

# FOURTH & MADISON

925 Fourth Avenue | Seattle, Washington 98104

**NEWMARK**





# BUILDING HIGHLIGHTS



LEED Platinum Certification



Views of Elliott Bay, the Olympic Mountains, Space Needle, and Mt. Rainier



Floor-to-ceiling windows with 9' drop ceiling



7th floor outdoor terrace for tenants



State-of-the-art conferencing center



Fitness center with showers and lockers



24/7 on-site security



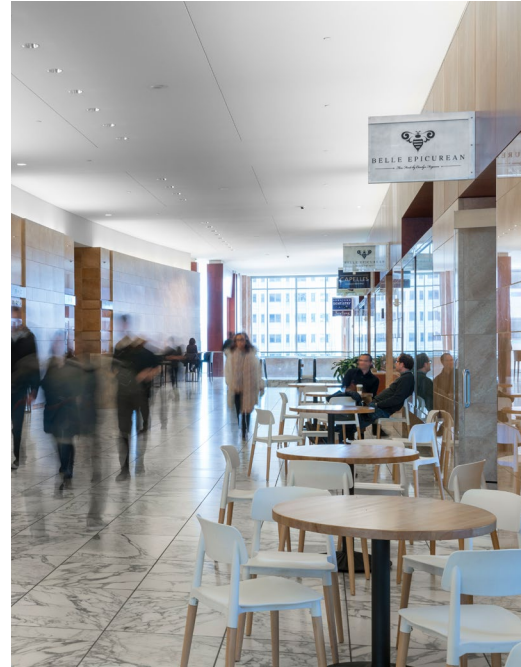
Secure on-site parking with EV charging stations



Bright Horizon's childcare on-site



On-site retailers include Belle Epicurean Café, Market Fresh, Sushi Kudasai, and Capelli's Barbershop



# LOCATION



99 WALK SCORE      100 TRANSIT SCORE

● FOOD & DRINK      ● HOTELS



## AVAILABILITIES

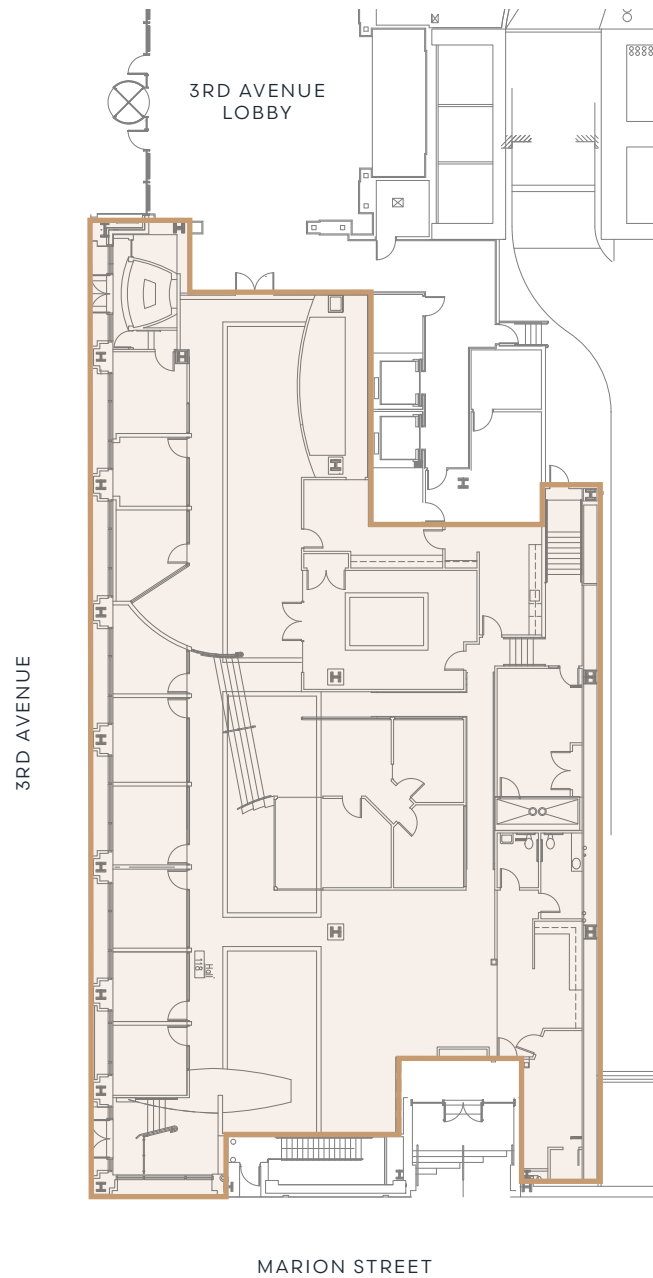
<b>Suite 100</b>	9,883 (divisible to 5,000)	Available Now
<b>Floor 3</b>	15,594	May 2024
<b>Suite 410</b>	2,086	Available Now
<b>Floor 6</b>	38,556	May 2024
<b>Floor 7</b>	22,118 (divisible to 5,000)	May 2024
<b>Floor 11</b>	23,741	Available Now
<b>Floor 17</b>	24,648	Available Now
<b>Floor 18</b>	24,648	Available Now
<b>Floors 20/21</b>	49,232 (divisible to 24,596)	Available Now
<b>Suite 2270</b>	15,361 (divisible to 5,788)	April 2024
<b>Suite 2320</b>	12,257 (divisible to 5,000)	April 2024
<b>Suite 3250</b>	9,783	Available Now
<b>Floor 33*</b>	25,050	Available Now
<b>Floor 34*</b>	25,012	Available Now
<b>Suite 3520*</b>	13,635	Available Now
<b>Suite 3540*</b>	2,650	Available Now
<b>Floor 37</b>	11,670	Available Now

