

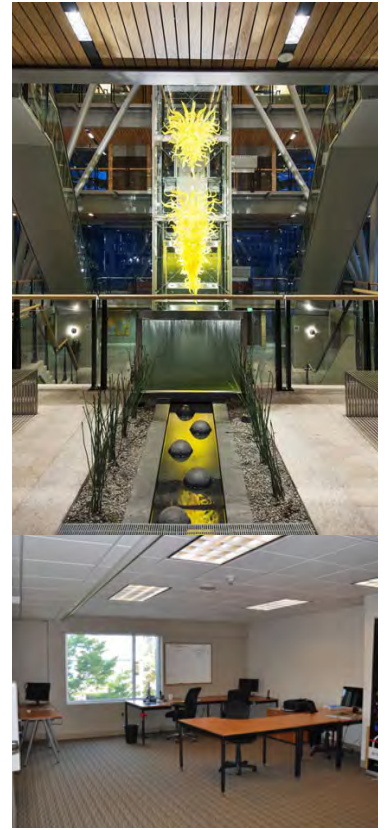
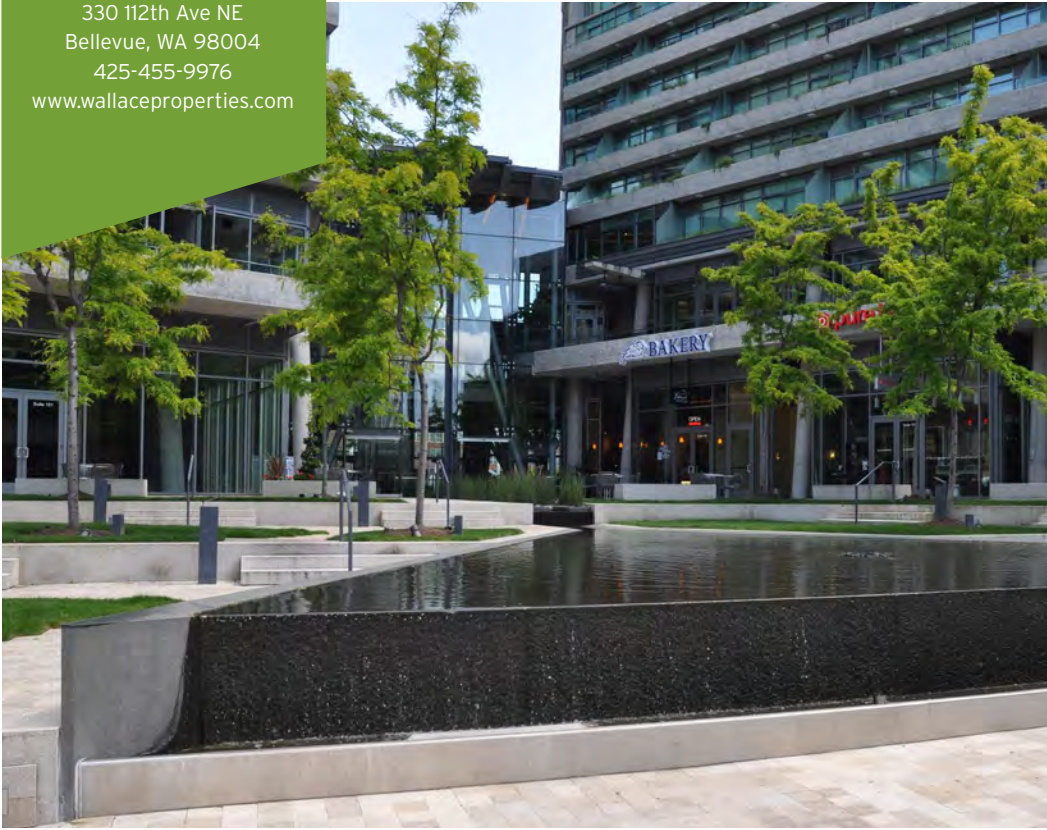


