

OFFICE SPACE FOR LEASE

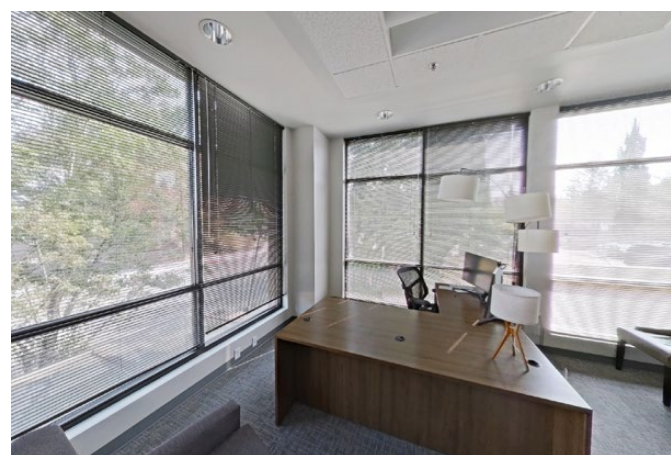
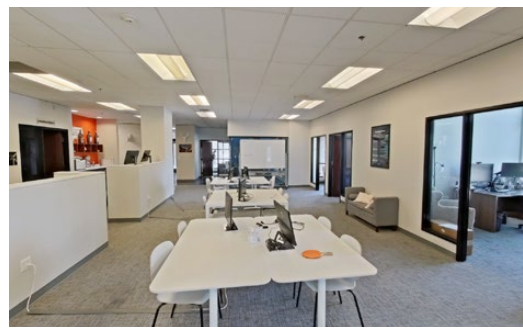
ISLAND SQUARE

*5,028 RSF Office - Rare Downtown
Mercer Island Location*

7853 SE 27TH ST, SUITE 283, MERCER ISLAND, WA

km Kidder
Mathews

OFFICE SPACE FOR LEASE



PROPERTY HIGHLIGHTS

Class A second-floor office space located in the heart of Mercer Island

Rental rate \$28.00/SF/Yr, NNN

NNN est. \$12.79/SF (est. 2026)

Space includes three conference rooms, eight privates, open area, copy area & kitchenette

Extensive window line throughout

Parking ratio 3.5 Stalls/1,000 SF

Sublease through March 31, 2027 with potential extension directly through landlord

5-Minute walk from transit center & new light rail station & close to numerous amenities

MONICA WALLACE

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TYLER MILLER

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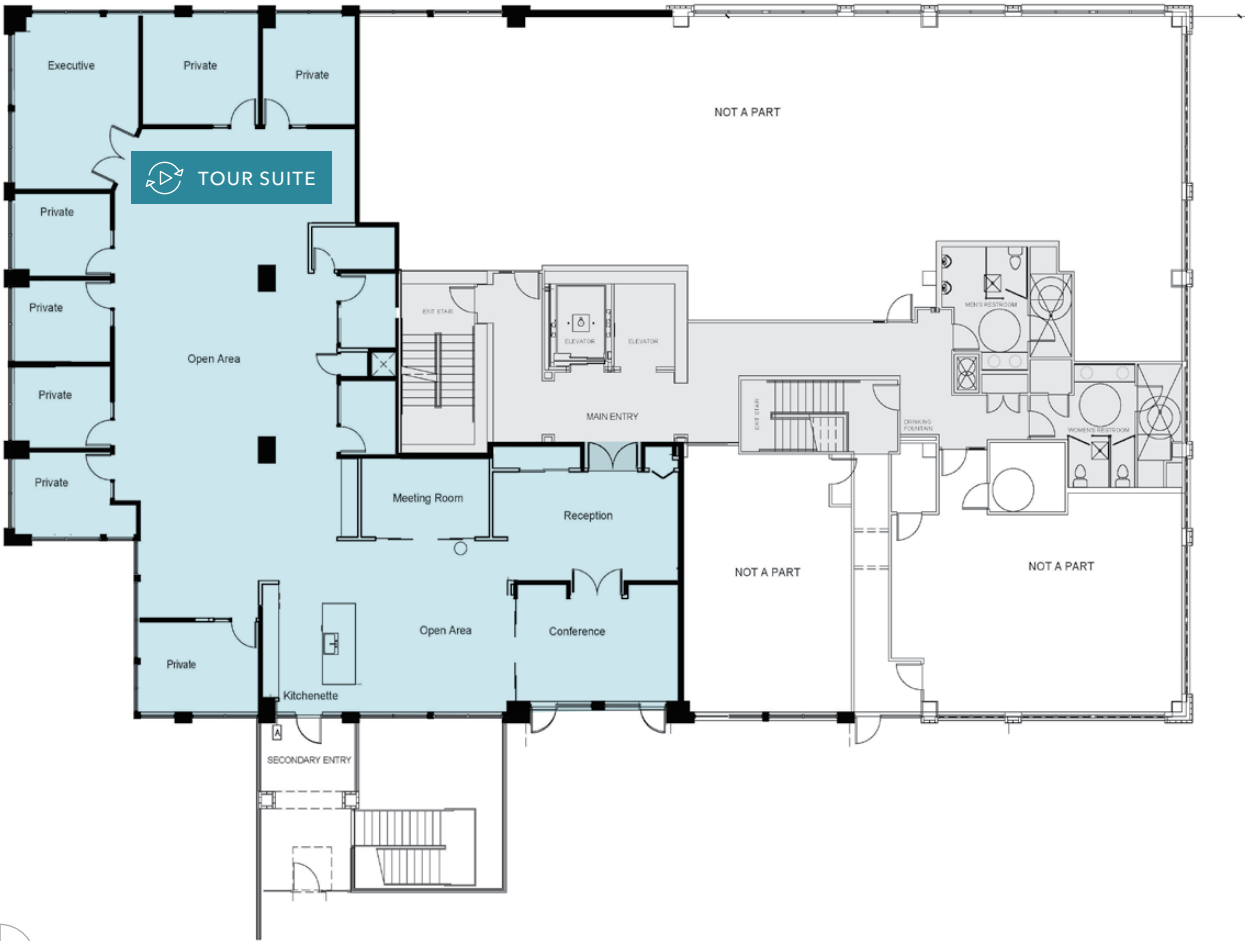
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SUITE 283



5,028 SF

AVAILABLE

\$28.00

LEASE RATE, NNN (SF/YR)

\$12.79

NNN (EST 2026)



Notes:

Suite configuration subject to field verification by tenant.

NNN includes electricity and janitorial

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