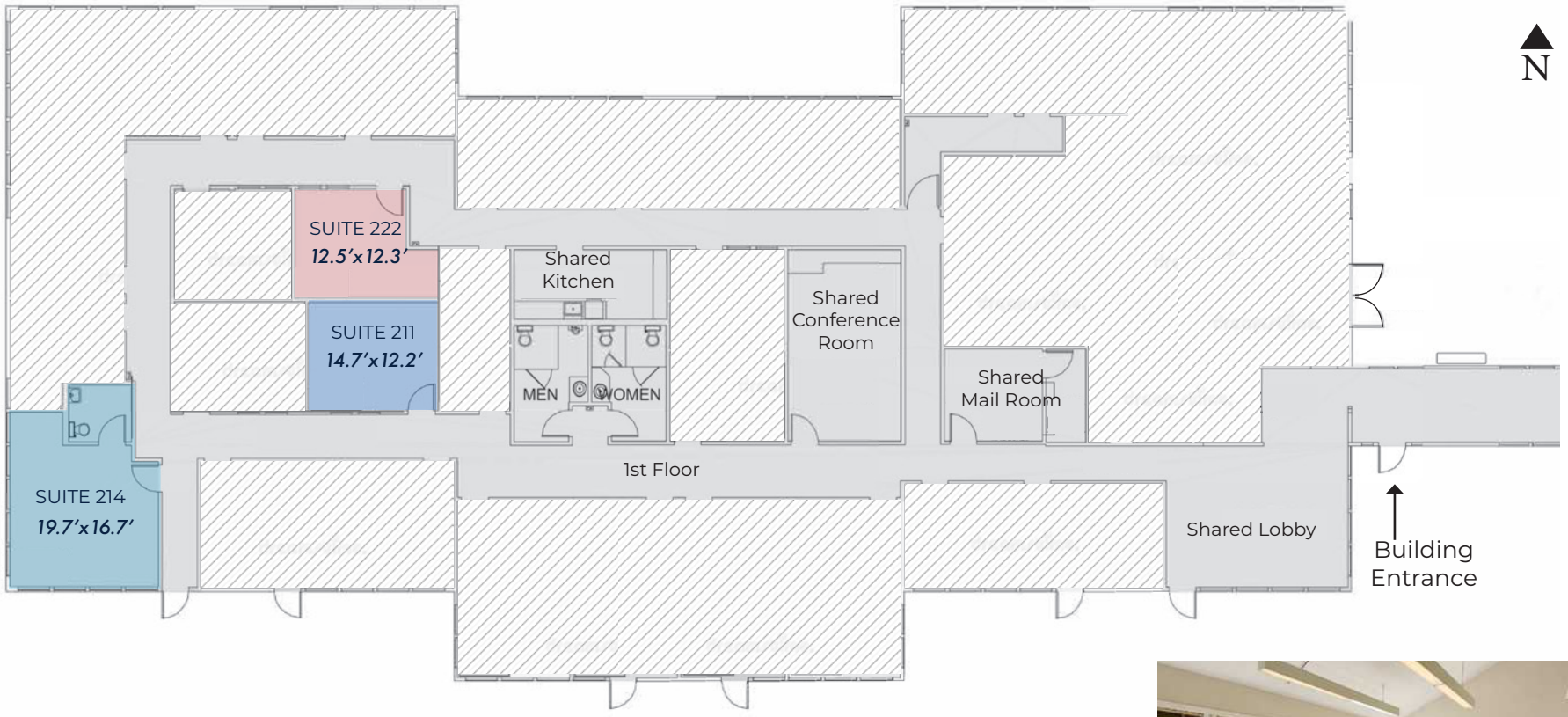
2 Building Kitchenettes

Mail Room

Shared Building Waiting Area

Grade Level Access

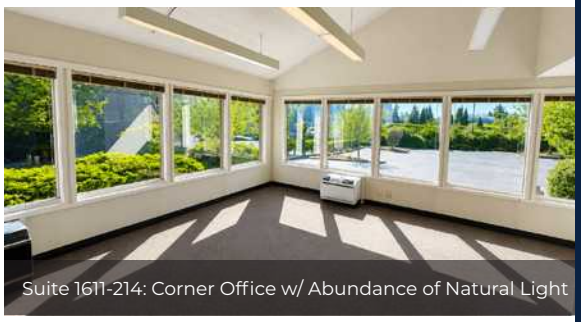
Building**1611** | West Wing **Executive Suites**

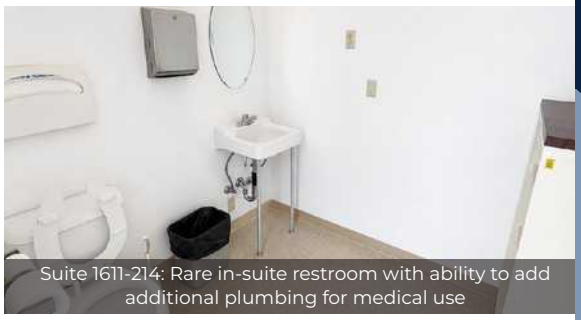


Suite	Size	Gross Rate	Availability	Notes
211	275 RSF	$810.00/month	Immediately	Building Core Interior Suite
214	516 RSF	$1,950.00/month	Immediately	Corner Office Suite
222	269 RSF	$785.00/month	Immediately	Building Core Interior Suite

Exec Suite **Features**

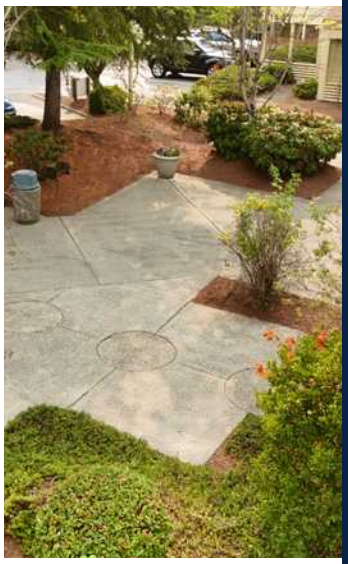
2 Shared Conference Rooms
2 Building Kitchenettes
Mail Room
Shared Building Waiting Area
Grade Level Access


Suite 1611-214: Corner Office w/ Abundance of Natural Light


Suite 1611-214: Rare in-suite restroom with ability to add additional plumbing for medical use

1601

CAMPUS
OFFICE PARK
1601 - 1611



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Leibsohn & Company
Commercial Real Estate Services