



COLMAN BUILDING

811 FIRST AVENUE
SEATTLE, WASHINGTON

www.colmanbuilding.com

Cavan O'Keefe

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**Newmark
Knight Frank**

BUILDING HIGHLIGHTS

- ◆ Historic building updated with modern conveniences
- ◆ Common kitchen facility
- ◆ Operable windows throughout
- ◆ Excellent access to I-5, Metro buses and Water taxi
- ◆ Direct access to the Colman ferry dock via skybridge
- ◆ Numerous restaurants and retail amenities within walking distance
- ◆ Direct access to the revitalized waterfront
- ◆ On-site building management
- ◆ Building conference room
- ◆ Showers & secure bike storage
- ◆ Starbucks, Quiznos, and UPS Store on site



CURRENT AVAILABILITIES

SPACE	SIZE	AVAILABILITY
Suite 464	1,306 SF	Lease Pending
Suite 520	7,781 SF	Divisible
↳ Suite 520A	2,042 SF	Available now
↳ Suite 520B	2,167 SF	Available now
↳ Suite 520E	1,357 SF	Available now
Suite 570	6,691 SF	Divisible
↳ Suite 570A	2,939 SF	Available now
↳ Suite 570B	2,246 SF	Available now
↳ Suite 570C	1,506 SF	Available now
Suite 580	655 SF	Available now
Suite 626	1,395 SF	Available now
Suite 630	1,439 SF	Available now

