

FOR LEASE > OFFICE/WAREHOUSE SPACE

14204-14230 NE 21st Street, Bellevue, WA 98007

North Creek Business Park



SUITE 14204

- > 2,331 SF - Total
- > 1,462 SF - Office
- > 869 SF - Warehouse
- > One grade-level rollup door
- > Available immediately
- > Parking ratio: 3.5/1,000 SF

RATES

- > \$20.00/SF/Yr, NNN
- > NNNs = \$3.84/SF/Yr
(does not include janitorial or utilities)

PROPERTY FEATURES

- > Excellent access to I-405 and SR-520
- > Walking distance to restaurants, shopping, hotels and many other amenities
- > Close proximity to major bus routes
- > Zoned BR-GC - permitted uses include:
 - Light manufacturing/fabrication
 - General retail
 - Financial, business and personal services
 - Construction services
 - General office
 - Veterinary clinic
 - Printing/publishing

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