Bel-Red
DESIGN CENTER

Premier Retail / Showroom Opportunity located between Downtown Bellevue and Microsoft's Redmond campus. Surrounded by new residential developments and the Bel-Red Light Rail Station.



13500 NE BEL RED RD #7A, BELLEVUE, WA 98005

ALEX VLASKI
425.505.2700
alexv@jshproperties.com

AARON BENNETT
786.877.8473
aaronb@jshproperties.com

JSH | PROPERTIES, INC.



Located in the heart of Bellevue's transformative Bel-Red corridor, Bel-Red Design Center offers a rare opportunity to establish your business between Downtown Bellevue and Microsoft's Redmond campus. Surrounded by new residential development, major employers, and the Spring District, this highly visible location is at the center of one of the Eastside's most dynamic markets.

214,812
Daytime Population
(3 mile radius)

75.5%
Population w/
Bachelors and/or
Graduate Degree

$253,832
Average Household
Income
(3 mile radius)



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.

Site Plan

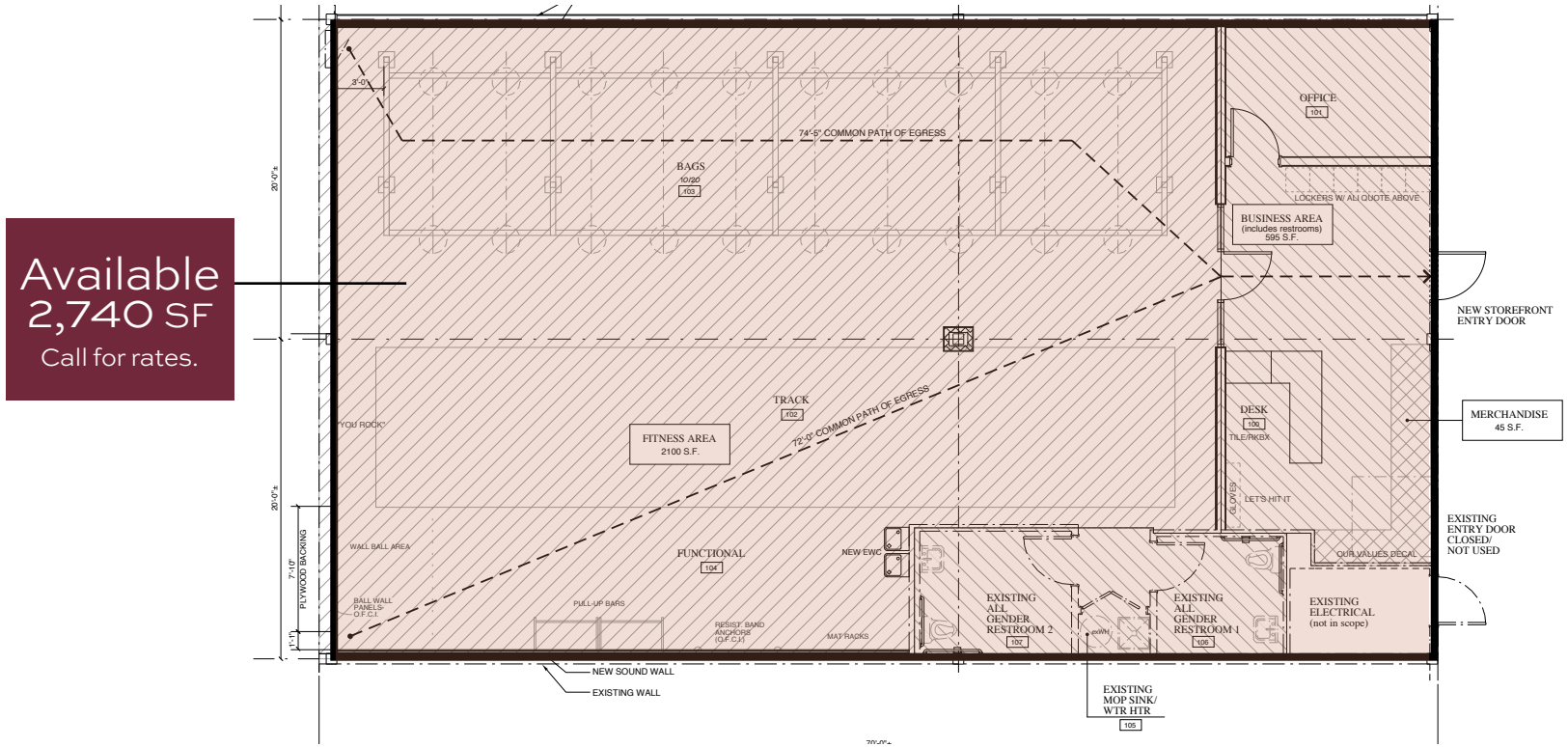
TENANTS	SUITE
Miele	1
Best Buy Floors	1A/2A
Habitat for Humanity	3
K spa	4
DouDou	5
The Sherwin-Williams	6
AVAILABLE	7A
Music & Arts	8A
9 PM Hair Salon	8BC9
Jeans to Go, Inc.	14
Habitat for Humanity	15/16



