

OFFICE SPACE FOR LEASE



1111 THIRD AVENUE | SEATTLE, WA

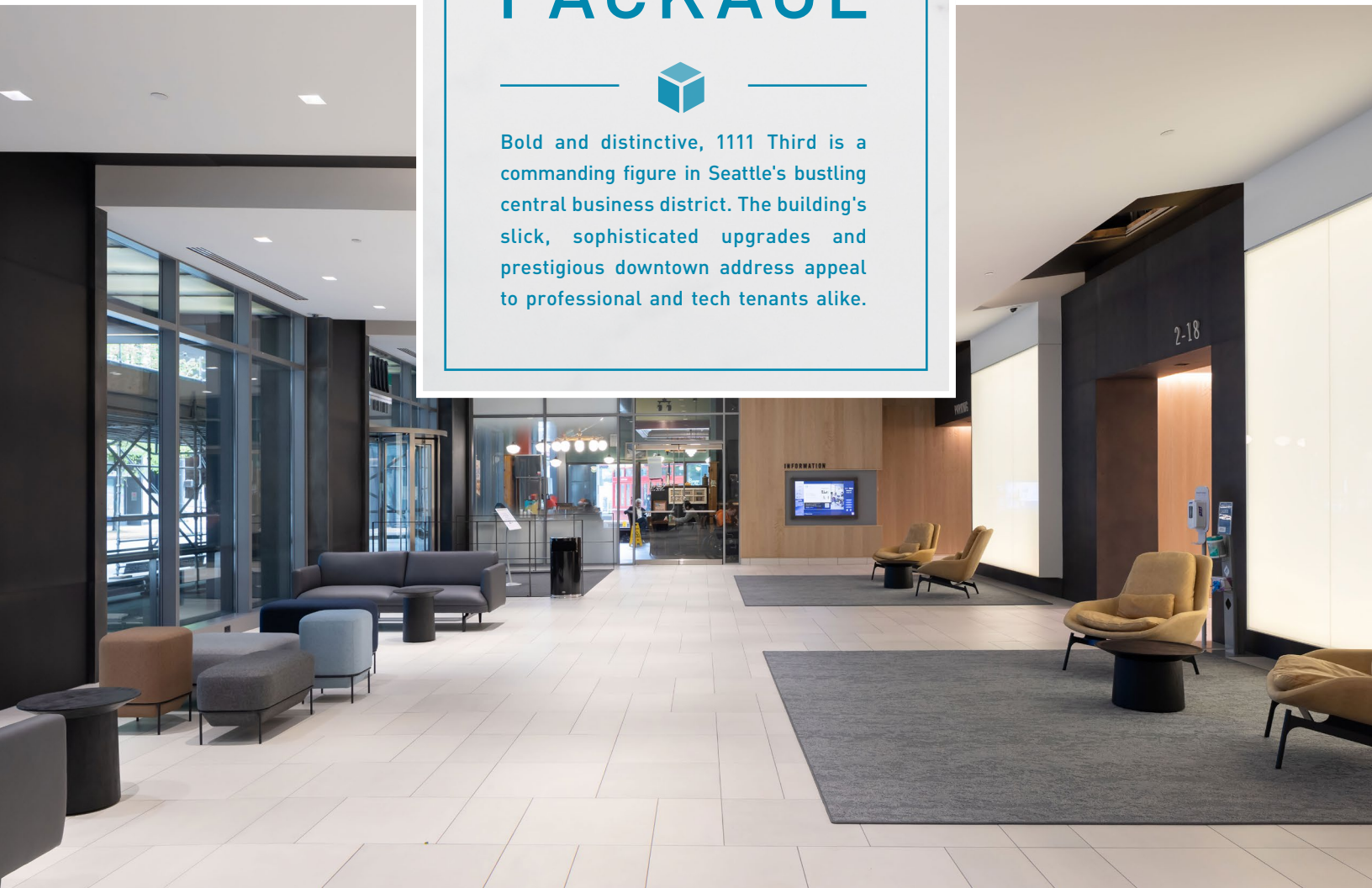




EVERYTHING YOU NEED IN ONE PACKAGE



Bold and distinctive, 1111 Third is a commanding figure in Seattle's bustling central business district. The building's slick, sophisticated upgrades and prestigious downtown address appeal to professional and tech tenants alike.



1111 THIRD IS NO ORDINARY BOX

Over \$20 million has been infused into the building in a visionary renovation that has transformed 1111 Third into a composition of modern design. The glass atrium lobby creates a bright, social atmosphere as an inviting entry point, and on-site retail provides convenience and has activated the city block.