WALLACE
PROPERTIES

330 112th Ave NE
Bellevue, WA 98004
425-455-9976
www.wallaceproperties.com

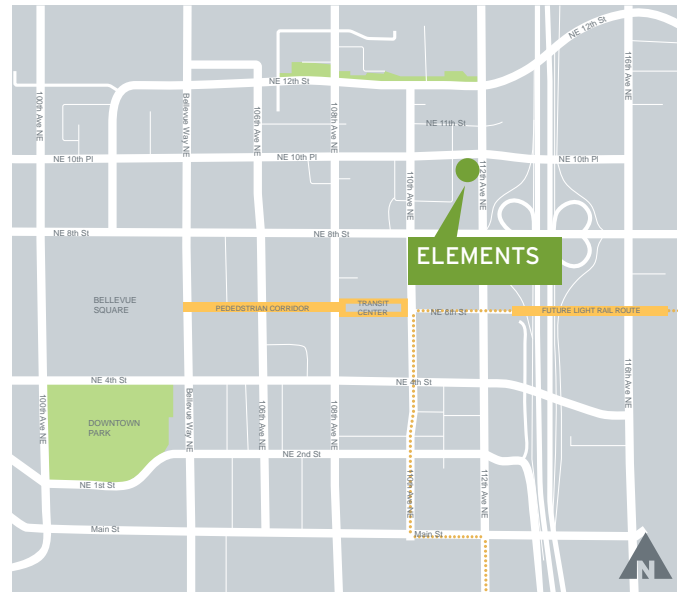
DOWNTOWN BELLEVUE OFFICE FOR LEASE

Elements | 909 & 989 112th Ave NE | Bellevue, WA 98004



FEATURES

- Suite 203 | 718 SF
Open floor plan on 2nd floor with generous window line and a small storage area
- Rental Rate: \$32.00/SF, modified gross
- Free visitor parking
- Easy access from I-405 and major arterials
- On-site amenities include Lunchbox Laboratory, French Bakery, Scotty Brown's, Juice and Glow, market/deli, dentist, optical and various fitness studios



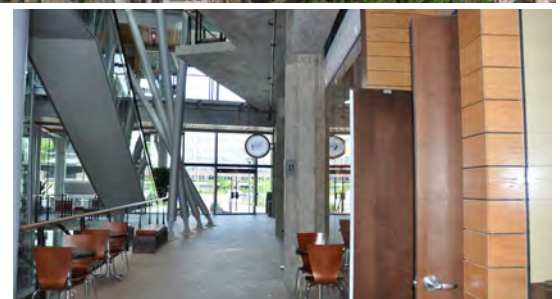
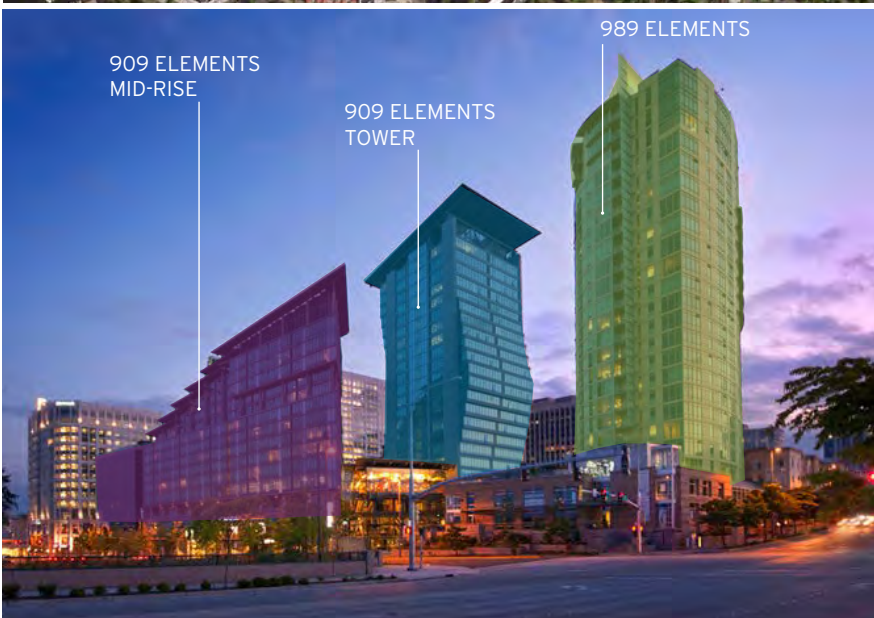
For more information, please contact:

Monica Wallace
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The information contained herein has been obtained from sources deemed reliable but is not guaranteed.

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Dining			Shopping			Lifestyle/Entertainment		
1 Daniel's Broiler	19 Cactus	37 Sushiya	1 Bellevue Square	1 Parlor				
2 John Howie Steak	20 Tavern Hall	38 Tokyo Steak House	2 Lincoln Square	2 Lucky Strike				
3 Din Tai Fung	21 Lunchbox Laboratory	39 Bake's Place	3 Bellevue Place	3 Suite Lounge				
4 El Gaucho	22 Red Robin	40 Caffe Ladro	4 The Bravern	4 Lincoln Square Cinemas				
5 Pearl Bar & Dining	23 Cheesecake Factory	41 Tangerine Thai	5 Bellevue Connection	5 Downtown Park				
6 Melting Pot	24 Coco Asian Cuisine	42 Potbelly	6 Starzz Sundries & Gifts	6 Meydenbauer Center				
7 Purple Cafe & Wine Bar	25 Homegrown	43 Lot No. 3		7 Bellevue Arts Museum				
8 Seastar	26 PF Chang's	44 Sushi Maru		8 LA Fitness				
9 McCormick & Schmick's	27 California Pizza Kitchen	45 Chipotle	Lodging	9 SoulCycle Bellevue				
10 Ruth's Chris Steakhouse	28 777 Cafe	46 Jamba Juice	1 Hyatt Regency	10 24 Hour Fitness				
11 Joey's	29 Jimmy Johns	47 Specialty's Cafe	2 Courtyard by Marriott	11 Pure Barre				
12 Earl's	30 Starbucks	48 Cafe Pogacha	3 Marriott Hotel					
13 Palomino	31 City Soups	49 Pho Cyclo Cafe	4 Westin Bellevue					
14 Wild Ginger	32 Corporate Deli	50 Shanghai Shanghai			Child Care/Medical			
15 Maggianos	33 Gyro Express	51 Sushi Kudasai		1 Bright Horizons Summit				
16 Moksha Indian Cuisine	34 Nibbani Thai	52 Jujubeet		2 Bright Horizons Bellevue				
17 Paddy Coyne's Irish Pub	35 Oodles Noodle Bar	53 13 Coins		3 YMCA Child Dev. Center				
18 Blue C Sushi	36 Blazing Bagles	54 The French Bakery		4 Overlake Medical Clinic				

