



Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

FOR LEASE



**HIGH-IMAGE
BUSINESS PARK**

5

AVAILABILITIES



**GRADE-LEVEL
LOADING**



**CONVENIENT
AMENITIES
NEARBY**



AMPLE PARKING

**Kidder
Mathews**

JAMES LEPTICH
425.450.1159
james.leptich@kidder.com

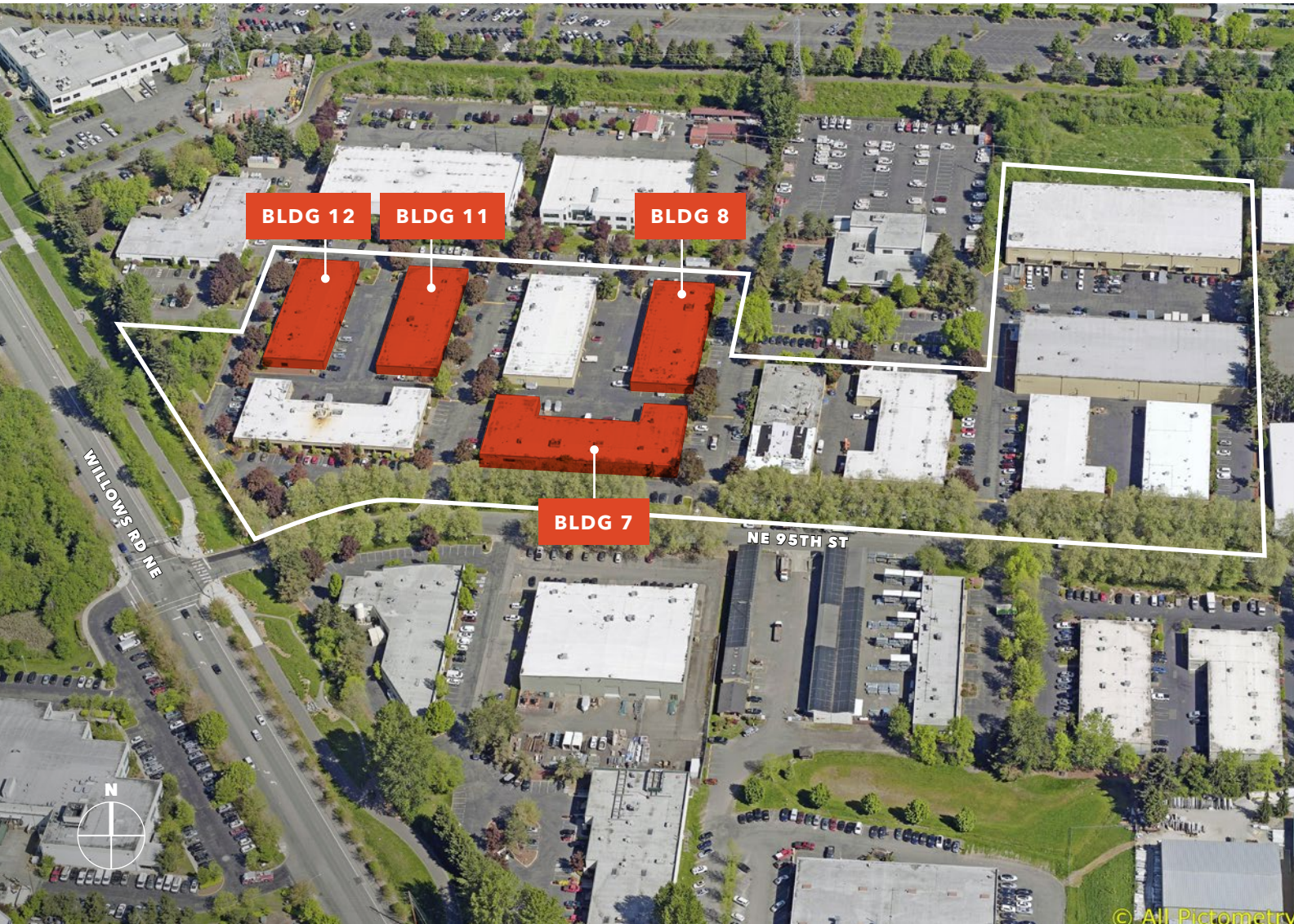
RYAN FOSTER
425.450.1124
ryan.foster@kidder.com

