

**Rare opportunity to lease stand alone building!**

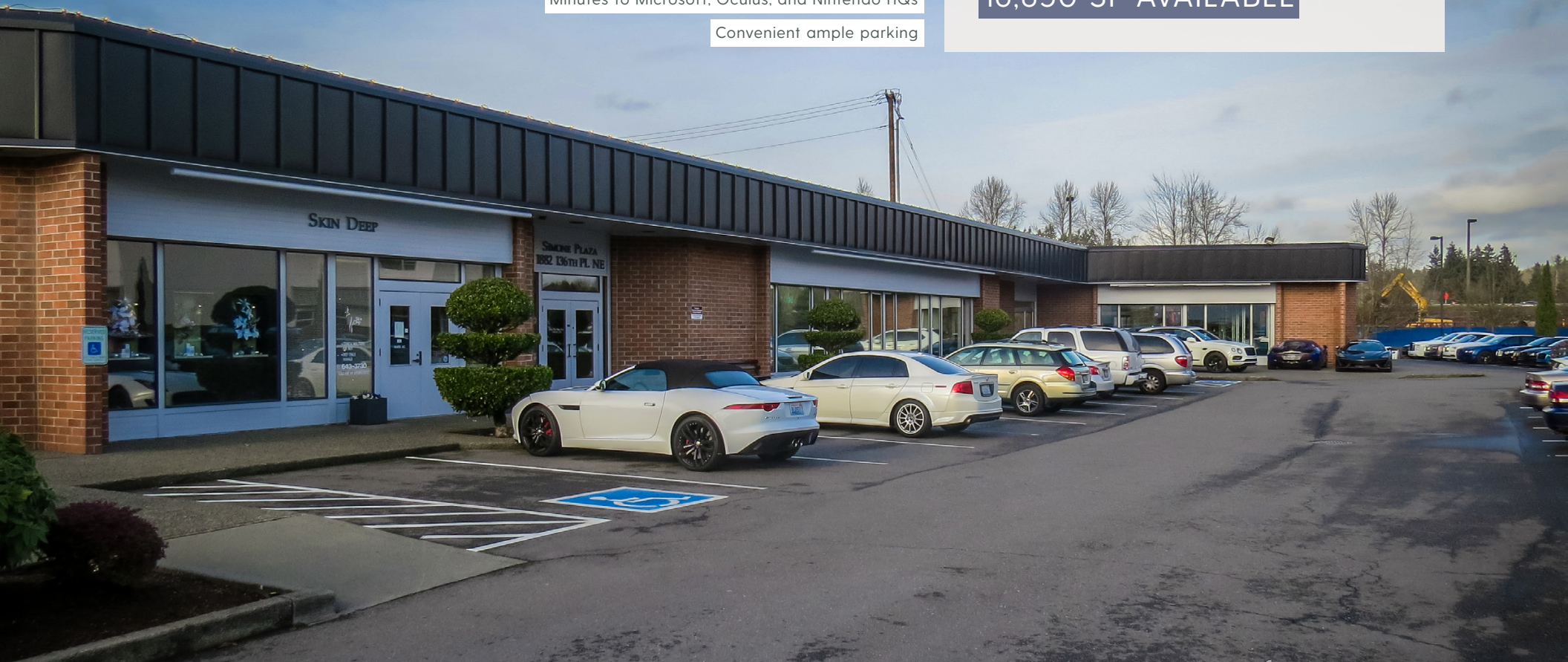
Strong Demographics Located on Luxury Auto Row in Bellevue

