



TECH/OFFICE
LEASE



RH NORTH CREEK BUSINESS CENTER

11812-11824 North Creek Parkway N | Bothell, WA

Brian Stewart

425.289.2222

brians@rosenharbottle.com

Caleb Farnworth, CCIM

425.289.2235

calebf@rosenharbottle.com

425.454.3030
rosenharbottle.com

PO Box 5003
Bellevue, WA 98009 - 5003



OFFICE/TECH/INDUSTRIAL LOCATED IN CLASS A CORPORATE CAMPUS

2,398 SF - 11,434 SF Available
Call for Rates

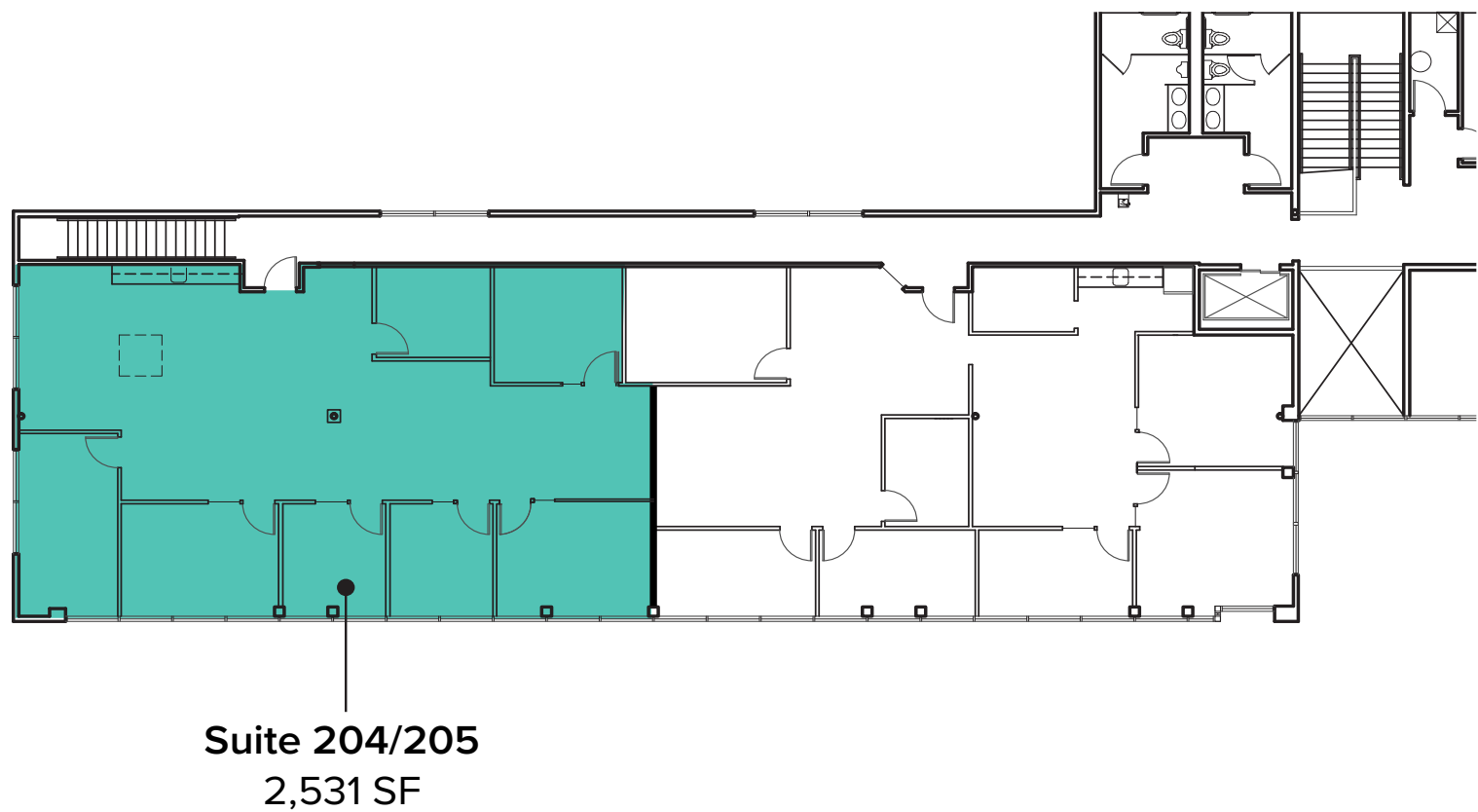
LOCATION FEATURES:

- On-Site Deli and Childcare
- Nearby Amenities: Restaurants, Retail Shops,
Food Trucks, Walking Trails, Sports Fields,
and Fitness Center
- Quick Access to I-405, SR-522 & Downtown Bothell