BUILDING FLOORPLANS

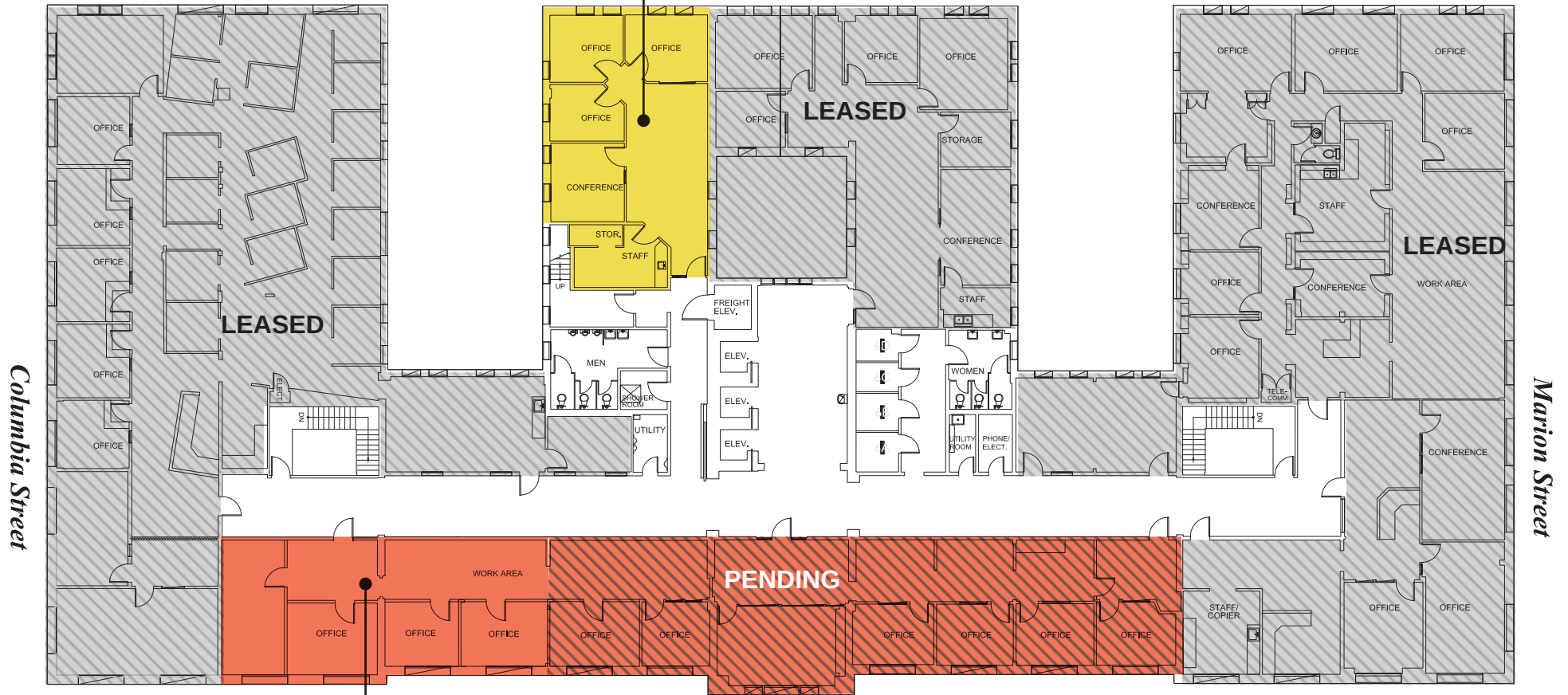


BUILDING FLOORPLANS

SUITE 626

1,395 SF

Post Alley



SUITE 630

1,439 SF

1st Avenue

TRANSPORTATION & AMENITIES MAP

WATERFRONT REVITALIZATION

Est. completion
2022-2023



50+
RESTAURANTS
within 3 blocks

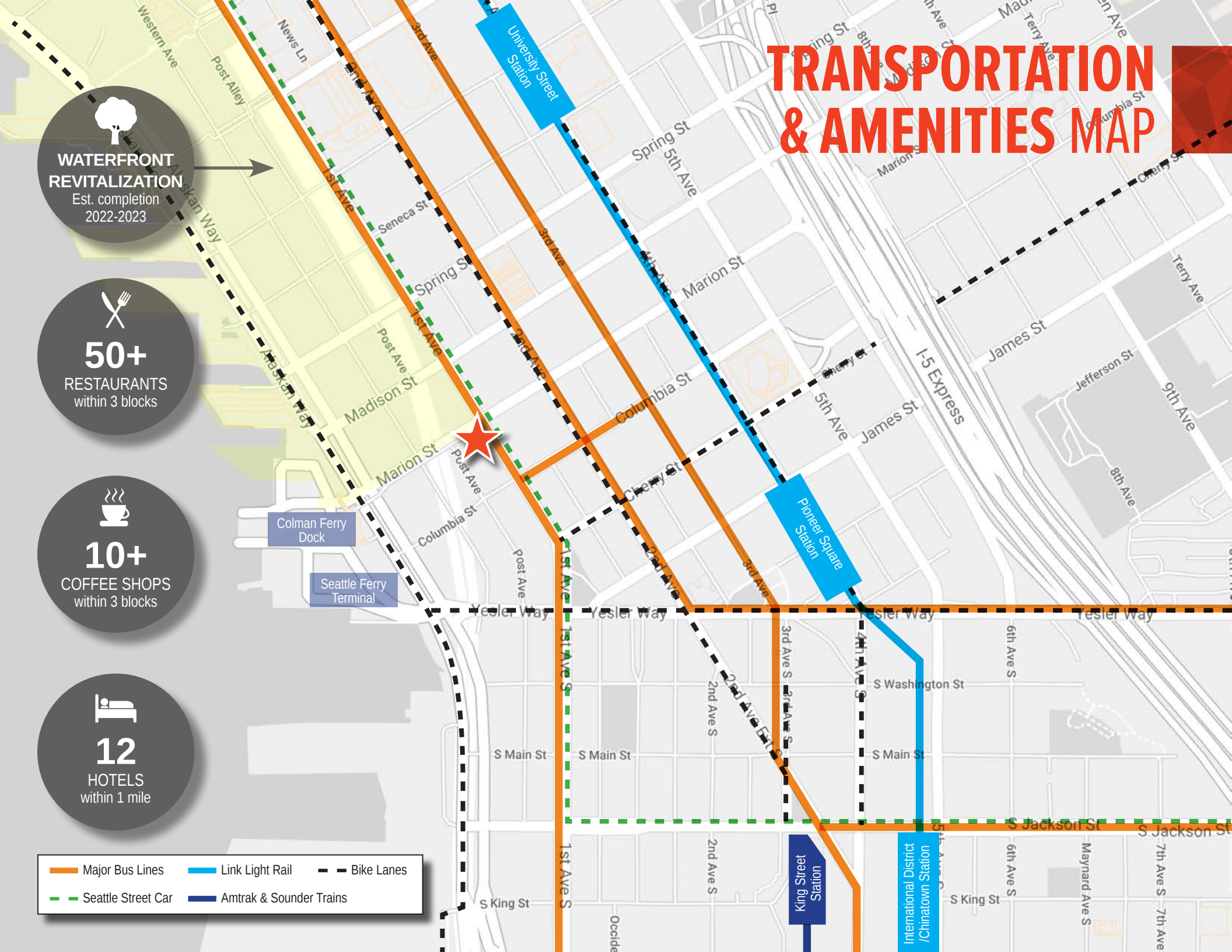


10+
COFFEE SHOPS
within 3 blocks



12
HOTELS
within 1 mile

Major Bus Lines Link Light Rail Bike Lanes
Seattle Street Car Amtrak & Sounder Trains



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