Quick access to Interstate 520 and future Light Rail Station

Minutes to Microsoft, Oculus, and Nintendo HQs

Convenient ample parking

**NORTHUP WAY BUILDING  
FOR LEASE  
16,850 SF AVAILABLE**



# SIMONE PLAZA

1882 136TH PL NE, BELLEVUE WA 98005

ALEX VLASKI  
425.455.0500  
alexv@jshproperties.com

 **JSH | PROPERTIES, INC.**

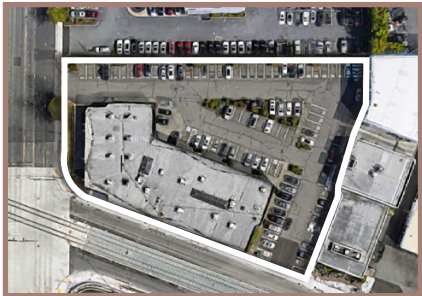
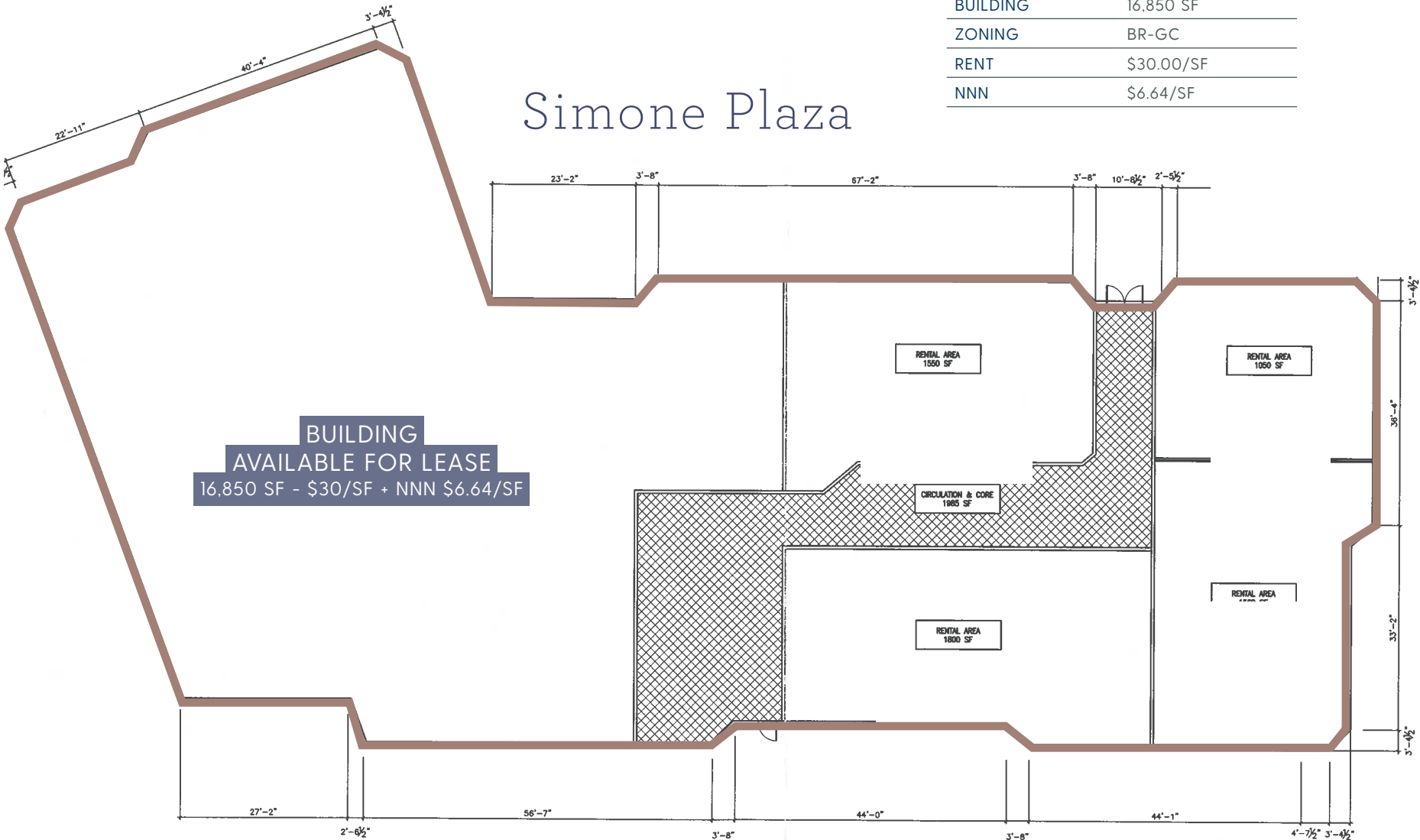
7325 166TH AVENUE NE, SUITE F-260 | REDMOND, WA 98052  
425.455.0500 | WWW.JSHPROPERTIES.COM

