



BELLEVUE PACIFIC CENTER

DOWNTOWN BELLEVUE

188 106TH AVE NE
BELLEVUE, WA

Bellevue Pacific Center
188 106th Ave NE
Bellevue, WA 98004
425.452.2100
www.bellevuepac.com

Bellevue Trade Area

#1

FOR QUALITY OF LIFE IN THE US

Business Insider, 2016

16 of 20

WEALTHIEST ZIP CODES IN THE SEATTLE METRO AREA

1.6M SF

NEW OFFICE SPACE BY 2019



MAJOR EMPLOYERS



15 Min DRIVE DEMOGRAPHICS

Population	254,406
Avg HH Income	\$137,906
Households	107,523
Employees	252,677
% 4yrs+ degree	66.73%



37,440
EMPLOYEES
(2017)

45,355
EMPLOYEES
(2019)



**Trade Area
Demographics**



6,411
RESIDENTS
(2017)

10,319
RESIDENTS
(2019)

BPC

Downtown Bellevue

CLASS A OFFICE BUILDING

110,372 SF
171 Condo Units

ANCHOR TENANT

24 Hour Fitness

BUILDING UPGRADES

New Lobby & Common Area
Renovations & New Signage
Program Completed Q3 2017

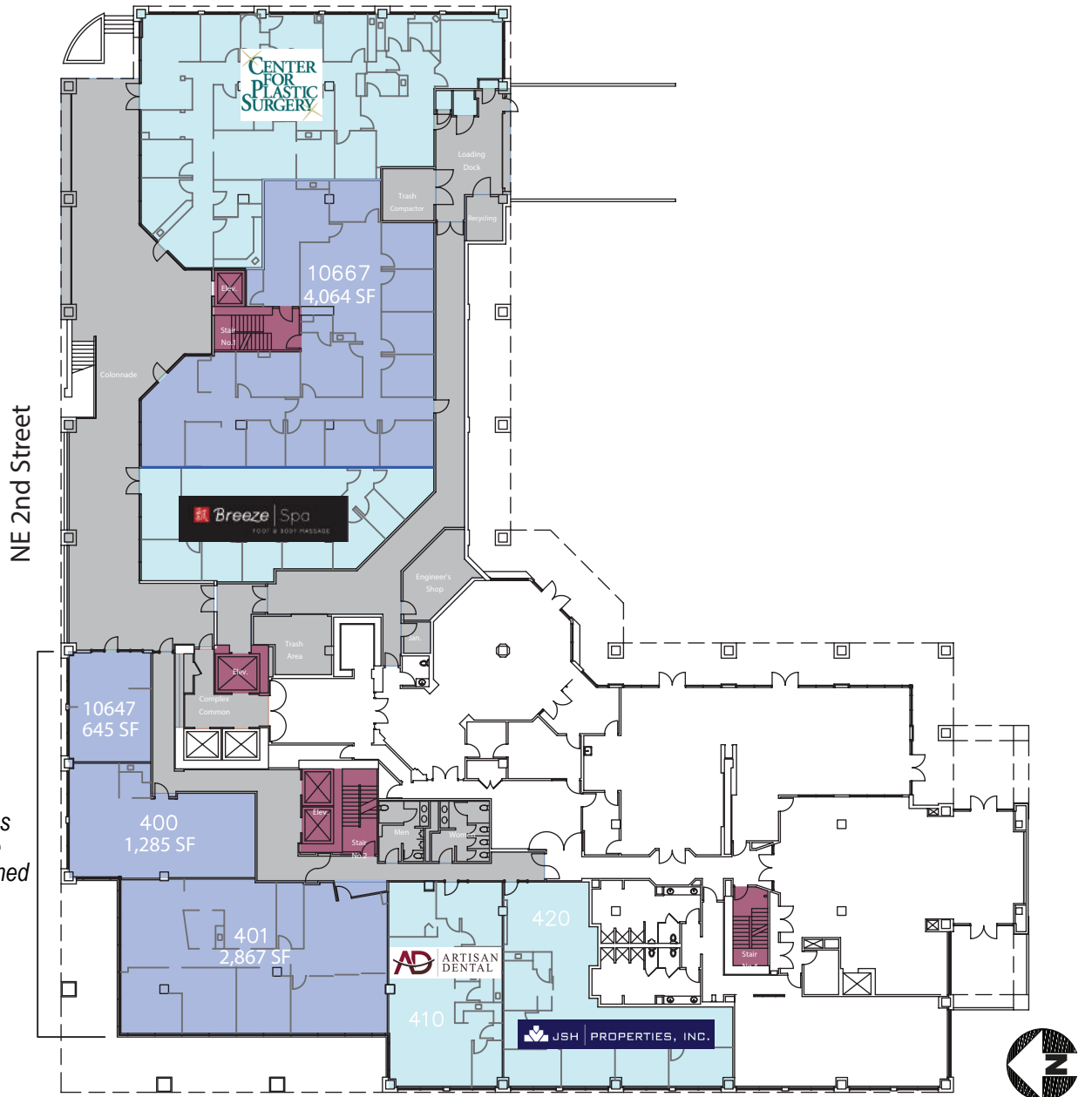
NEIGHBORING PROJECTS

WITHIN
2 BLOCKS

SOMA Towers
Marriott AC Hotel
Centre 425
Lincoln Square II
Vulcan's Bellevue Plaza
Bosa Condos



