

**GROUND FLOOR INTERIOR  
& EXTERIOR RENOVATIONS  
COMPLETED!**



**SYMETRA<sup>®</sup>**  
CENTER

777 108<sup>TH</sup> AVENUE NE  
BELLEVUE, WA

# IN THE HEART OF DOWNTOWN BELLEVUE

Symetra Center is a 25-story, 445,089 RSF, Class A office building offering 18,500 SF floor plates and excellent views of the city, Lake Washington and mountain ranges.



State-of-the-art conference center



Ground floor fitness center



Café Hagen



Modern and inviting lobby experience with emphasis on hospitality



Destination dispatch elevators



All multi-tenant lobbies and restrooms recently renovated



Strategic multi-point ingress/egress via NE 8th, 108th & 106th Avenues



Electric car charging stations and valet parking



One block from Bellevue Transit Center and EastLink Light Rail



Bike storage and locker/shower facilities



24/7 on-site security and engineering



100% Electric Operated Building



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CENTER

777 108<sup>th</sup> Avenue NE  
Bellevue, WA 98004

## AVAILABLE SPACE

FLOOR / SUITE	SQ. FT.	AVAILABILITY
<u>20 / 2030</u>	3,893 SF	Now
East facing suite with mix of offices and open area.		
<u>18 / 1870</u>	3,509 SF	Now
Heavily built out suite with direct lobby exposure and views looking North and East to the Cascades.		
<u>7</u>	18,422 RSF	Now
<u>6</u>	18,785 RSF	Now
<u>5</u>	18,422 RSF	Now
<u>4</u>	20,587 RSF	Now
Four contiguous floors for up to 76,216 RSF		



Floors  
4 - 7  
76,216 RSF

Floor 7 - 18,422 RSF

Floor 6 - 18,785 RSF

Floor 5 - 18,422 RSF

Floor 4 - 20,587 RSF

Suite 1870 -  
3,509 RSF

Suite 2030 -  
3,893 RSF

Lobby



## SYMETRA CENTER AT A GLANCE

### BUILDING

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450,359 SF

25-story Class A Office Tower

### YEAR BUILT / RENOVATED

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1987 / 2024

### RENTAL RATES

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\$46.00 – \$52.00 / NNN

### OPERATING EXPENSES

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\$16.12/SF

### FLOOR PLATE SIZE

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~18,500 RSF

### PARKING

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1.5/1,000 parking permits per rentable square foot. All covered with valet assist.

### LOCATION

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Strategically located on the corner of NE 8th Street and 108th Avenue with direct access to I-405

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CENTER

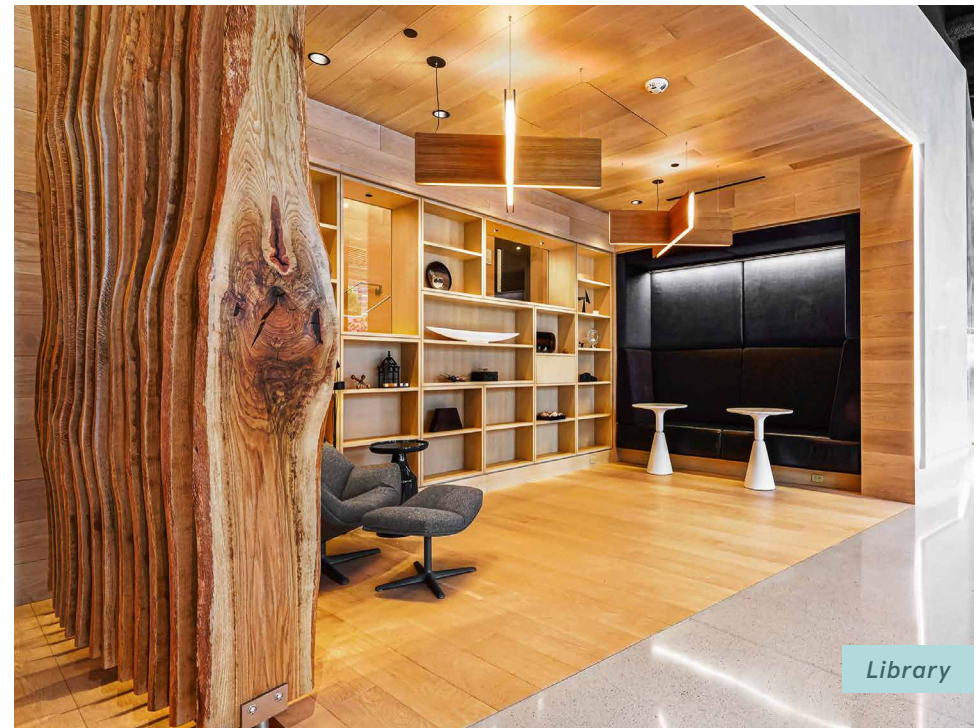
777 108<sup>th</sup> Avenue NE  
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## SPACE FOR ALL TENANT TYPES

