



TECH/OFFICE
LEASE



RH NORTH CREEK BUSINESS CENTER

11812-11824 North Creek Parkway N | Bothell, WA

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OFFICE/TECH/INDUSTRIAL LOCATED IN CLASS A CORPORATE CAMPUS

1,396 SF - 5,067 SF Available

\$26.00/SF, NNN

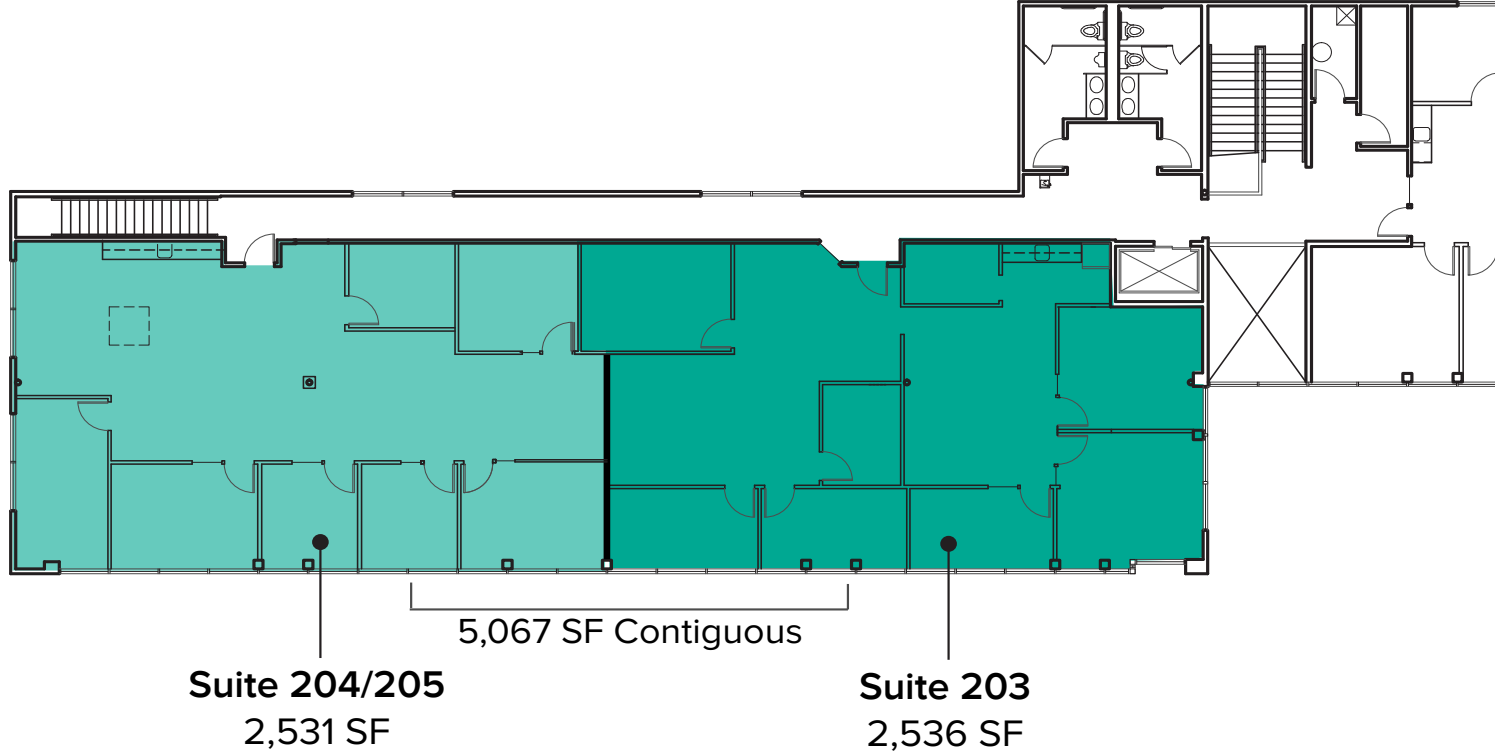
LOCATION FEATURES:

- On-Site Deli and Childcare
- Nearby Amenities: Restaurants, Retail Shops, Food Trucks, Walking Trails, Sports Fields, and Fitness Center
- Quick Access to I-405, SR-522 & Downtown Bothell