\*Floors 33-35 combinable to 66,347 SF



# SUITE 100

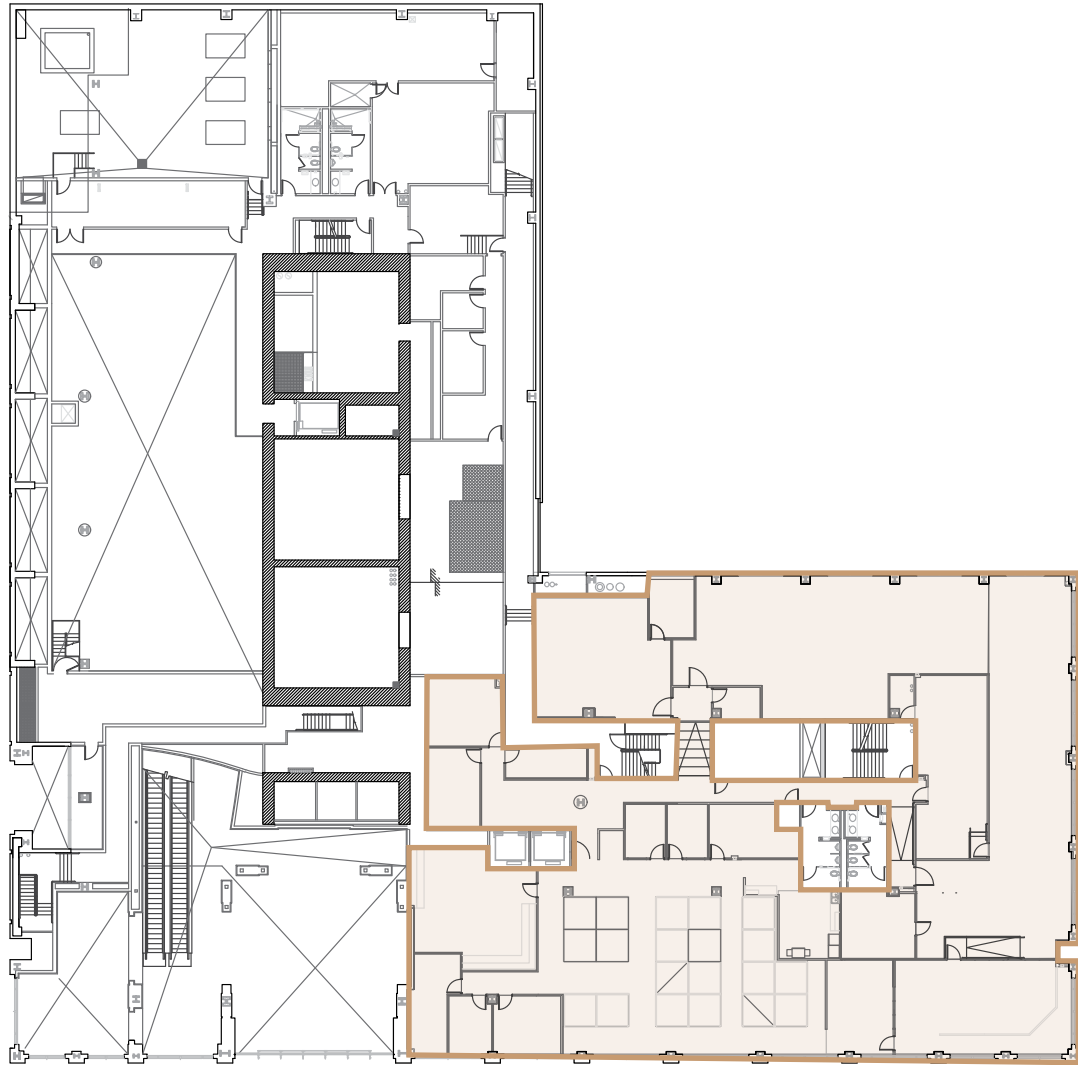
**9,883 SF**  
(divisible to 5,000 SF)  
Available now  
Retail or office space