BUILDING 1 (11812) SECOND FLOOR PLAN

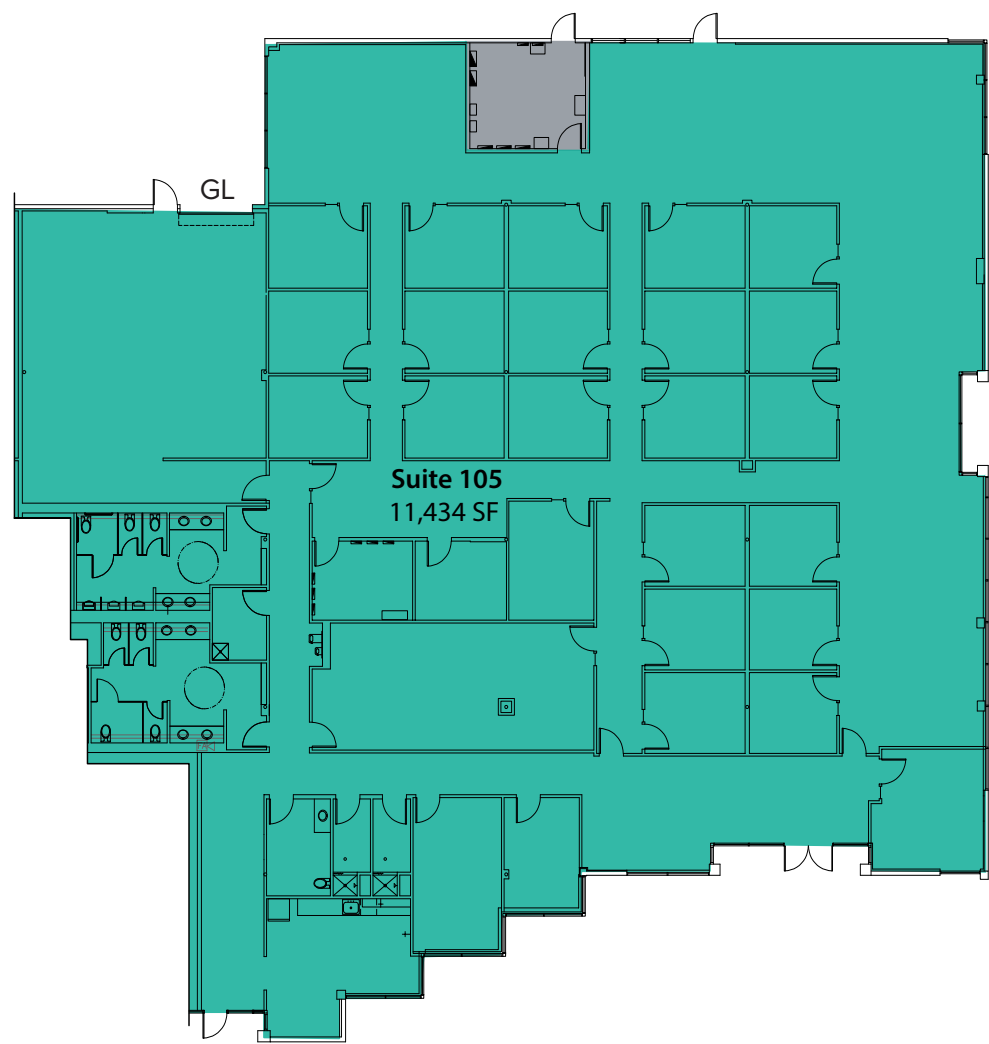
Suite	SF	Rate	Notes
204/205	2,531 SF	\$26.00/SF, NNN	7 private offices and open work space with a kitchenette. Available Now.



The information provided herein has been obtained from sources believed to be reliable, but no representation or warranty, express or implied, is made with respect to the accuracy or completeness of any such information. Each prospective buyer or tenant should independently investigate, evaluate and verify all information provided herein and any other matters deemed material. Please consult your attorney, tax advisor or other professional advisor. The terms of sale or lease set forth herein are subject to change or withdrawal at any time and without notice.