Whether a tech tenant or a professional firm, Symetra Center offers signature and distinguished office space alternatives.

Lobby

[▶ Virtual Tour](#)





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Cafe Hagen  
▶ Virtual Tour



Fitness Center  
▶ Virtual Tour

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## PRIME DOWNTOWN LOCATION

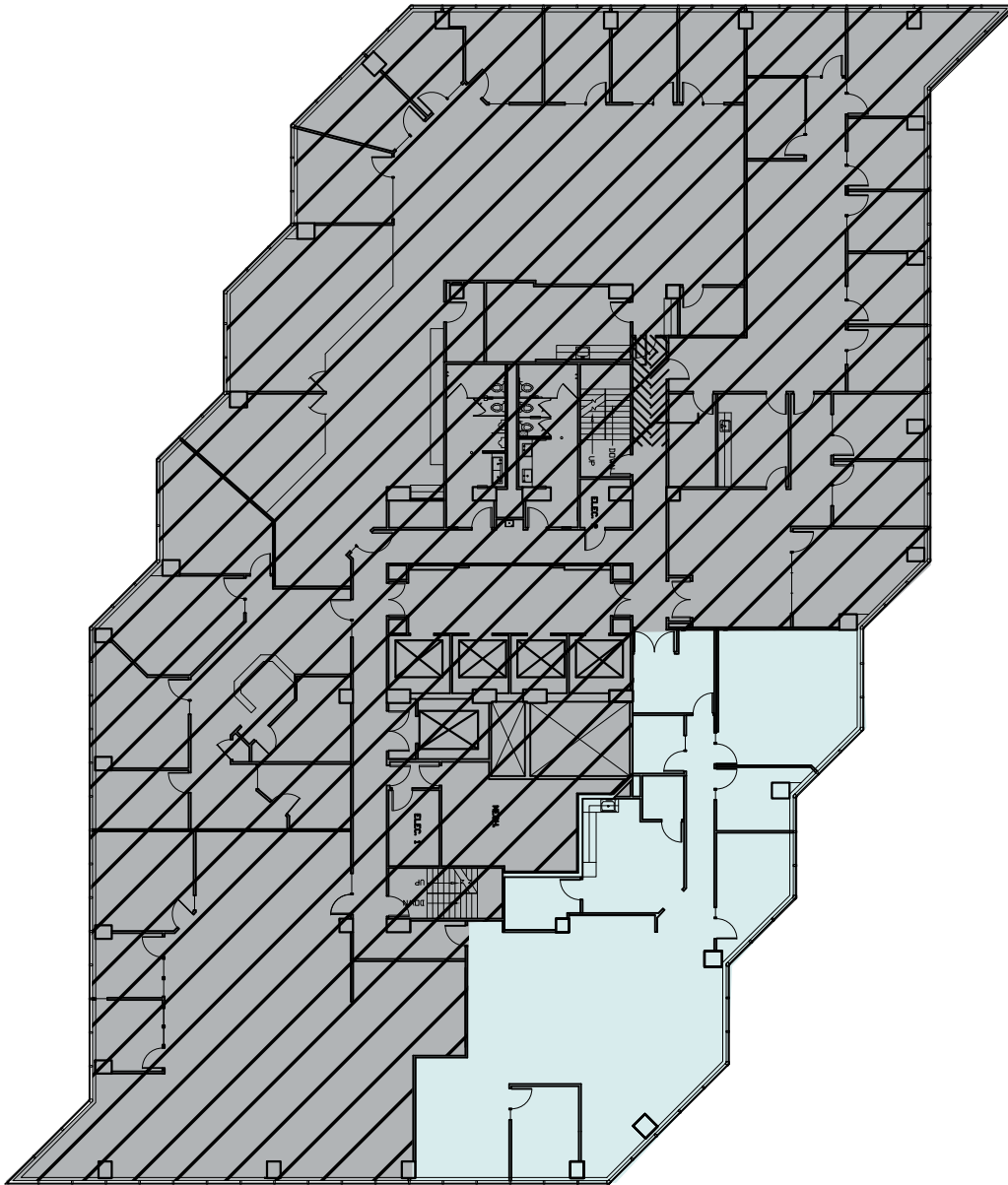
- Located on the corner of NE 8th Street and 110th Avenue NE
- Easy access to I-405 and public transportation
- Nearby conveniences include the Transit Center, Pedestrian Corridor, shopping at Bellevue Square and The Bravern, Bellevue Park, restaurants, hotels and The Bellevue Convention Center.



