

THE PARK AT WILLOW RIDGE
12034 134TH COURT NE
REDMOND, WA



±63,000 SF
Available for Sublease

Built for Power.
Designed for Scale.



CBRE

Next-Level Workplace Infrastructure

Highly functional, infrastructure-rich space designed to support advanced operations, technology users, and high-density workplace environments. Ideal for tenants seeking power, performance, and long-term flexibility in a best-in-class Eastside location.



**PURPOSE-BUILT FOR
HIGH-PERFORMANCE
USES**



**RARE COMBINATION
OF POWER + SCALE
+ ACCESS ON THE
EASTSIDE**



**LONG-TERM LEASE
RUNWAY PROVIDES
OPERATIONAL CERTAINTY**



**IDEAL FOR TECH, R&D,
LIFE SCIENCE, ADVANCED
MANUFACTURING, OR
CREATIVE USERS**



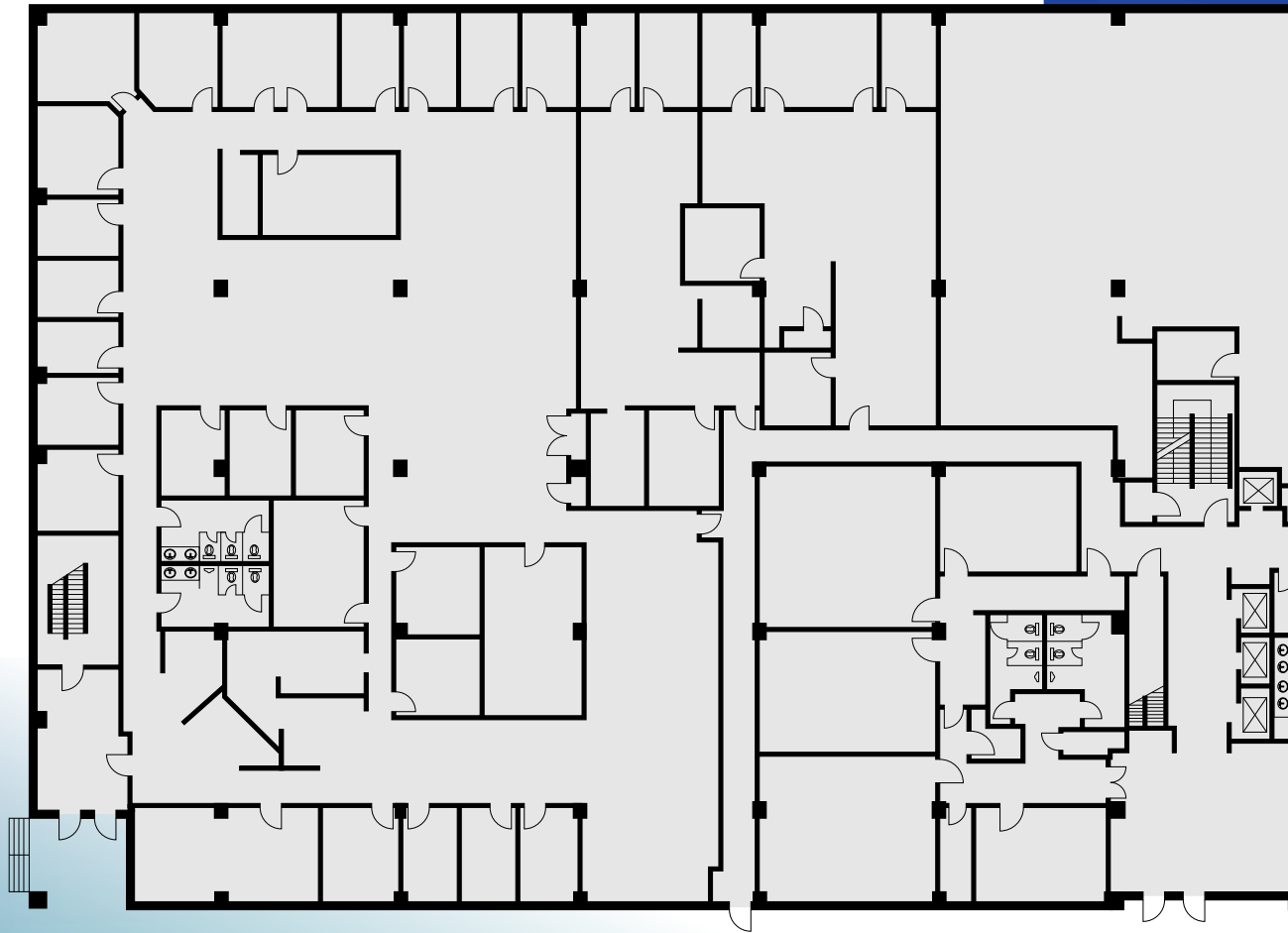


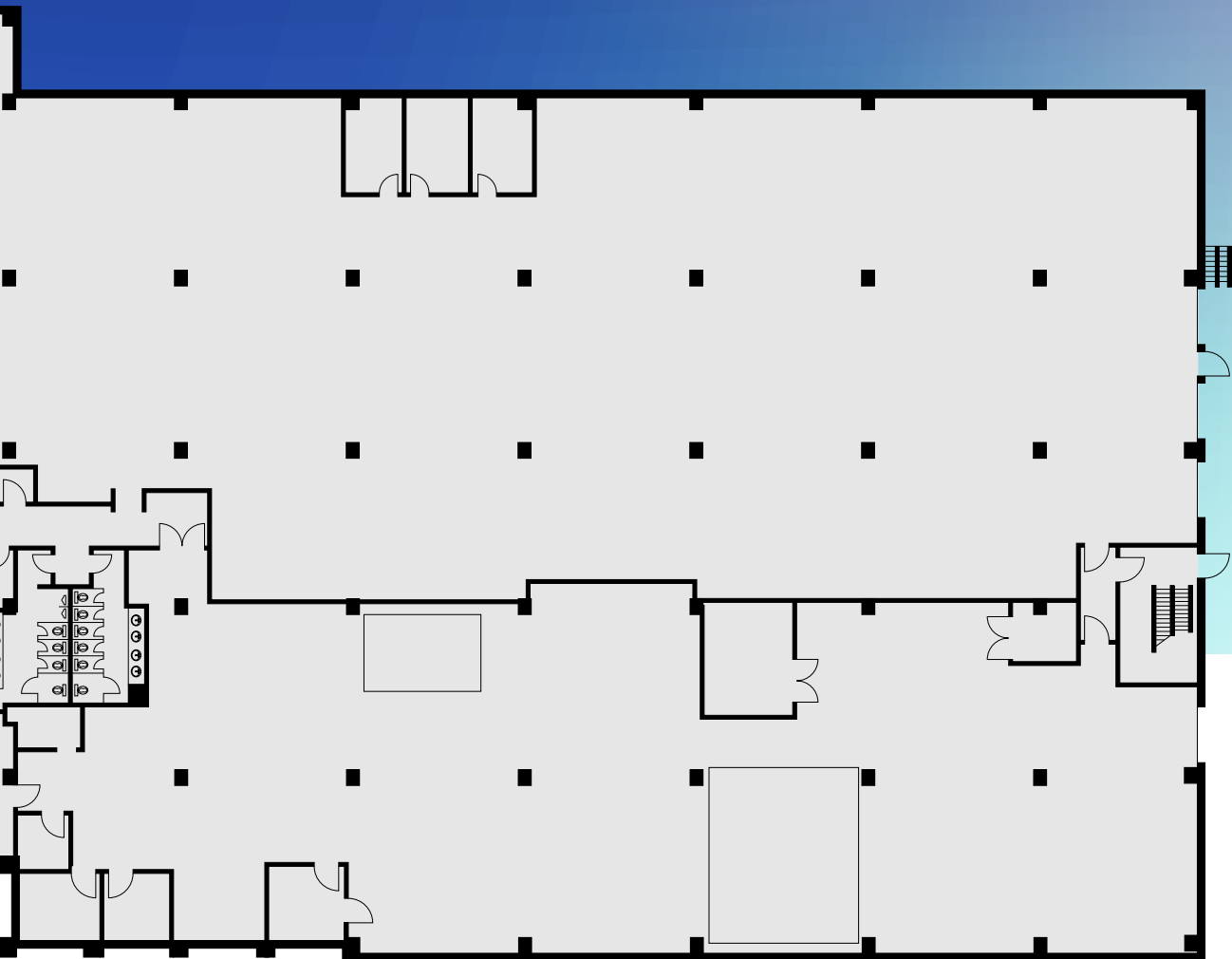
Floor 3
±63,000 SF

LEASE EXPIRATION DATE: NOVEMBER 2033



Floor Plan





Floor 3
±63,000 SF



Lake Washington

520

Elliott Bay

SEATTLE

🚗 20 MIN

90

N



TOTEM LAKE

🚗 5 MIN

**±63,000 SF Available
for Sublease**

KIRKLAND

🚗 11 MIN

REDMOND

🚗 10 MIN

BELLEVUE

🚗 15 MIN

Lake
Sammamish

Location

THE PARK AT WILLOW RIDGE

±63,000 SF

Available for Sublease

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CBRE

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