

# 1201 Third Avenue

1201 Third Avenue  
Seattle, Washington 98101

## ■ Building Facts

- Completed in 1988
- 55-story building
- 1,097,523 square feet
- 801-stall parking garage

## ■ Features

- 6,000 - 22,000 square foot floor plates
- 22 high-speed passenger elevators in four banks
- 3 dedicated garage shuttle elevators
- 1 dedicated freight elevator
- On-site Property Management
- 24-hour tenant access, 365 days a year
- 24-hour professional security staff
- State-of-the-art HVAC systems
- Advanced telecommunications infrastructure and service

## ■ Amenities

- Restaurants including The Brooklyn Seafood, Steak & Oyster House, Ellen's Coffee Company, and Melange Market
- Figs Sundries and Gift Shop
- Chases Downtown Florist
- Friesen Gallery
- Peter Lopez Salon
- Shoe Express
- Core Fitness
- YWCA Child Care
- Washington Mutual Bank
- 801-stall parking garage and car detail center

## ■ Location

1201 Third Avenue is a full city block located at the corner of University Street and Third Avenue in the heart of Seattle's Central Business District. The property's central location is unmatched with its equidistance between the retail and residential centers to the north and the entertainment opportunities to the south. Furthermore, the property's location between Second and Third Avenues strikes the best balance between waterfront views and highway and public transit access.



## ■ Leasing Representative

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