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052



Features

HIGH-IMAGE business park

LOADING at grade level

CLOSE proximity to downtown Redmond amenities and Willows Run golf course

AMPLE parking

AVAILABLE SPACE

Bldg 7 - Suite 14756 3,136 SF

Bldg 8 - Suite 14790 5,657 SF

Bldg 11 - Suite 14670 3,833 SF

Bldg 12 - Suite 14630 1,898 SF

Bldg 12 - Suite 14636 5,746 SF

Bldg 12 - Suites 14630 & 14636 7,644 SF

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

km Kidder Mathews

FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Site Plan



AVAILABLE SPACE

Bldg	Suite	Address	Total SF	Office / Warehouse SF
7	14756	14756 NE 95th St	3,136 SF	829 SF / 2,307 SF
8	14790	14790 NE 95th St	5,657 SF	2,347 SF / 3,310 SF
11	14670	14670 NE 95th St	3,833 SF	762 SF / 3,031 SF
12	14630	14630 NE 95th St	1,898 SF	955 SF / 943 SF
12	14636	14636 NE 95th St	5,746 SF	3,847 SF / 1,899 SF
12	14630 & 14636	14636 NE 95th St	7,644 SF	4,802 SF / 2,842 SF

CONTACT BROKERS FOR RATES

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

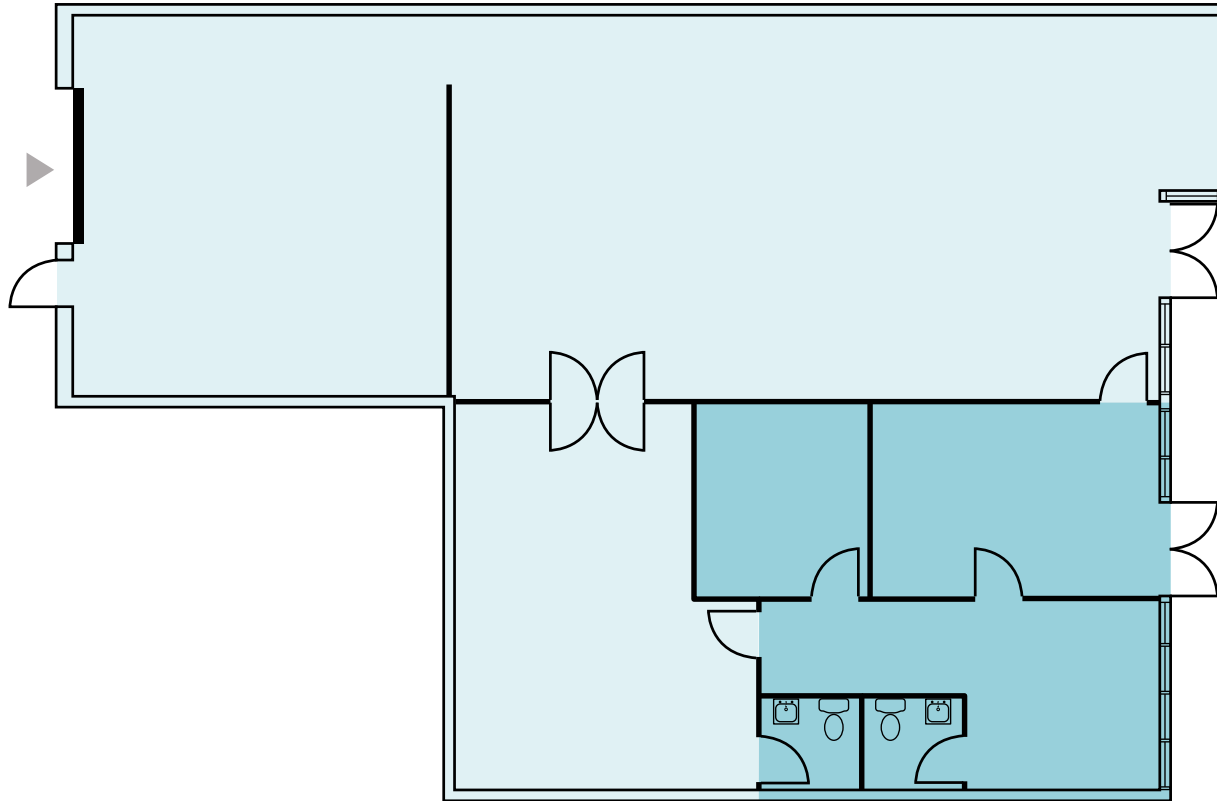


FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 7 - Suite 14756



-  **OFFICE**
-  **WAREHOUSE**
-  **GRADE-LEVEL LOADING**