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## 20<sup>TH</sup> FLOOR

Suite 2030 • 3,893 RSF

Available Now

- East facing suite with mix of offices and open area

**SRO**® STERLING REALTY ORGANIZATION

**BRODERICK**  
• GROUP •

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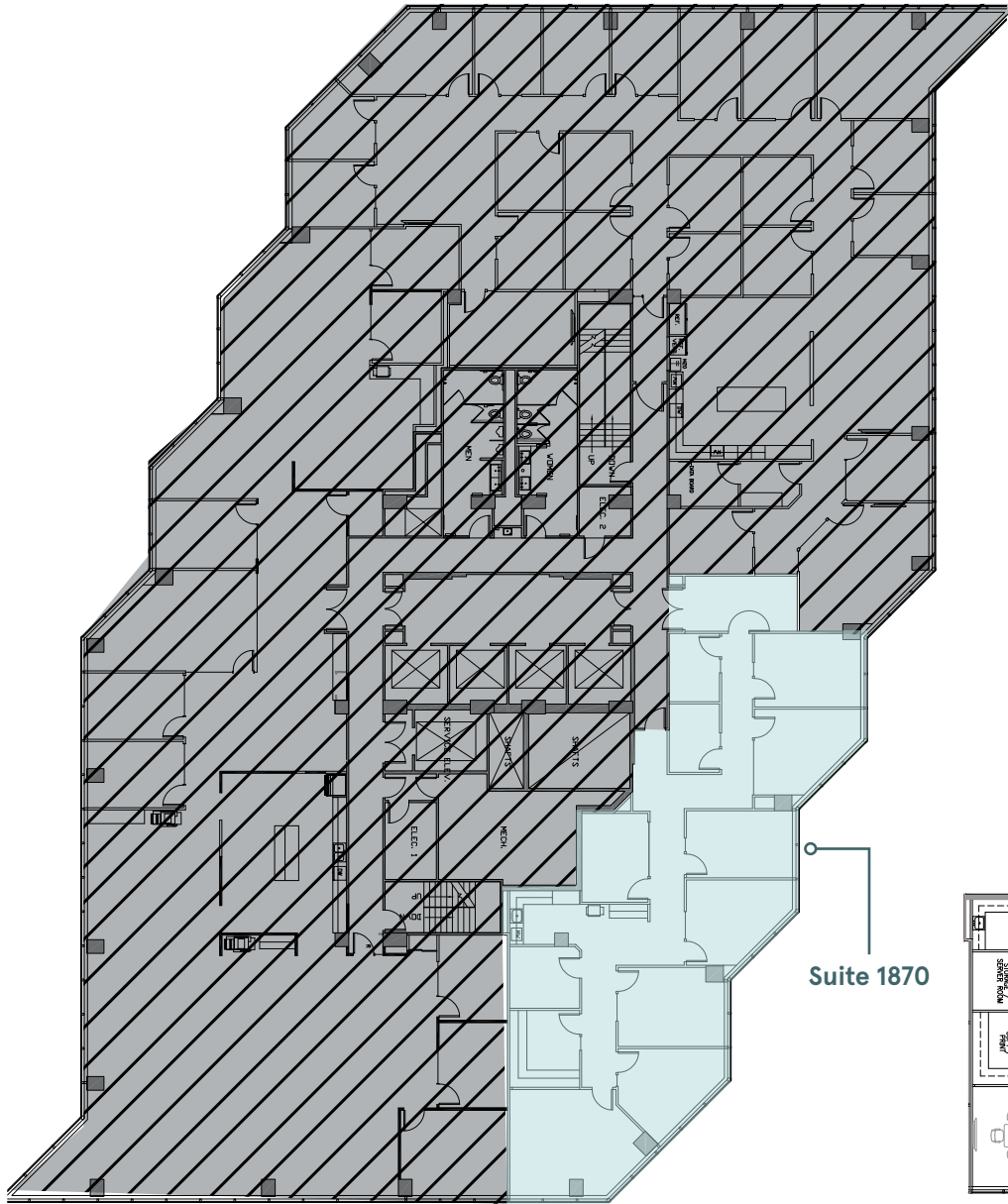
**BACK TO  
AVAILABILITIES**