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT.
ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.

Floor Plan

AVAILABLE	RSF	RATE/SF	NNN/SF	NOTES
AVAILABLE	2,740	Call for rates.		



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE, WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT.
ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.

Bel-Red Design Center Retail













THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT.
ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.

Bel-Red Residential Development Projects



- **BelRed Master Plan**
  13201 NE Spring Blvd
  Units: 1,193 (12 bldgs, 9-acres)
- **Amity Court**
  14400 NE Bellevue-Redmond Rd
  Units: 201
- **S&S 130th Avenue**
  1817 130th Ave NE
  Units: 132
- **91 Degrees Townhomes**
  12951 NE Bellevue-Redmond Rd
  Units: 19
- **Koz on BelRed**
  13800 NE Bellevue-Redmond Rd
  Units: 188
- **520 Overlake Townhomes**
  14335 NE 24th St
  Units: 172
- **SpringVue Townhomes**
  12727 Northup Way
  Units: 36
- **Soma Bel-Red Townhomes**
  12505 NE Bellevue-Redmond Rd
  Units: 21
- **Gables 12th Place Apartments**
  1445 120th Ave NE
  Units: 300
- **Pine Forest Properties**
  1215 120th Ave NE
  Units: 435
- **The Briar**
  1865 120th Ave
  Units: 234

THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT.
ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.

Property Highlights

Prime Bellevue Location

- Strategically Located Between Downtown Bellevue, The Spring District & Microsoft
- Convenient access to I-405, SR-520, and I-90
- Walking distance from Bel-Red Light Rail Station on Sound Transit's 2 Line
- Adjacent to the Spring District, one of the region's premier mixed-use innovation districts
- Near leading employers including Microsoft, Meta, and hundreds of East-side technology, professional, and healthcare companies
- Excellent visibility along Bel-Red Road with approximately 25,000+ vehicles passing daily
- Abundant free surface parking for customers and employees