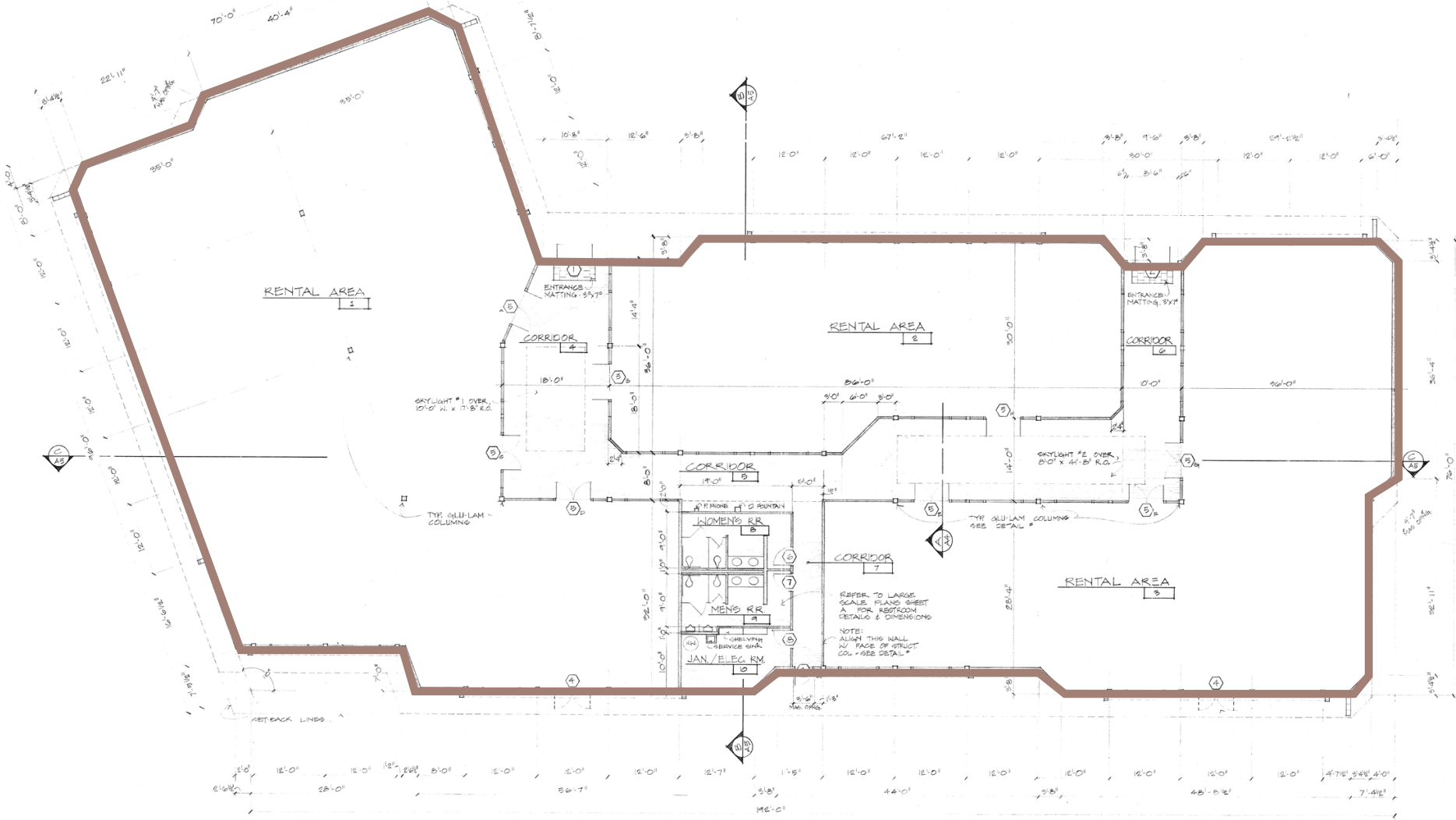
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DESCRIPTION	
BUILDING	16,850 SF
ZONING	BR-GC
RENT	\$30.00/SF
NNN	\$6.64/SF