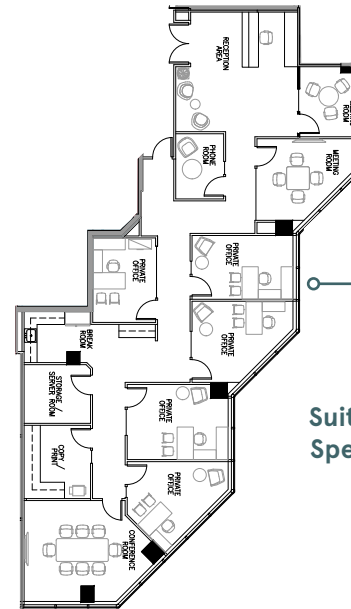
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Suite 1870



Suite 1870  
Spec Plan

## 18<sup>TH</sup> FLOOR

Suite 1870 • 3,509 RSF

Available Now

- Heavily built out suite with direct lobby exposure and views looking North and East to the Cascades

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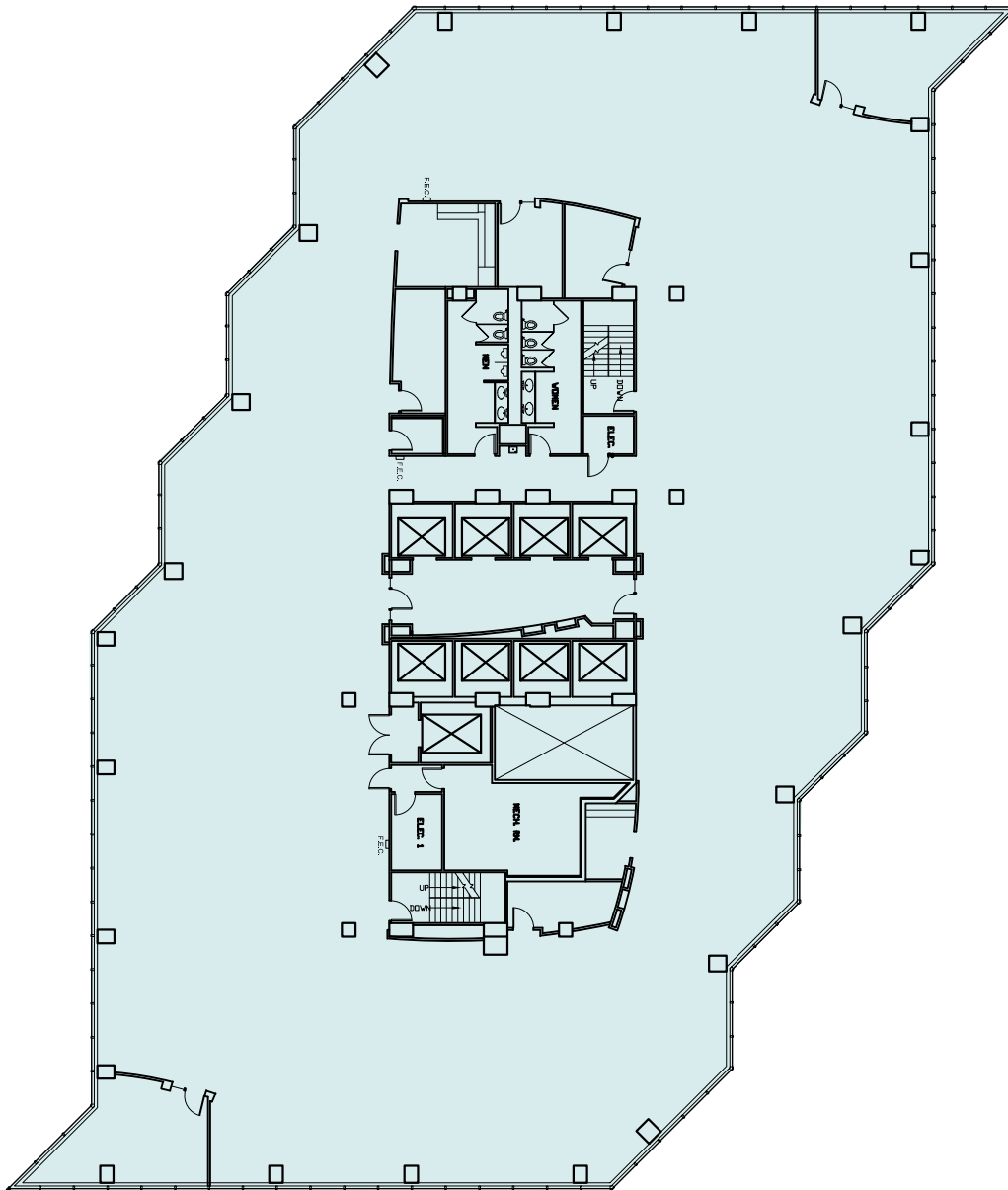
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## 7<sup>TH</sup> FLOOR

