

Office Space For Lease

OFFICE | COMMERCIAL | LIGHT INDUSTRIAL

ELLIOTT AVENUE BUILDING | 1436 ELLIOTT AVE W, SEATTLE, WA 98119



Building Highlights

Prime location at the intersection of Queen Anne, Magnolia, and Ballard, with strong demographics and amenities.

Minutes from downtown and major employers including Amazon, F5 Networking and Expedia.

Free private onsite parking lot with dedicated visitor parking.

Frequent bus service along Elliott Avenue and Sound Transit is planning a light rail extension close by.

Updated and dedicated HVAC, upgraded lighting in all suites.

30 minutes to Seattle-Tacoma International Airport.



FOR MORE INFORMATION
CONTACT

CHASE SILVER
425.326.0766
csilver@orioncp.com

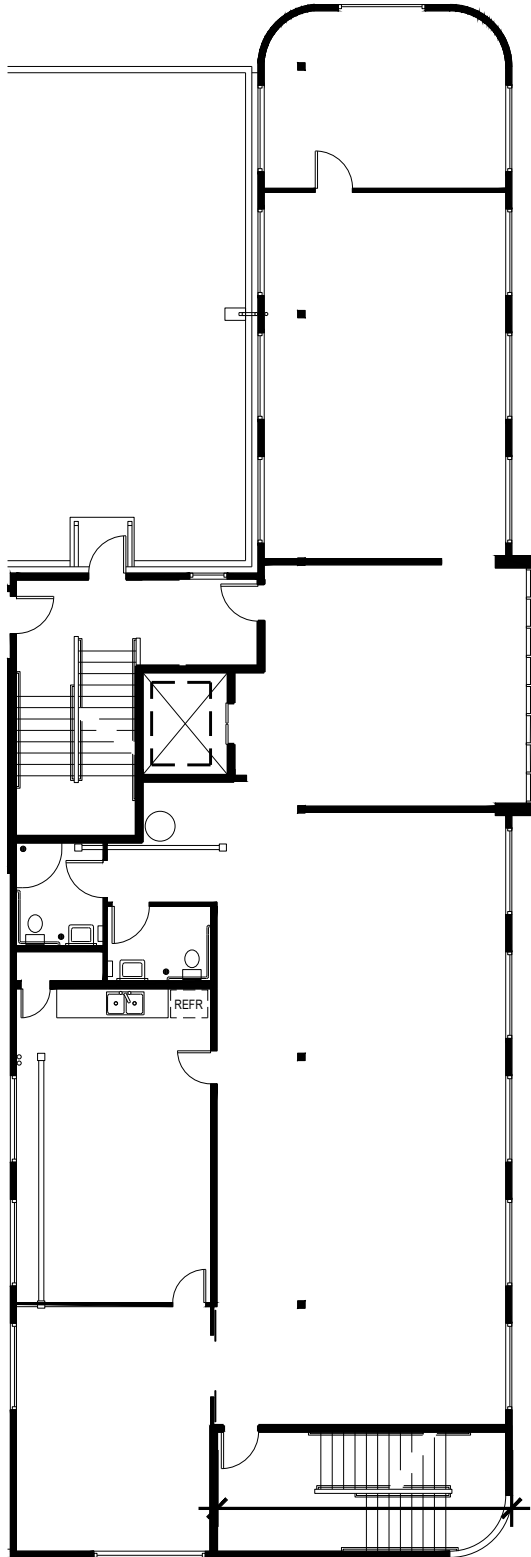
1218 Third Ave, Suite 2200
Seattle, WA 98101
www.orioncp.com

ORION
COMMERCIAL PARTNERS

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ELLIOTT AVENUE BUILDING | 1436 ELLIOTT AVE W, SEATTLE, WA 98119



Space Highlights



SUITE: 1434-B

AVAILABLE SPACE: 3,584 SF

AVAILABLE AS OF APRIL 24, 2025

A MIX OF OFFICE & OPEN CONCEPT

HIGH CEILINGS

24/7 ACCESS

LEASE RATE: \$14.50 PER SQFT

ESTIMATED OPEX \$6 PER SQFT

The information contained herein was obtained from sources believed reliable; however, ORION Commercial Partners LLC makes no guarantees, warranties or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, change of price or conditions prior to sale or lease, or withdrawal without notice.