BY THE NUMBERS

34

Stories in the center of the city

570,000

Square feet of uber efficient office space

ON-SITE AMENITIES



Extremely efficient floor plates



Transformative upgrades throughout



Fitness center and locker rooms



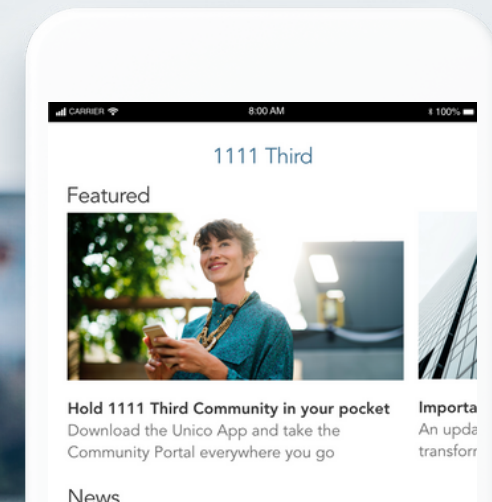
Direct access to secure bike storage



Modern elevator destination dispatch system



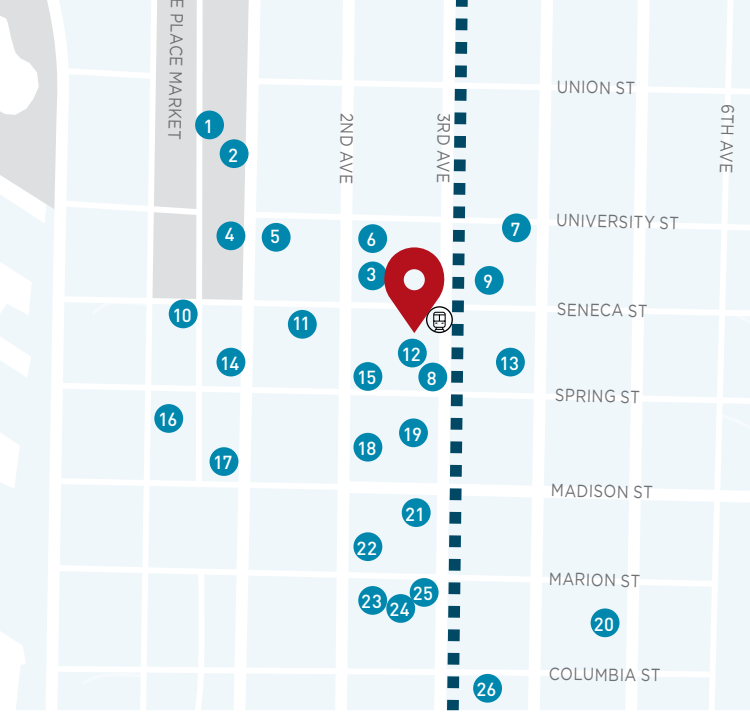
Access to the Unico Connect app, designed to enhance tenants' work experience



UNICO CONNECT:
Access to world-class services & amenities, exclusive events, building news, special offers, contests, giveaways, and more.

A DOWNTOWN DESTINATION PLAZA

Ground-level retail and rare open-air outdoor space add a dynamic atmosphere to the block, while comfortable seating and public art create opportunities to get away and relax during a busy workday.



THE PERFECT DOWNTOWN LOCATION

- + Located just steps from the new waterfront with 20 acres of lush and dynamic open spaces, events, and a reactivated shoreline
- + Walking distance to Pike Place Market and the retail core
- + Excellent highway access - just blocks from both I-5 and Hwy 99
- + Outstanding transit access - directly across the street from light rail and the transit tunnel

YOUR TABLE IS WAITING

- | | |
|---------------------------|---------------------------|
| 1. Noi Thai Cuisine | 14. Heartwood Provisions |
| 2. Starbucks | 15. BB's Teriyaki Grill |
| 3. Cafe Ladro | 16. Skala |
| 4. Von's 1000 Spirits | 17. Storyville Coffee |
| 5. Ancient Grounds | 18. Poke Alice |
| 6. Tivolata | 19. Peet's Coffee and Tea |
| 7. Purple Cafe & Wine Bar | 20. Charlotte |
| 8. Great State Burger | 21. Starbucks |
| 9. Pokeworks | 22. Homegrown |
| 10. Post Alley Pizza | 23. Metropolitan Grill |
| 11. Starbucks | 24. Cafe Pho |
| 12. Potbelly | 25. Cafe Zum Zum |
| 13. Outlier | 26. Top Pot Donut |



©2024 Jones Lang LaSalle IP, Inc. All rights reserved. All information contained herein is from sources deemed reliable; however, no representation or warranty is made to the accuracy thereof. Jones Lang LaSalle Brokerage, Inc.

Lisa Stewart +1 206 607 1786 lisa.stewart@jll.com
 Jim Allison +1 206 607 1787 jim.allison@jll.com
 Charlotte Evans +1 206 607 1720 charlotte.evans@jll.com

1111THIRDSEATTLE.COM