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

7/1/2023

AVAILABLE

2,307 SF

WAREHOUSE

829 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

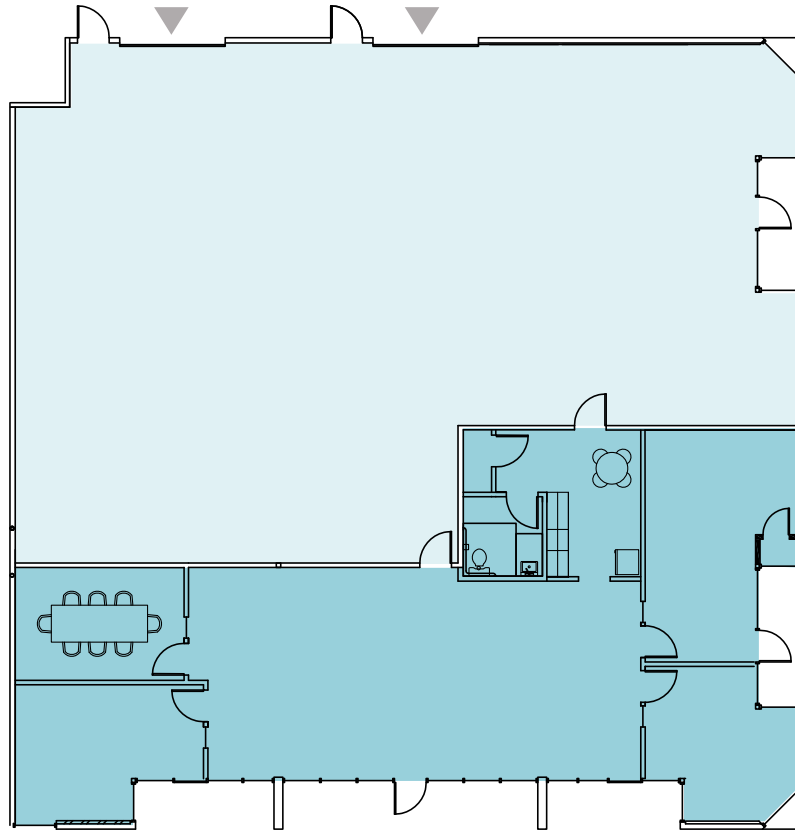


FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 8 - Suite 14790



-  OFFICE
-  WAREHOUSE
-  GRADE-LEVEL LOADING

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

7/1/2023

AVAILABLE

3,310 SF

WAREHOUSE

2,347 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

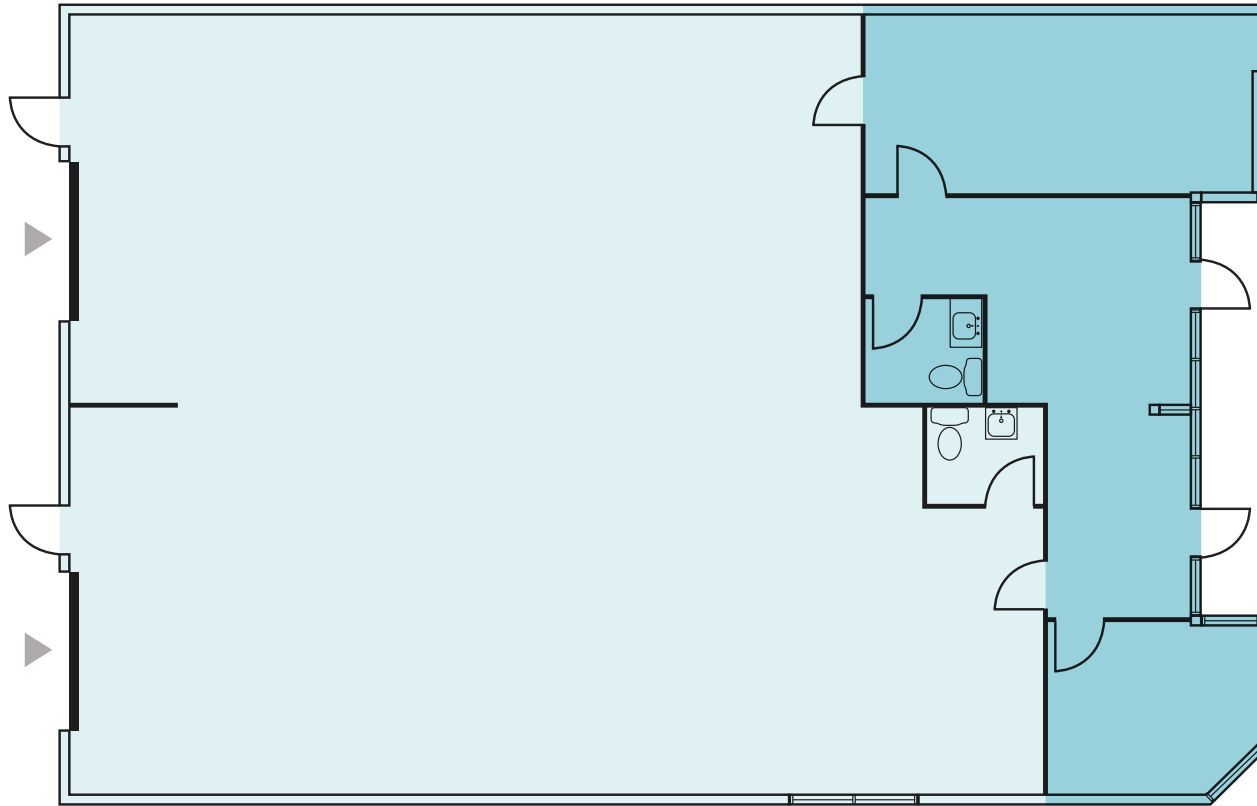


FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 11 - Suite 14670



-  **OFFICE**
-  **WAREHOUSE**
-  **GRADE-LEVEL LOADING**