# Simone Plaza

BUILDING  
AVAILABLE FOR LEASE  
16,850 SF - \$30/SF + NNN \$6.64/SF



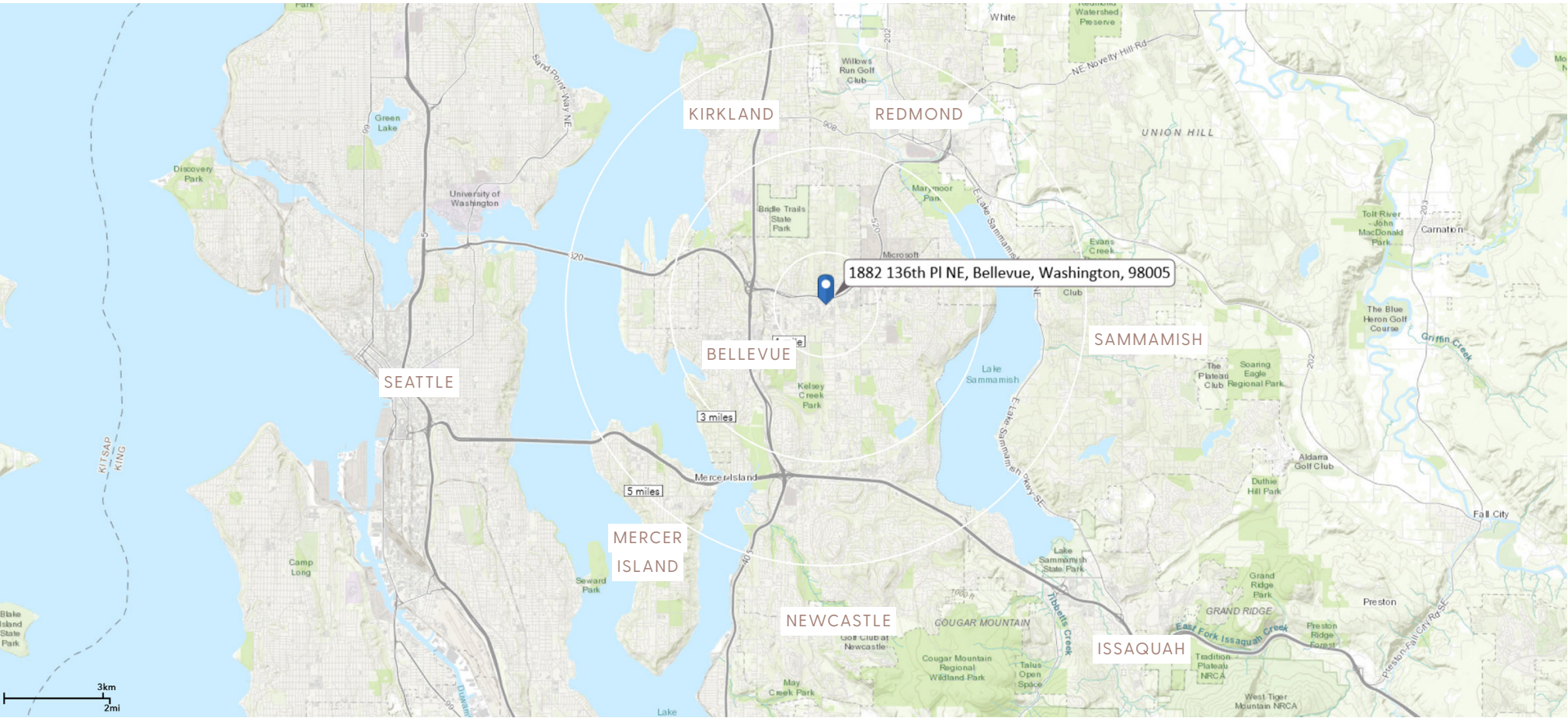


NOTE:  
EXTERIOR DOORS INDICATED IN RENTAL  
AREAS ARE EXAMPLES ONLY. ACTUAL  
LOCATIONS AND TOTAL OPENINGS TO BE  
DETERMINED BASED UPON SEPARATE  
RENTAL AREA CONFIGURATIONS










  
**\$150,795**  
Avg. Household  
Income (5 miles)  
(SOURCE: ArcGis)

  
**75.4%**  
Attained a  
College Degree  
(SOURCE: ArcGis)

  
**81%**  
White Collar  
Occupations  
(SOURCE: ArcGis)

  
**Tapestry Segments:**  
Young & Restless  
Top Tier  
Bright Young Professionals  
(SOURCE: ArcGis)

2020 DEMOGRAPHICS			
	1 MILE	3 MILE	5 MILE
Population	12,830	131,993	255,803
Daytime Population	19,612	181,381	321,591
Households	5,080	55,550	106,801
Avg. Household Income	\$166,538	\$163,538	\$171,900