SITE PLAN - Plaza Level



* Spaces can be combined



PROJECT DETAILS

- Suite 400
 - Size 985 USF / 1,285 RSF
 - Rate \$38.00 PSF NNN
- Suite 401
 - Size 2,197 USF / 2,867 RSF
 - Rate \$30.00 PSF NNN
- Suite 10667
 - Size 3,115 USF / 4,064 RSF
 - Rate \$38.00 PSF NNN
- Suite 10647
 - Size 494 USF / 645 RSF
 - Rate \$50.00 PSF NNN
- TI's Negotiable
- NNN \$10.71 PSF NNN
- Availability Immediately

REAL RETAIL

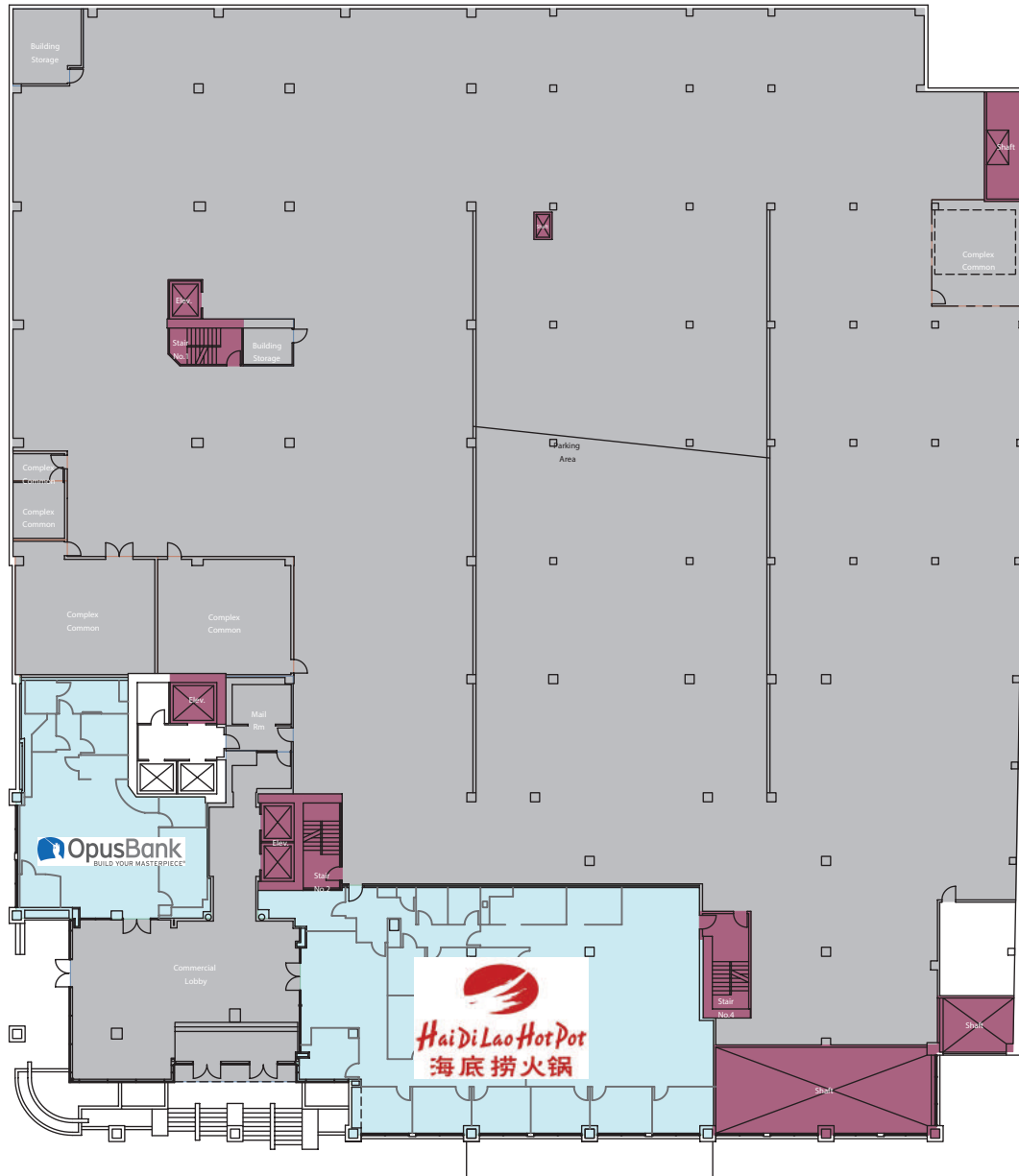
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SITE PLAN - Street Lobby Retail

COMING SOON



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