11/1/2023

AVAILABLE

3,031 SF

WAREHOUSE

762 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

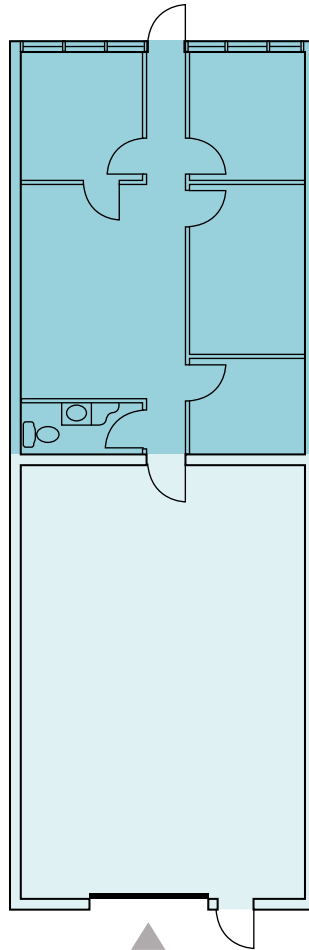


FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 12 - Suite 14630



-  OFFICE
-  WAREHOUSE
-  GRADE-LEVEL LOADING

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

7/1/2023

AVAILABLE

943 SF

WAREHOUSE

955 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com



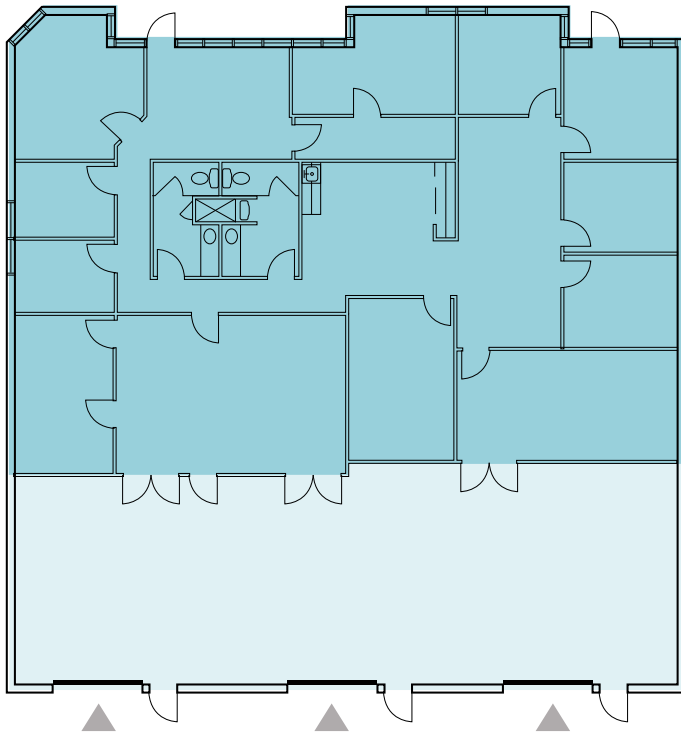
FOR LEASE

Willows Business Center

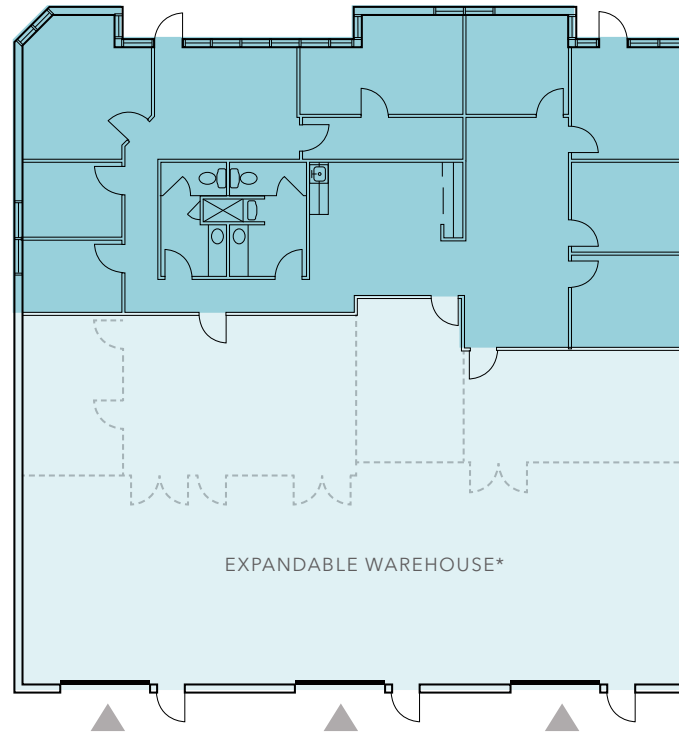
14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 12 - Suite 14636