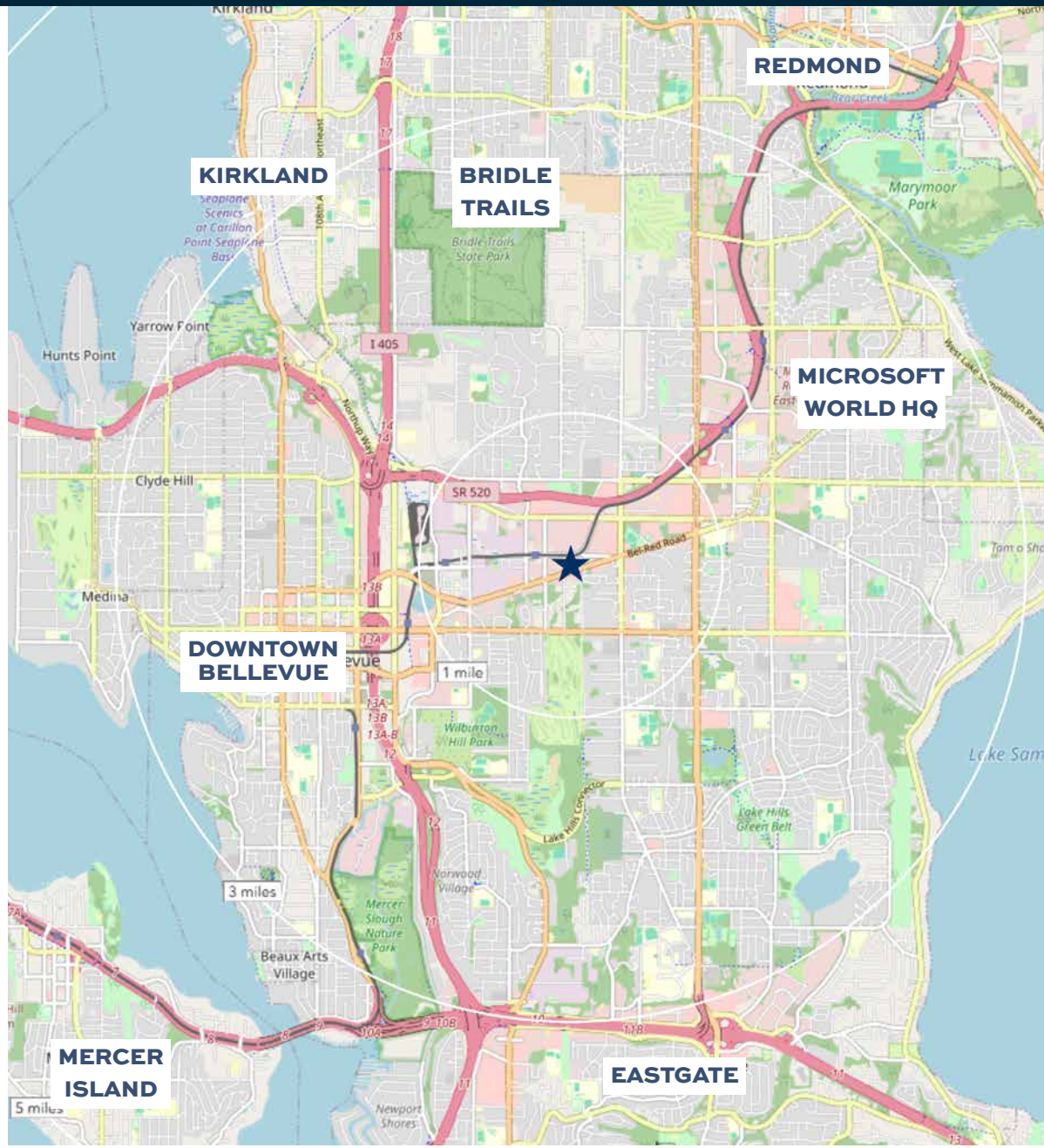
Affluent High-Spending Consumers

Residents in the area significantly outspend national averages across multiple retail categories: (US Average: 100)

- **Dining & Food Away From Home:** Spending Index 211
- **Apparel & Personal Services:** Spending Index 209
- **Home Furnishings & Equipment:** Spending Index 196
- **Travel:** Spending Index 210
- **Entertainment & Recreation:** Spending Index 198

These spending patterns make the area especially attractive for showroom, home furnishings, design, specialty retail, lifestyle, wellness, and service-oriented businesses.

2026 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	13,059	137,570	275,722
Daytime Population	23,295	214,812	367,962
Households	5,712	58,224	113,879
Avg. HH Income	$247,859	$253,832	$260,206



THE INFORMATION CONTAINED HEREIN HAS BEEN GIVEN TO US BY SOURCES WE DEEM RELIABLE. WE HAVE NO REASON TO DOUBT ITS ACCURACY, BUT WE DO NOT GUARANTEE IT. ALL INFORMATION SHOULD BE VERIFIED PRIOR TO PURCHASE OR LEASE. SITE PLANS AND MAPS ARE NOT TO SCALE.