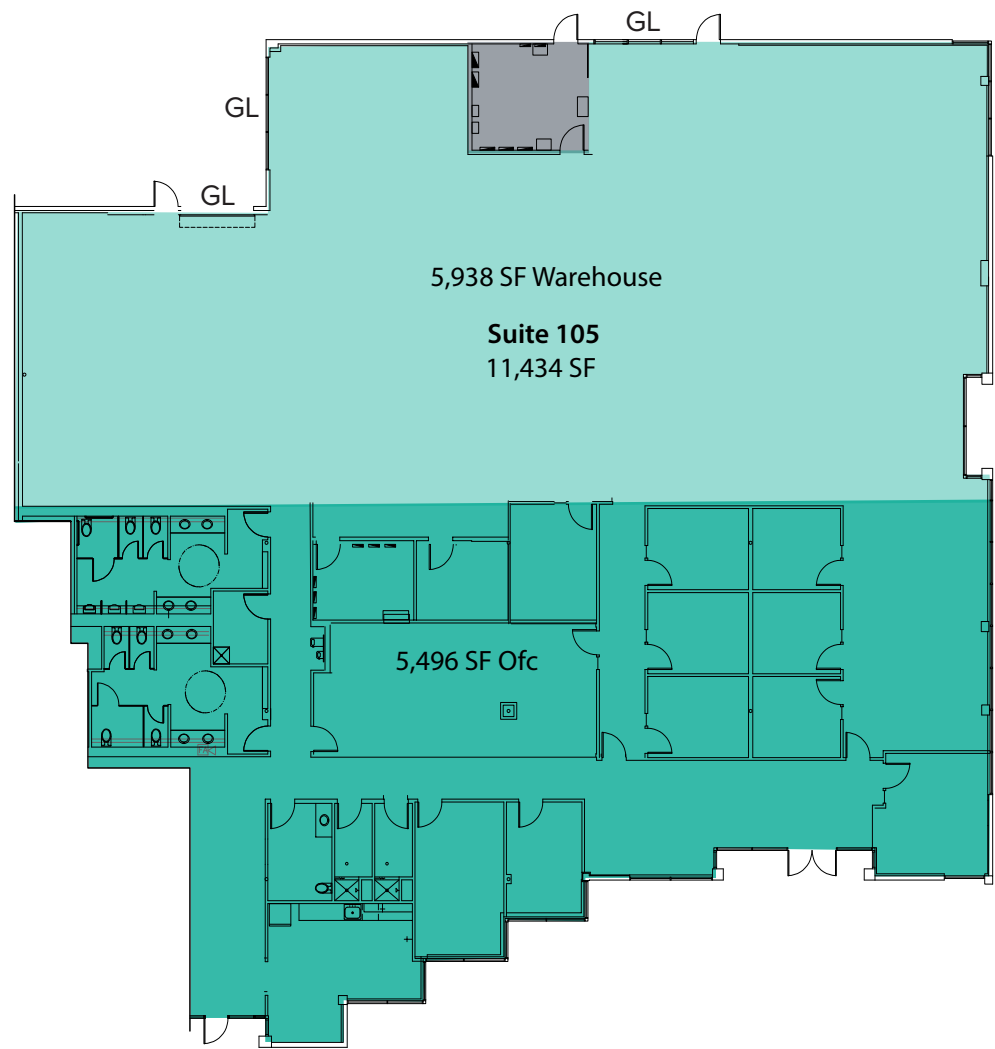
BUILDING 4 (11810) AS IS FLOOR PLAN

Suite	SF	Rate	Notes
105	11,434 SF	Call for Rates	Dense private office space with GL loading for storage, showers, and breakroom. Available Now.



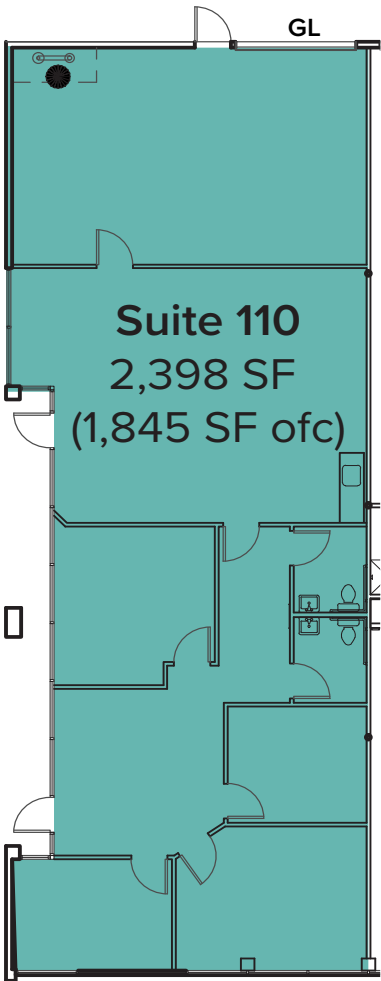
BUILDING 4 (11810) SAMPLE FLOOR PLAN

Suite	SF	Rate	Notes
105	11,434 SF (5,496 SF Ofc)	Call for Rates	Office and warehouse space with 6-8 private offices, showers, 16' clear height in warehouse, and 3 different potential GL loading door locations. Available Now.



BUILDING 6 (11822) FLOOR PLAN

Suite	SF	Rate	Notes
110	2,398 (1,845 SF Ofc)	\$18.00/SF, NNN	Office/flex space with private offices, open work area, kitchenette and 2 restrooms. Available Now. PROMOTIONAL TERMS: Available for sublease \$18.00/SF and 2 months free rent. Expiration date: April 30, 2028 . Longer term available per landlord.



CORPORATE NEIGHBORS



LEGEND:

- 01 AT&T
- 02 Solta Medical
- 03 Natus Medical
- 04 LuxarCare
- 05 ADT Security
- 06 Google
- 07 Puget Sound Energy
- 08 Genie Industries HQ
- 09 Residence Inn
- 10 WA State Dept of Revenue
- 11 Northshore YMCA
- 12 Byram Healthcare
- 13 Puget Sound Energy
- 14 Tetra Tech
- 15 Verathon