Suite 700 • 18,422 RSF

Available Now

- Floors 4 - 7 contiguous for up to 76,216 RSF

 VIRTUAL TOUR



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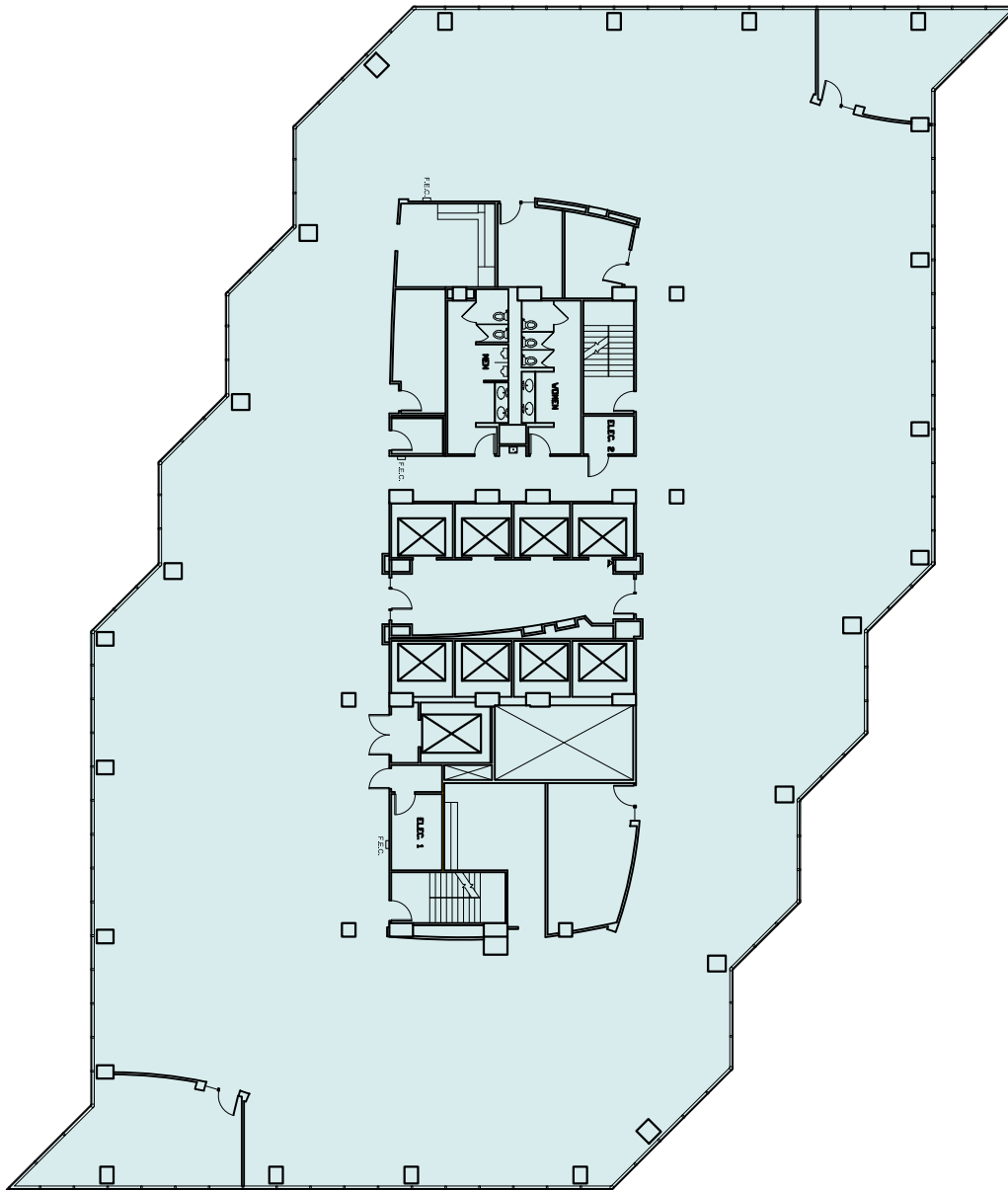
  
