

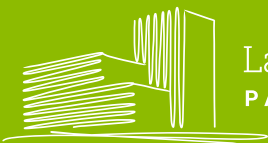
OFFICE SPACE FOR LEASE

EASTPOINTE CORPORATE CENTER



22833 SE Black Nugget Rd, Issaquah, WA 98029

±13,967 RSF
AVAILABLE NOW



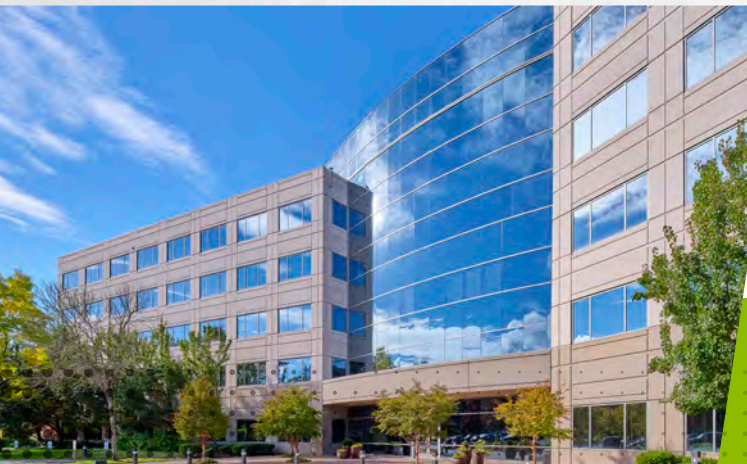
Lake Washington
PARTNERS

CBRE

EASTPOINTE CORPORATE CENTER

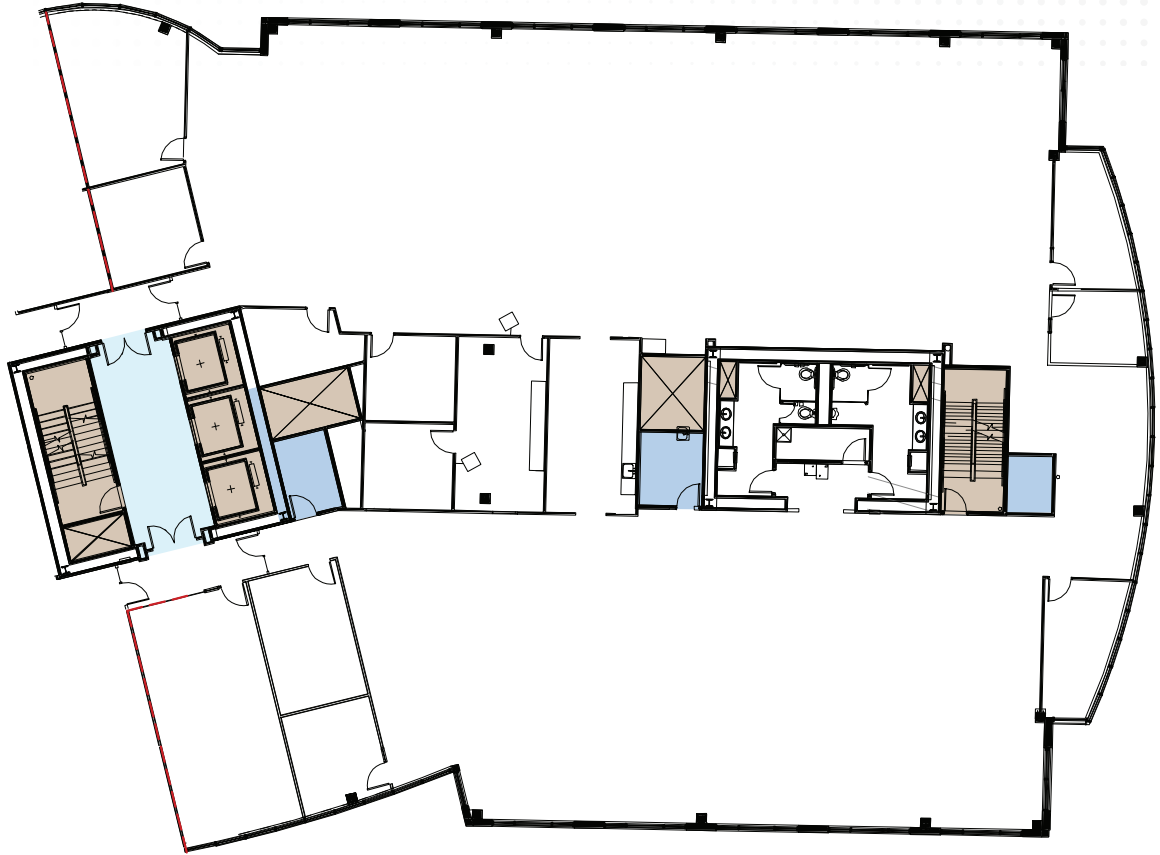
PROPERTY HIGHLIGHTS

- » Locally owned and managed by Lake Washington Partners
- » Class A office building on elevated high exposure setting
- » Easy access to I-90
- » Bus stop at the building entrance connects to Issaquah Transit Center
- » On-site showers
- » Plentiful parking at 3.7/1,000 SF ratio with covered parking available
- » Unobstructed views with abundant natural light throughout the building
- » Walking distance to desirable mix of coffee, restaurants and shopping
- » Base Rent: \$33.00/RSF/YR, NNN
- » 2023 Est. OpEx: \$13.87/RSF/YR



Suite 300

- » ±13,967 RSF Available Now
- » Modern open floor plan with mix of private offices, conference rooms and collaboration areas



EASTPOINTE CORPORATE CENTER

22833 SE Black Nugget Rd
Issaquah, WA 98029



15
MINUTES

TO DOWNTOWN
BELLEVUE

25
MINUTES

TO DOWNTOWN
SEATTLE

WALKING
DISTANCE

TO STARBUCKS,
FRED MEYER,
FATBURGER, QDOBA,
IVAR'S AND MORE

FOR MORE INFORMATION, PLEASE CONTACT

SCOTT DAVIS

Executive Vice President
+1 425 462 6912
scott.davis@cbre.com

JEFF JOCHUMS

Executive Vice President
+1 425 462 6971
jeff.jochums@cbre.com

CBRE, INC.

929 108th Ave NE
Suite 700
Bellevue, WA 98004



Lake Washington
PARTNERS

CBRE

© 2022 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. PMStudio_November2023