CURRENT FLOOR PLAN



POTENTIAL FLOOR PLAN



-  **OFFICE**
-  **WAREHOUSE**
-  **GRADE-LEVEL LOADING**

*AFTER WALL REMOVAL:
OFFICE = 2,883 SF
WAREHOUSE = 2,853 SF

7/1/2023

AVAILABLE

1,899 SF

WAREHOUSE

3,837 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

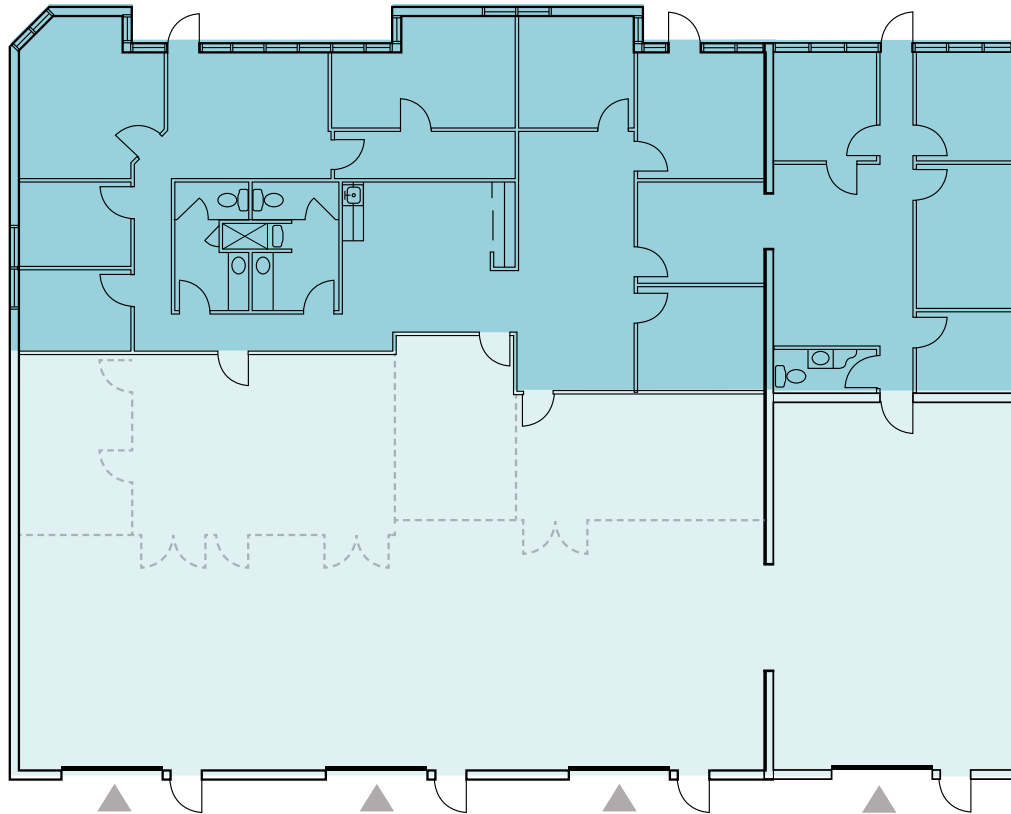
 **Kidder Mathews**

FOR LEASE

Willows Business Center

14662 - 14920 NE 95TH ST, REDMOND, WA 98052

Building 12 - Suites 14636 & 14630



-  OFFICE
-  WAREHOUSE
-  GRADE-LEVEL LOADING

KIDDER.COM

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty, or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