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## 6<sup>TH</sup> FLOOR

Suite 600 • 18,785 RSF

Available Now

- Floors 4 - 7 contiguous for up to 76,216 RSF



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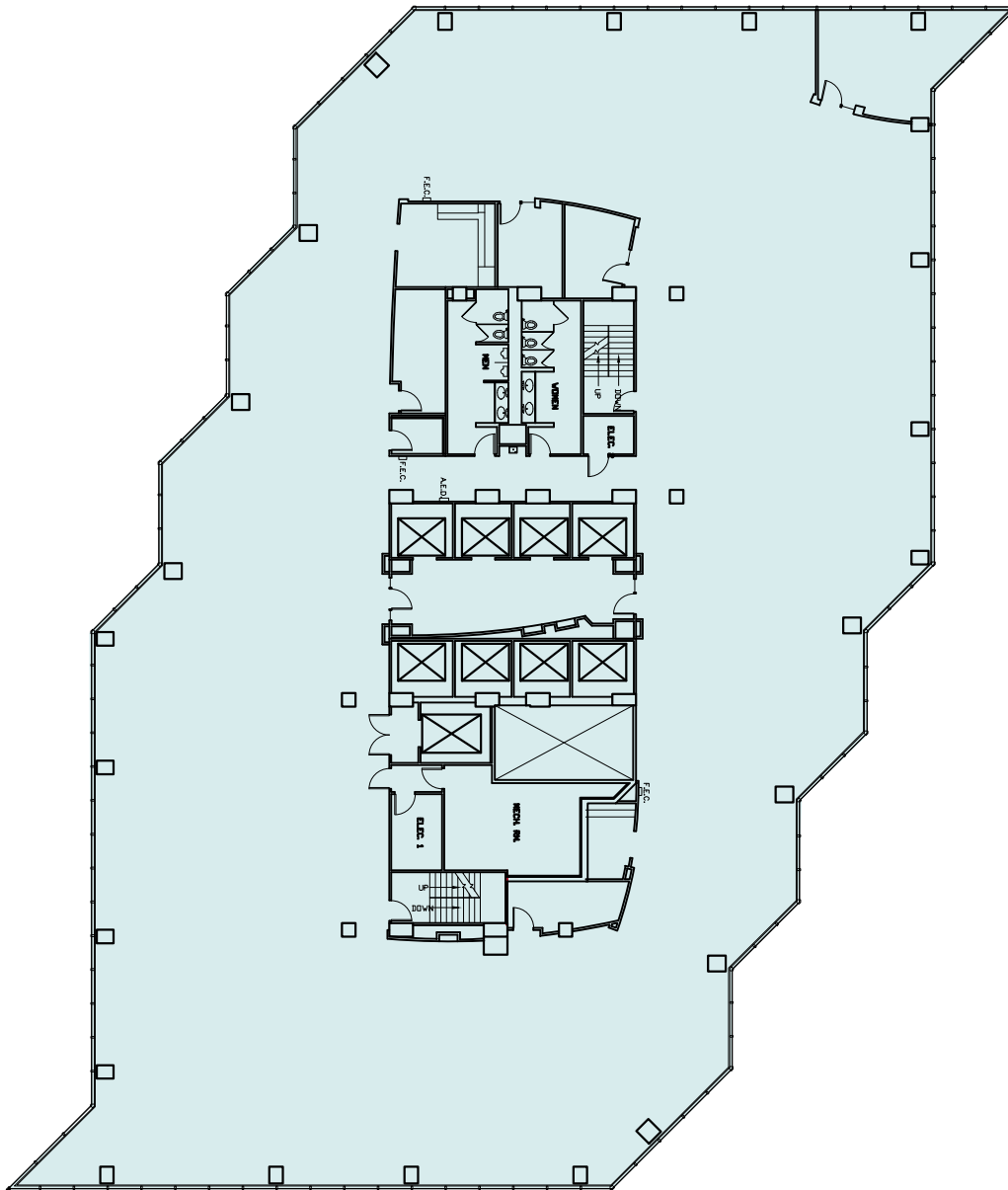
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## 5<sup>TH</sup> FLOOR