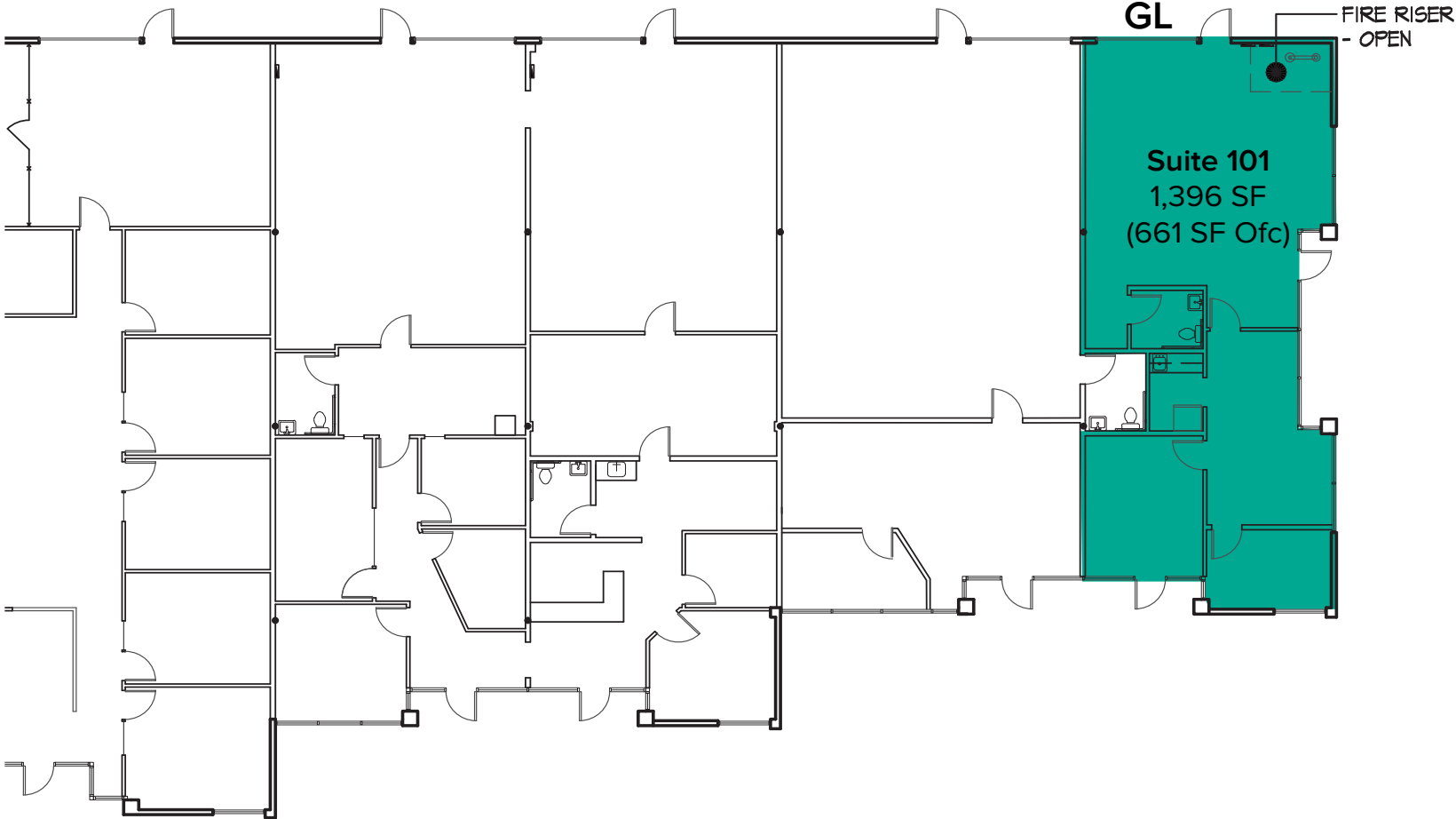
BUILDING 1 (11812) SECOND FLOOR PLAN

Suite	SF	Rate	Notes
203	2,536 SF	\$26.00/SF, NNN	5 – 6 PO's, conference room, breakroom, kitchenette, and open work space. Can be leased contiguous with Suite 204/205 for a total of 5,067 SF. Available 1/1/2026.
204/205	2,531 SF	\$26.00/SF, NNN	7 PO's and open work space with a kitchenette. Can be leased contiguous with Suite 203 for a total of 5,067 SF. Available 1/1/2026.



BUILDING 3 (11824) FLOOR PLAN

Suite	SF	Rate	Notes
101	1,369 SF (661 SF Ofc)	\$26.00/SF, NNN	Office/warehouse space with 3 direct entries. 1 PO, 1 restroom, break room, reception area, open warehouse space, and 1 GL loading door. Available 9/1/2025.



CORPORATE NEIGHBORS



LEGEND:

- 01 AT&T
- 02 Solta Medical
- 03 Natus Medical
- 04 LuxarCare
- 05 ADT Security
- 06 Google
- 07 Puget Sound Energy
- 08 Genie Industries HQ
- 09 Residence Inn
- 10 WA State Dept of Revenue
- 11 Northshore YMCA
- 12 Byram Healthcare
- 13 Puget Sound Energy
- 14 Tetra Tech
- 15 Verathon