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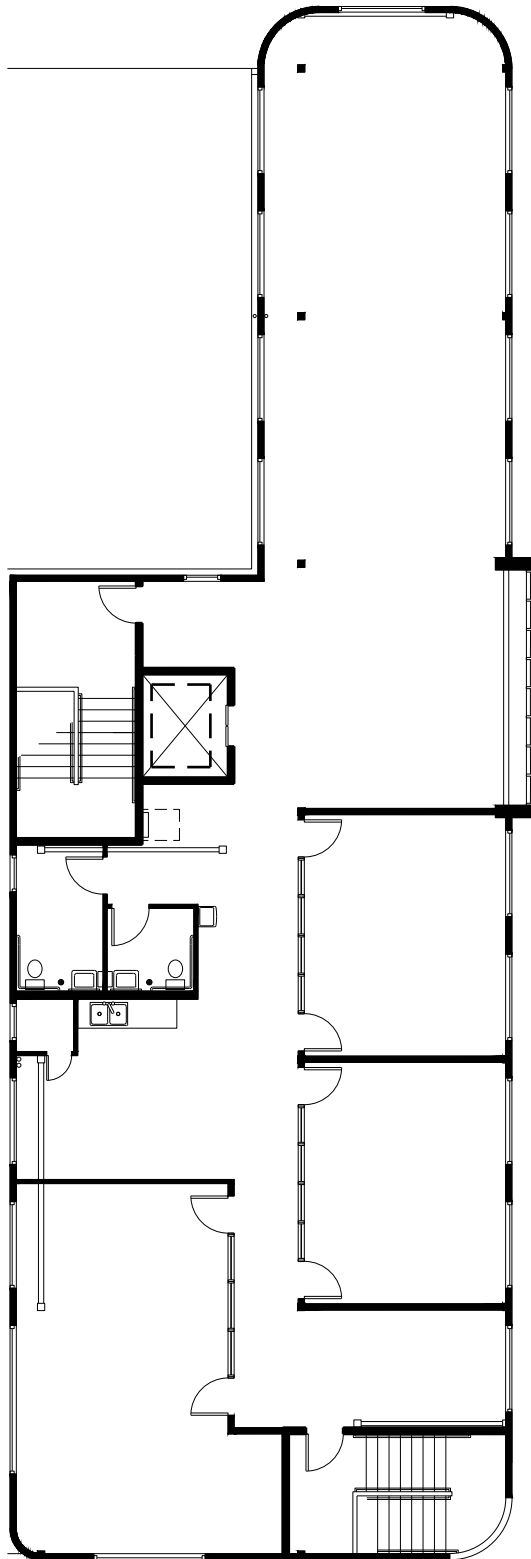
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Space Highlights



SUITE: 1434-C

AVAILABLE SPACE: 3,720 SF

AVAILABLE: AS OF APRIL 24TH

VIEWS OF ELLIOTT BAY

HIGH CEILINGS

24/7 ACCESS

LEASE RATE: \$14.50 PER SQFT

ESTIMATED OPEX \$6 PER SQFT

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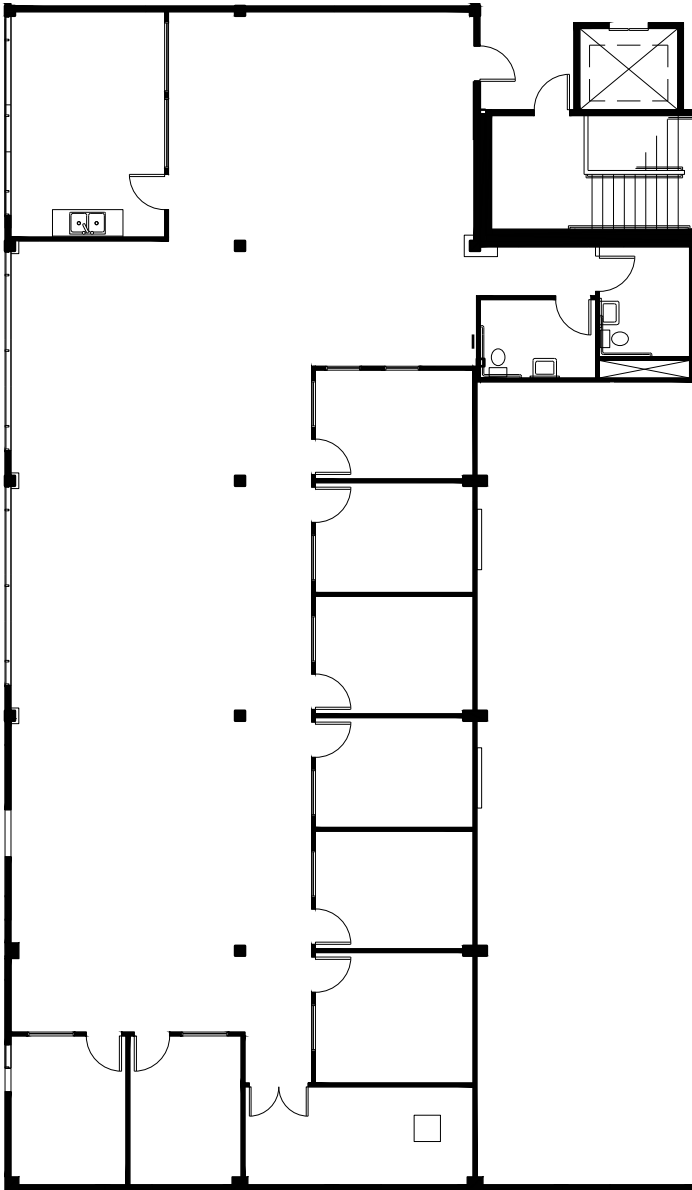
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Space Highlights