## FLOOR 3

15,594 SF

Available May 2024



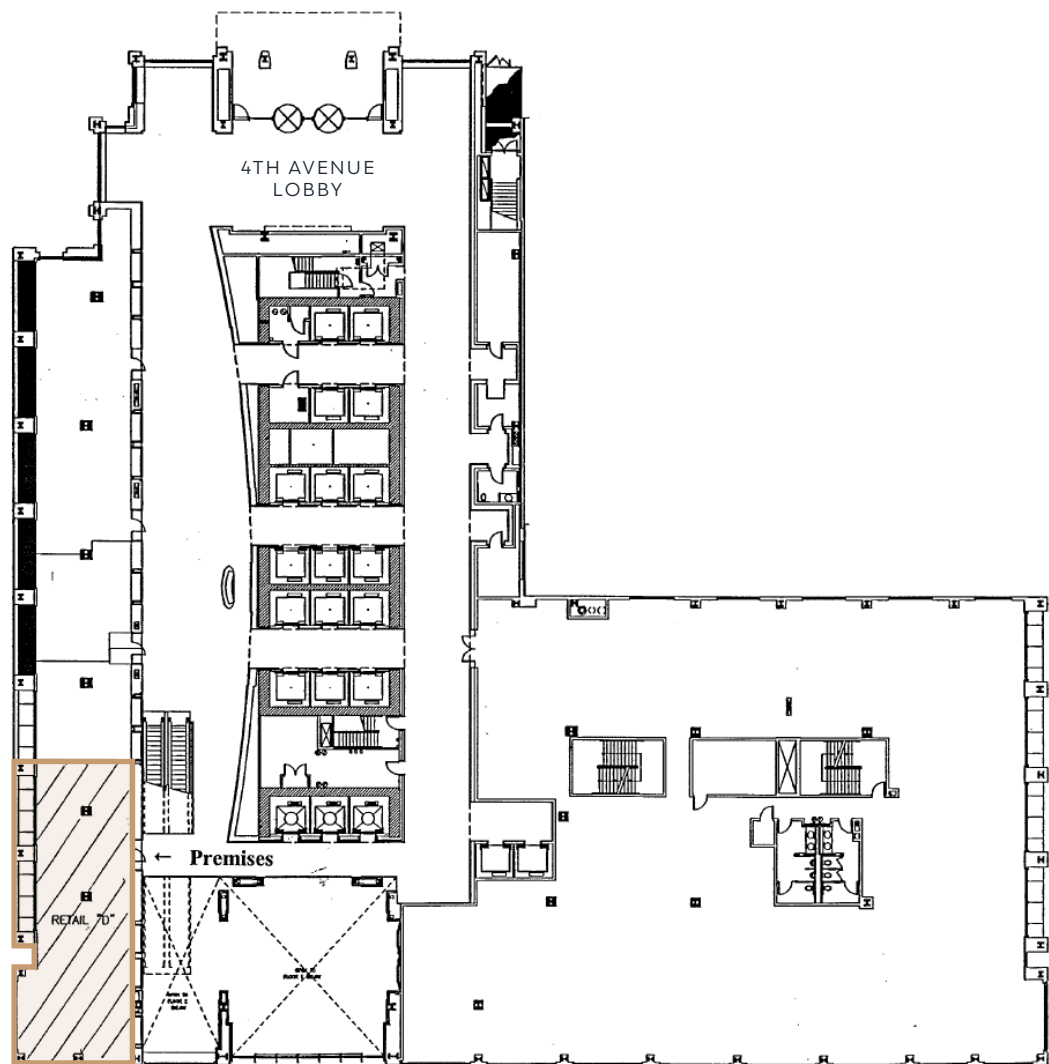
# SUITE 410

2,086 SF

