

PROJECT FACTS

THE NET BENEFIT

The Net was designed with a simple concept in mind: Your business is your people. From its location in the heart of the Seattle Central Business District, with world class access and amenities, to ground breaking smart technology that responds to how you work, The Net puts the tenant-guest experience first, helping businesses retain top talent in Seattle's competitive market and providing what people need to thrive.

PROJECT OVERVIEW

807,560RSF

24,000 SF average floor plate

36 FLOORS

13' clear height

16,000sF

outdoor space over three levels on rooftop Sky Park

39

parking stalls

99/100

WalkScore

10,000sF

retail space

CERTIFICATION PURSUITS



LEED GOLD



WELL BUILDING GOLD



WIRESCORE PLATINUM



SALMON-SAFE

DEVELOPER

UrbanVisions
SEATTLE REAL ESTATE

DEVELOPMENT PARTNER

 **MITSUI FUDOSAN**

ARCHITECT

nbbj

LEASING

 **JLL**



**THE
NET**

SHELL & CORE SPECS

CONSTRUCTION TYPE

Perimeter brace frame structural steel with concrete on metal deck.

CLEAR HEIGHTS

13' clear height from the floor to the underside of the metal decking on standard floors with 10' ceiling heights.

FLOOR LOADS

The load capacity of the structural floor is 50 lbs/SF live load and 15 lbs/SF for partitions and build-out dead load including MEP.

ELECTRICAL

A total estimated electrical capacity available to tenants at the bus duct of 1.2 watts/SF for lighting, 3 watts/SF for receptacles, and an estimated 5 watts/SF for mechanical.

BACKUP POWER

Landlord will provide a back-up generator for the life safety needs of the project. Landlord will provide space to support a tenant-provided generator.

LOADING DOCKS

Six loading berths are provided.

SECURITY

PTZ Cameras mounted at building exterior corners and at all entrances. Interior security cameras included at common areas and loading dock.

Electronic access control system to the parking garage, critical Level 1 perimeter doors including the main lobby entrance and the passenger/service elevators. Passenger service elevators controlled by destination dispatch.

LOCATION & ACCESS

VEHICLE ACCESS

Direct access to both I-5 and I-90 on-ramps within two blocks.

BUS

With 55 regional bus routes in the immediate vicinity, The Net is at the nexus of the nation's largest transit bus agency, serving approximately 400,000 daily commuters.

LIGHT RAIL

The Net is located two blocks from the Pioneer Square Station with access to Link Light rail. Future expansion will bring light rail service from Northgate and Roosevelt by 2021 and Bellevue by 2023.

SOUNDER TRAIN

Just 6 blocks south of The Net is King Street station, Seattle largest rail terminal where the Sounder commuter train network provides quick and easy access to Everett, Tacoma and beyond.

TENANT AMENITIES

RETAIL

±10,000 SF of planned ground floor retail spaces will offer employees a vast array of dining and service options on site.

OUTDOOR SPACE

More than 16,000 SF of roof terrace space.

THE NET

