

# THE YUHL BUILDING



## YUHL BUILDING 12828 NORTHUP WAY | BELLEVUE, WA

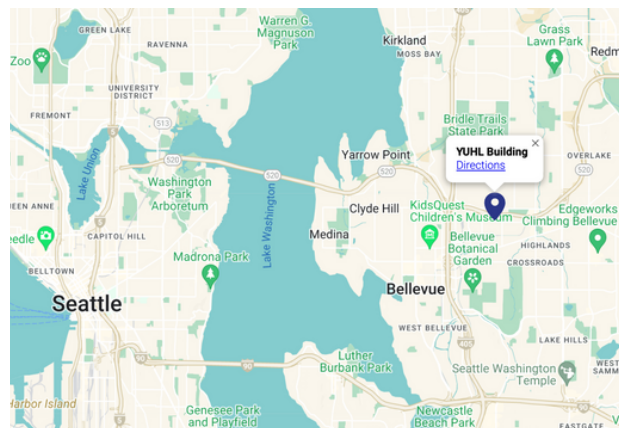
Located in the heart of booming Bellevue, we have three suites with upcoming availabilities:

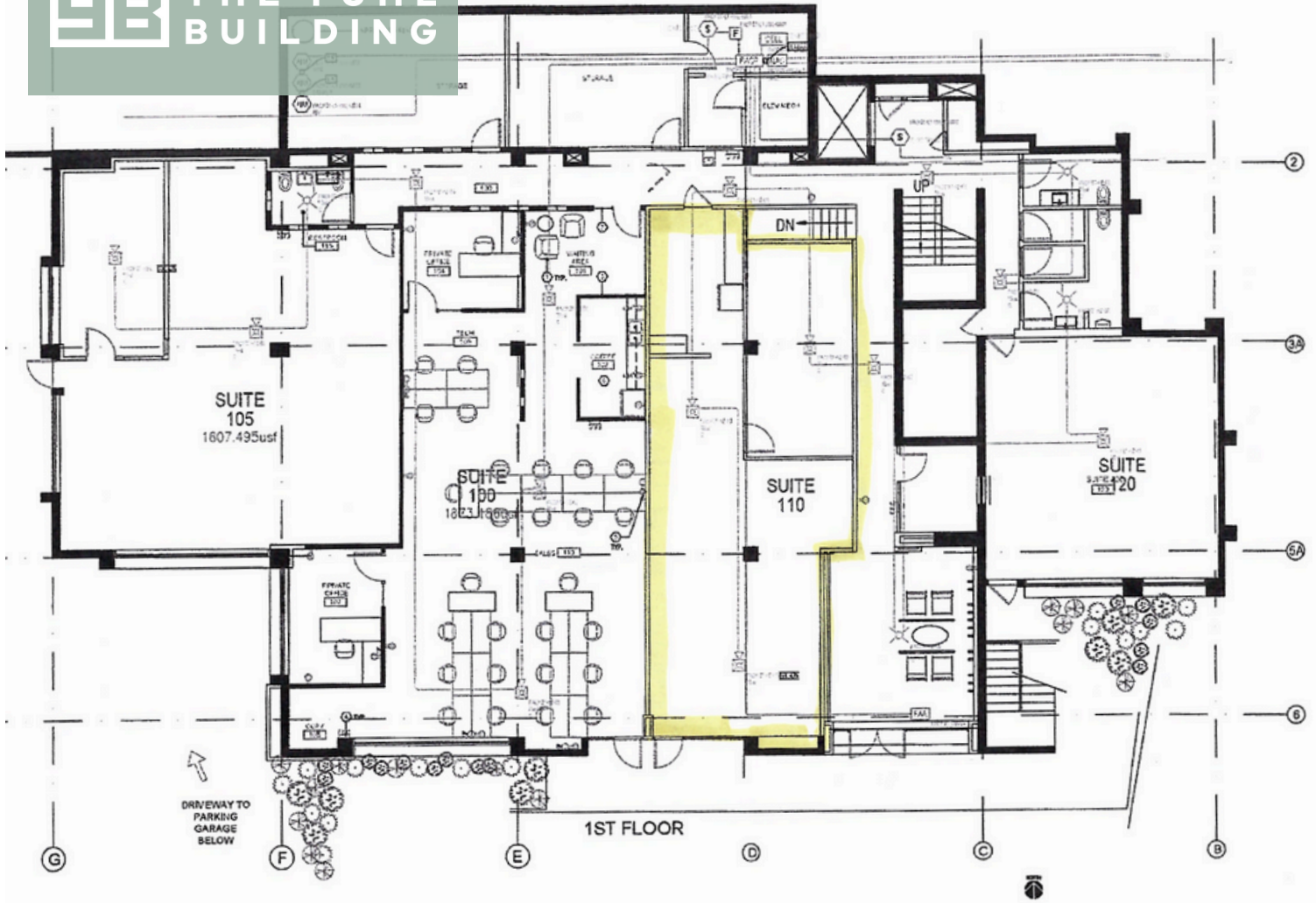
- Suite #110: 1,298 sq ft
- Suite #200: 1,141 sq ft

Offering a Triple Net Lease (NNN) at a competitive rate of \$9.50 per RSF, it presents an unparalleled opportunity for your company to thrive.