Suite 500 • 18,422 RSF

Available Now

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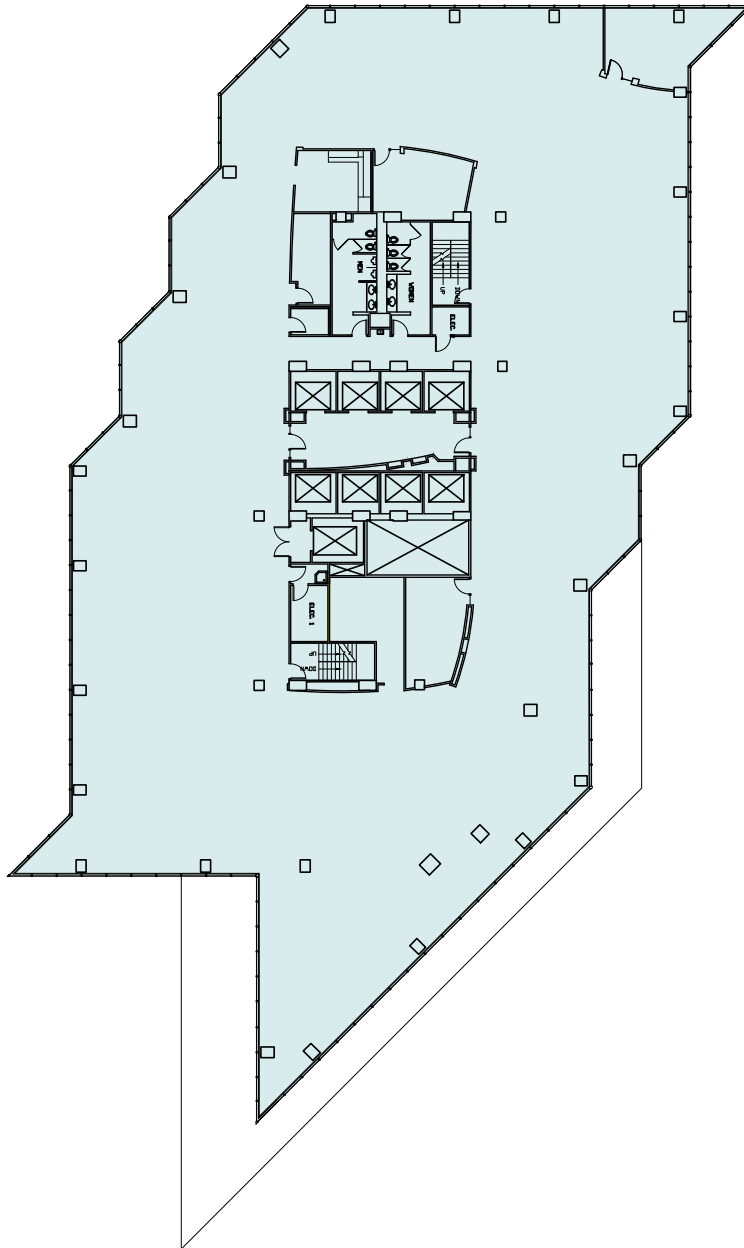
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## 4<sup>TH</sup> FLOOR

Suite 400 • 20,587 RSF

Available Now

- Floors 4 - 7 contiguous for up to 76,216 RSF



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For more information or to schedule a  
tour, please contact:

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