7/1/2023

AVAILABLE

2,842 SF

WAREHOUSE

4,802 SF

OFFICE

JAMES LEPTICH

425.450.1159

james.leptich@kidder.com

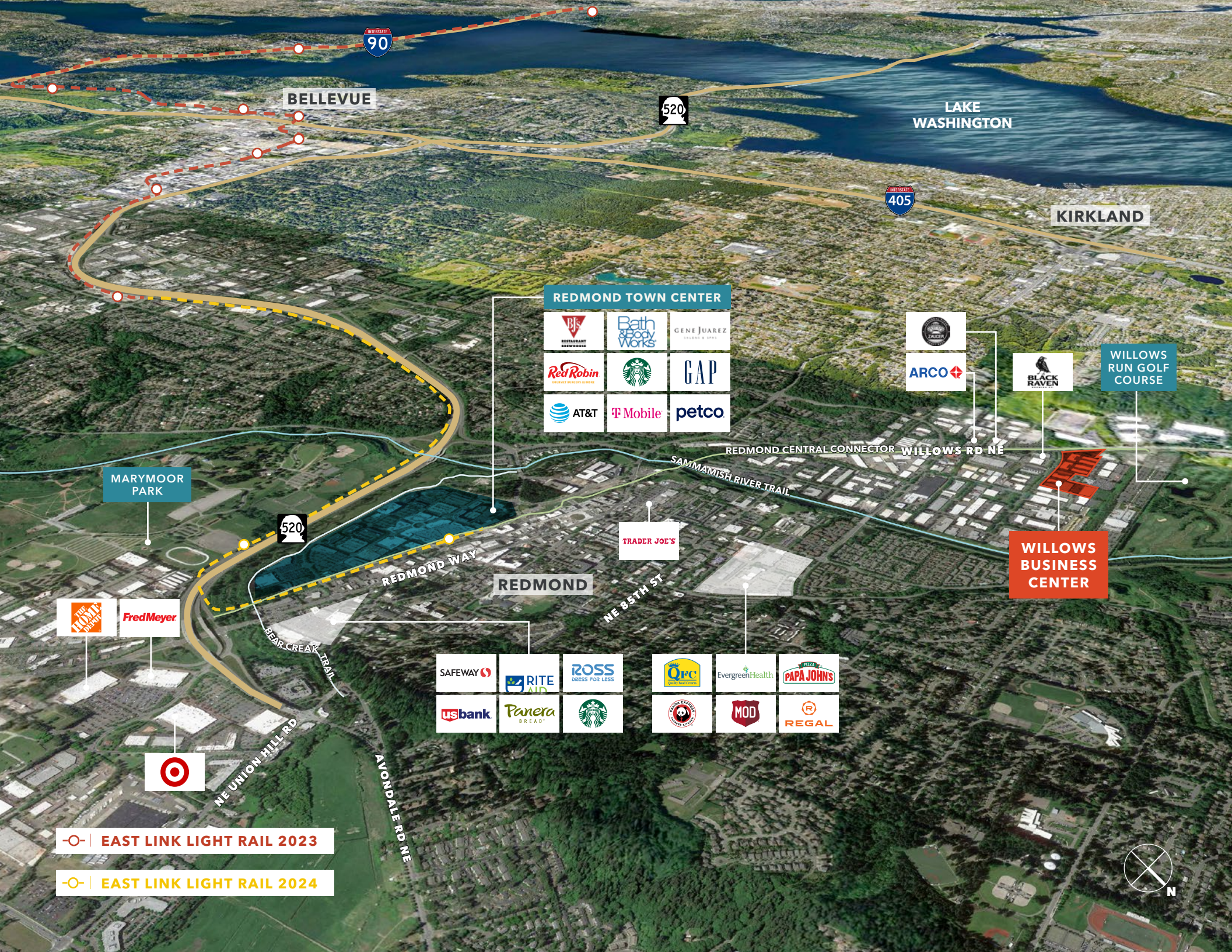
RYAN FOSTER

425.450.1124

ryan.foster@kidder.com

N 

 **Kidder Mathews**



BELLEVUE

LAKE WASHINGTON

KIRKLAND

REDMOND TOWN CENTER



WILLOWS RUN GOLF COURSE



WILLOWS BUSINESS CENTER

MARYMOOR PARK

520

REDMOND WAY

REDMOND

TRADER JOE'S

NE 85TH ST

REDMOND CENTRAL CONNECTOR WILLOWS RD NE

SAMMAMISH RIVER TRAIL

BEAR CREEK TRAIL

NE UNION HILL RD

AVONDALE RD NE



-O- | EAST LINK LIGHT RAIL 2023

-O- | EAST LINK LIGHT RAIL 2024