SUITE: 1438

AVAILABLE SPACE 4,352 SF

AVAILABLE AS OF APRIL 24TH

A MIX OF OFFICE & OPEN CONCEPT

HIGH CEILINGS

24/7 ACCESS

LEASE RATE: \$14.50 PER SQFT

ESTIMATED OPEX \$6 PER SQFT

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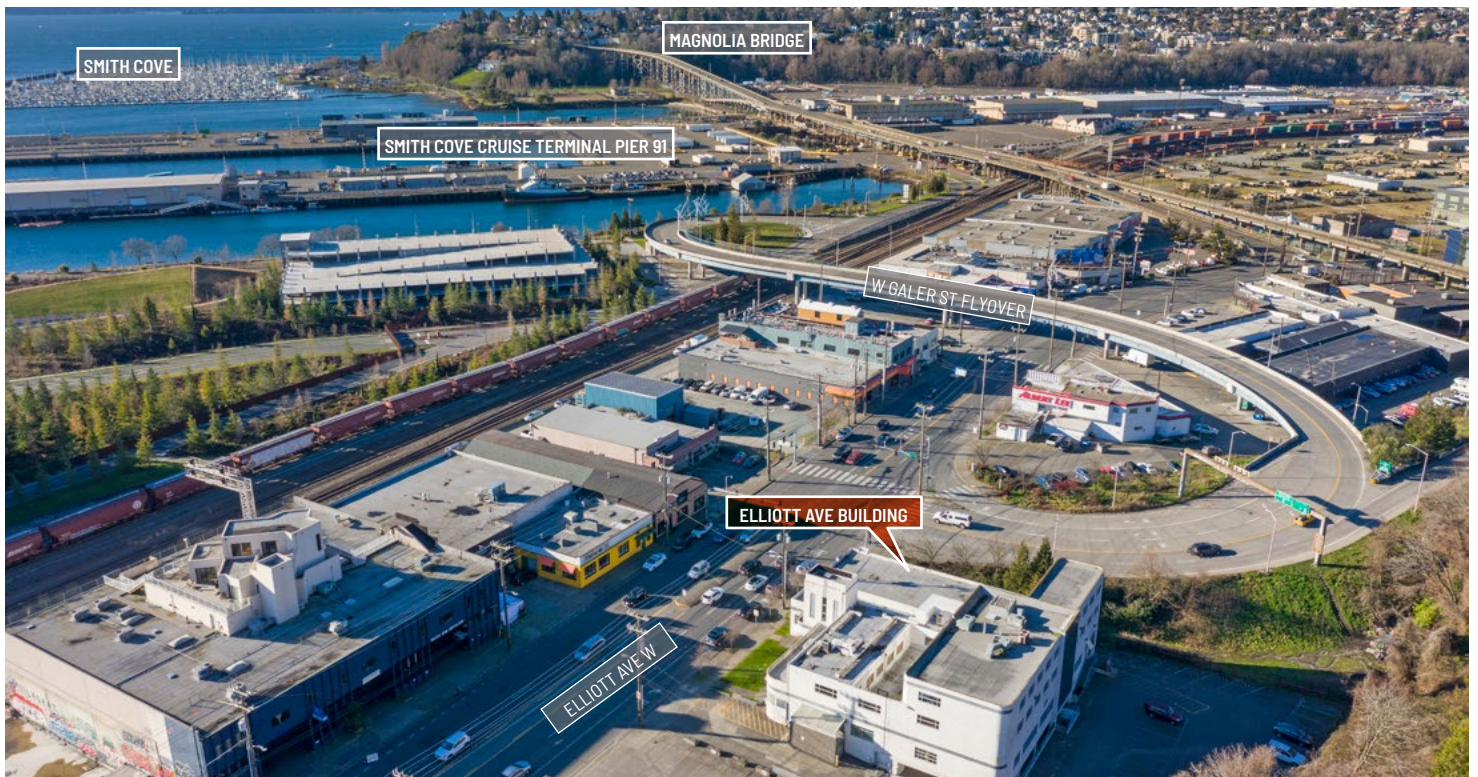
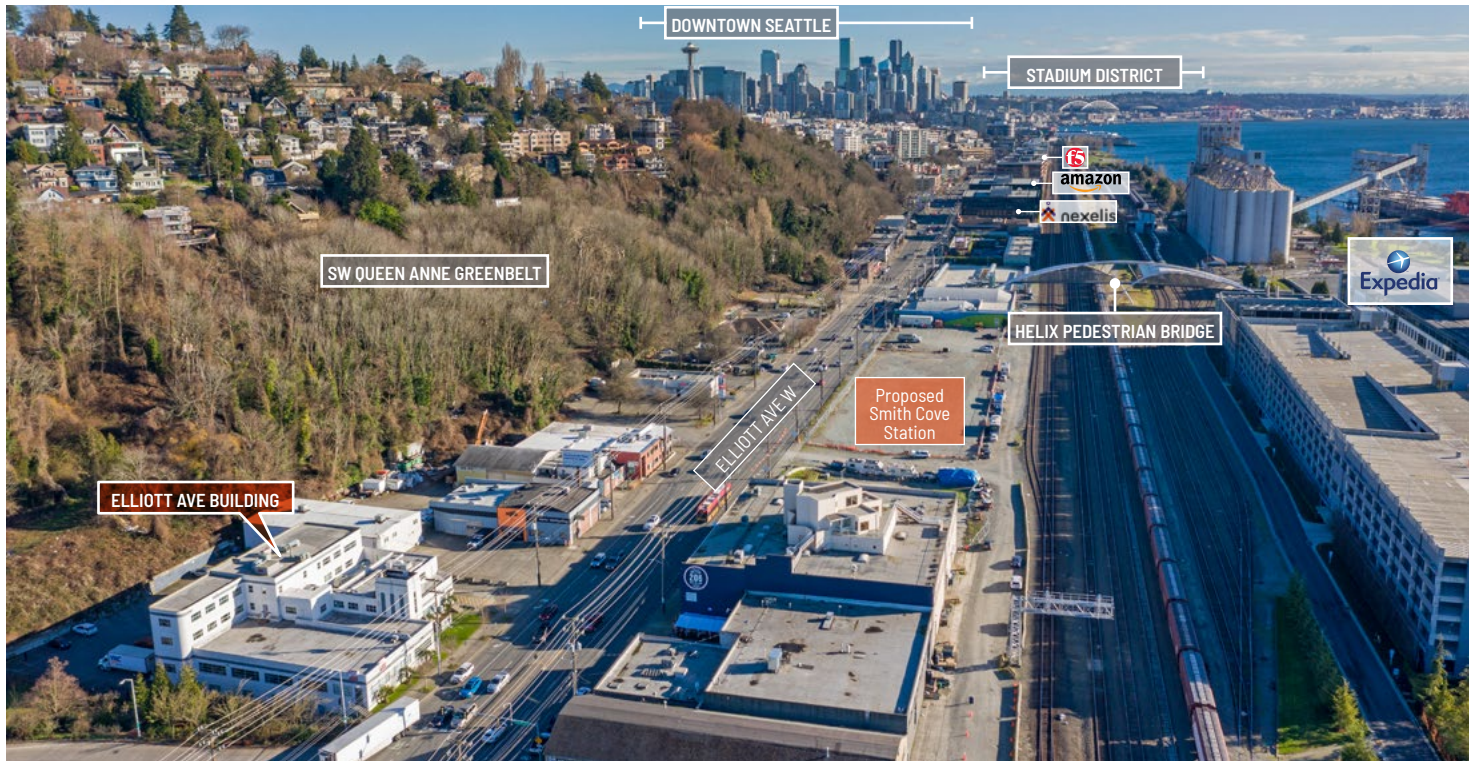
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