**FOR MORE INFORMATION, CONTACT:  
ERINN BURKE | +1 206 335 5229**

- BELLEVUE SKYLINE VIEWS
- 9' CEILINGS
- EASY ACCESS TO SR520 & I-405
- ON-SITE PARKING PROVIDED





# SUITE #110 1,298 SQ FT

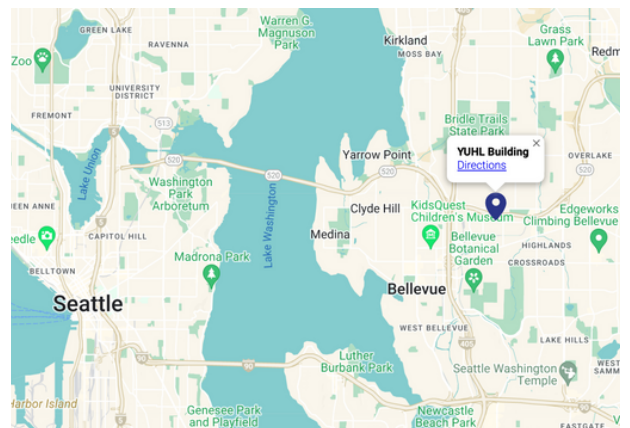
Suite #110 is perfect for a mid to large-sized company. With a mostly-open floor plan, it lends itself well to collaborative work.

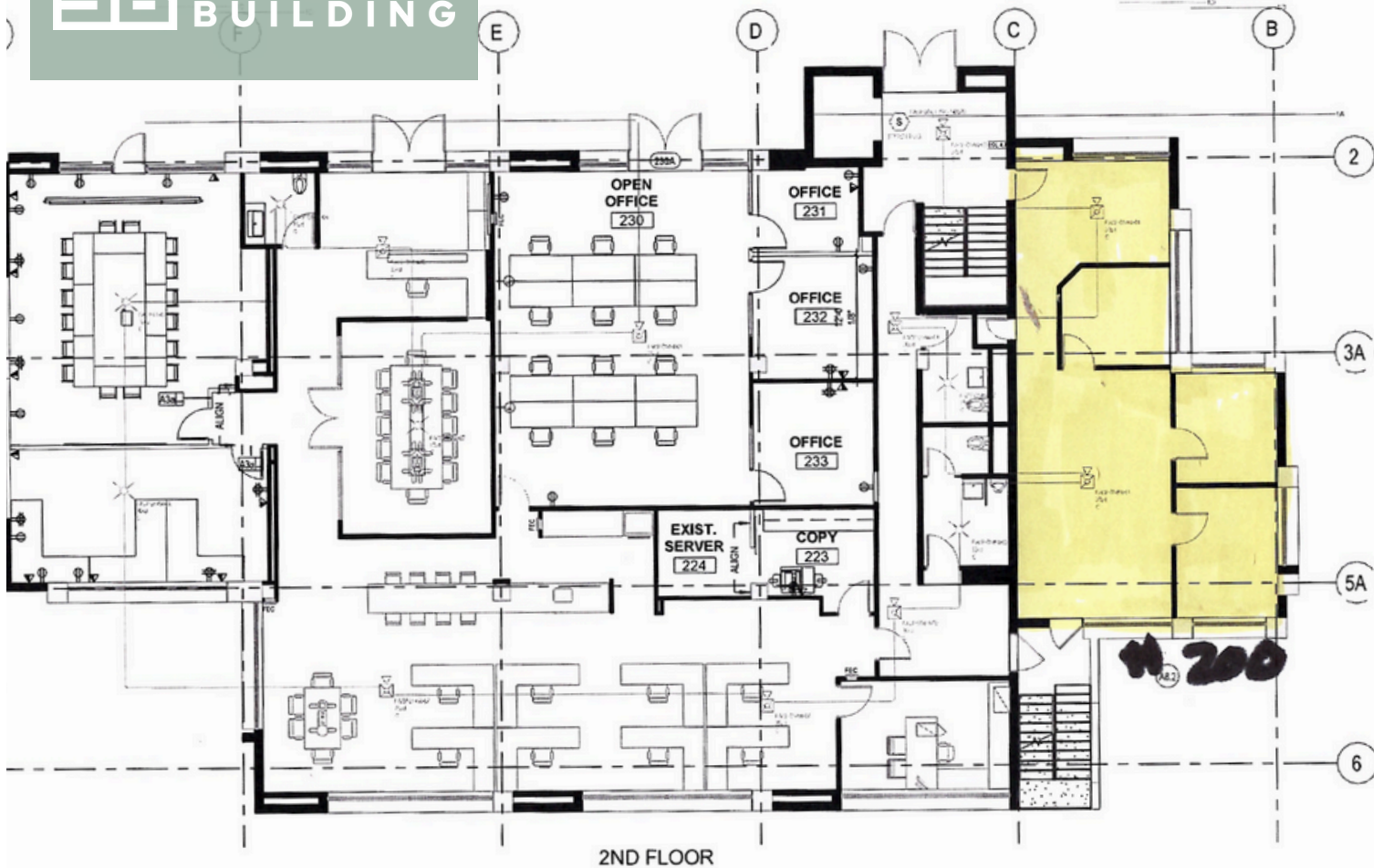
- 1,298 sq ft
- Available 10/01/2024
- Ground-level Private Entrance
- Large Windows Throughout

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# SUITE #200

## 1,141 SQ FT

Suite #200 is perfect for a company that needs space. With the benefits of both open concept and two private offices, it can be utilized in many different ways.

- **1,141 sq ft**
- **Available NOW!**
- **Second-Floor Office**
- **Possible Subtenant availability**

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