For more information, please contact:

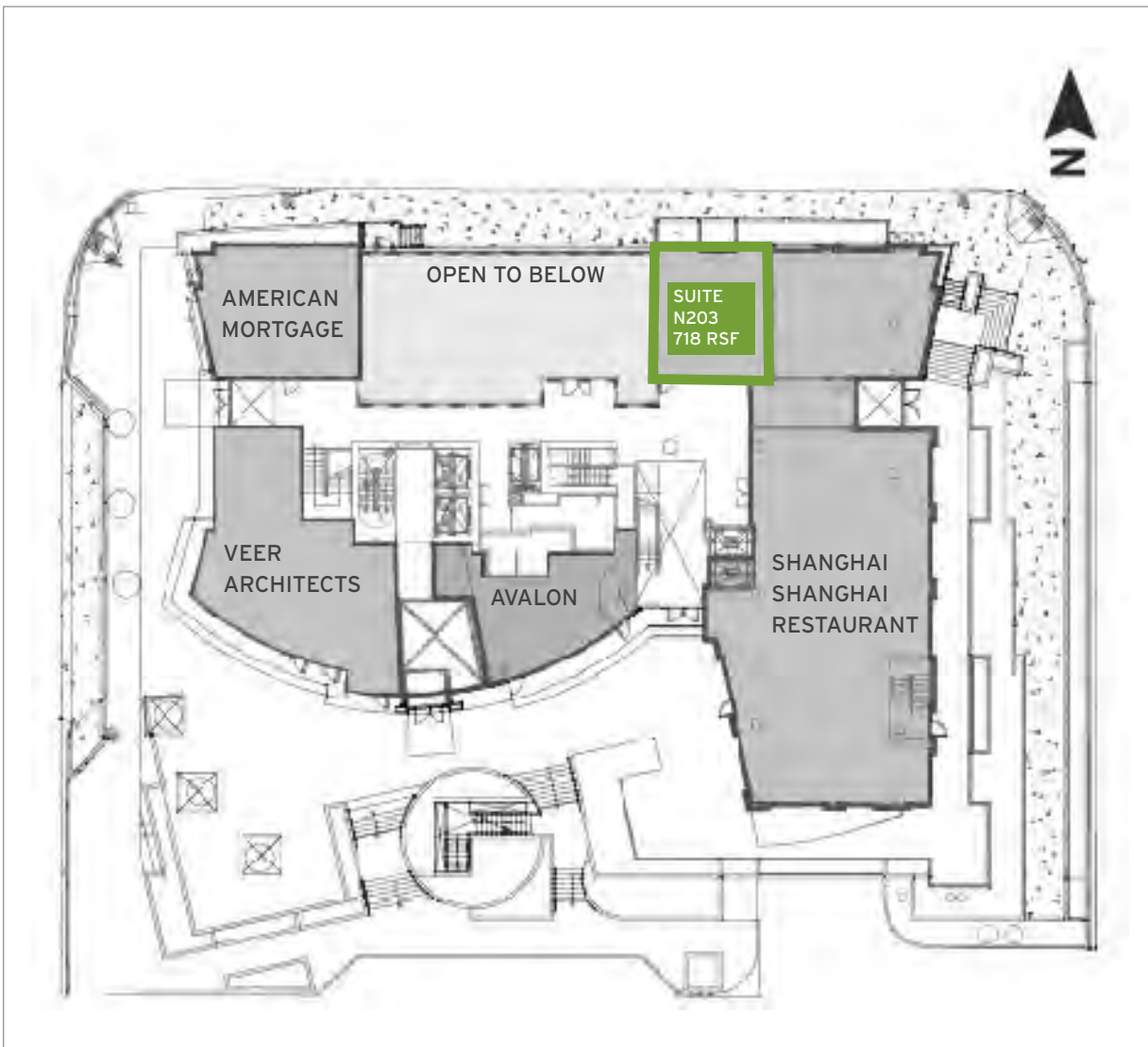
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989 ELEMENTS | Level Two Floor Plan



*Square footage is approximate.

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