Available now

Retail or office space

Former dental office

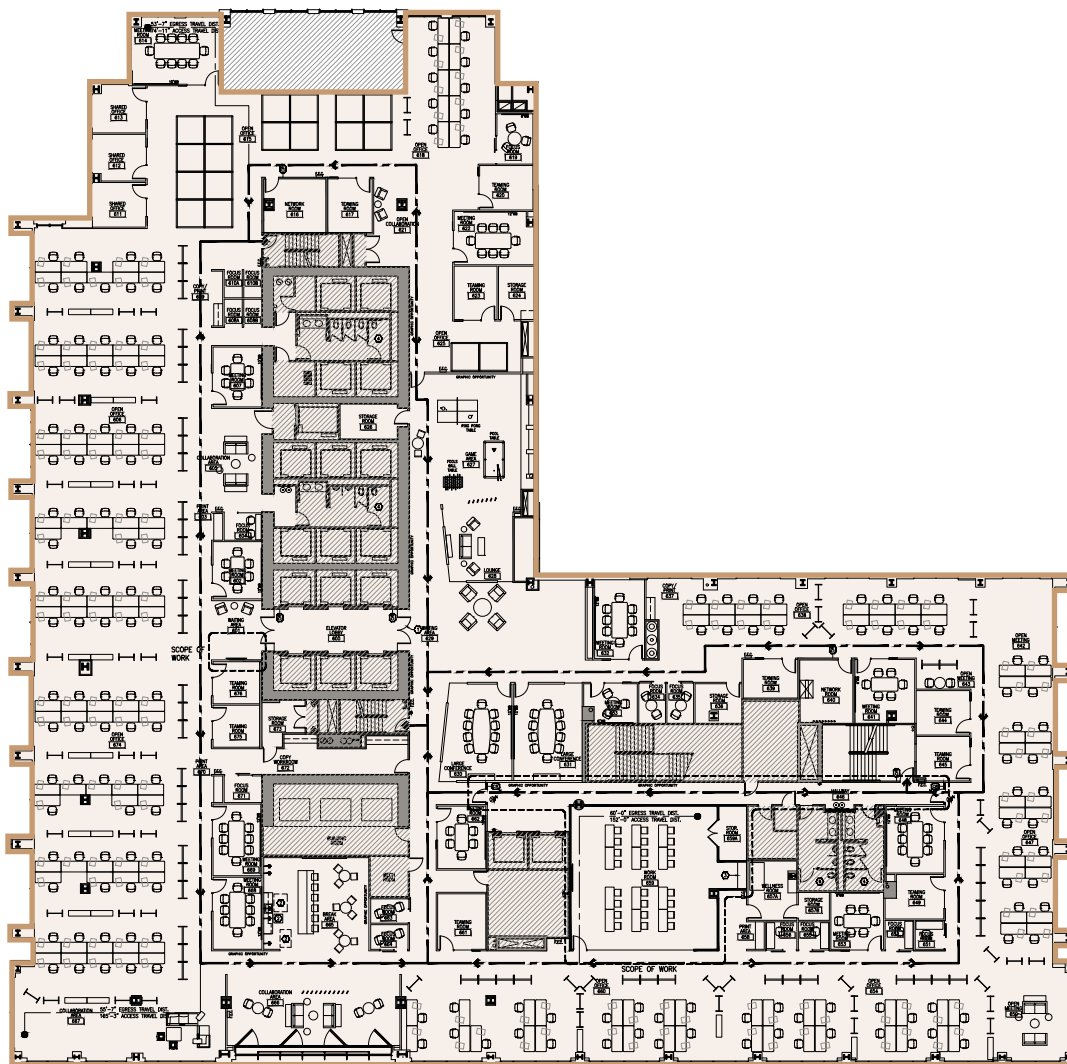




# FLOOR 6

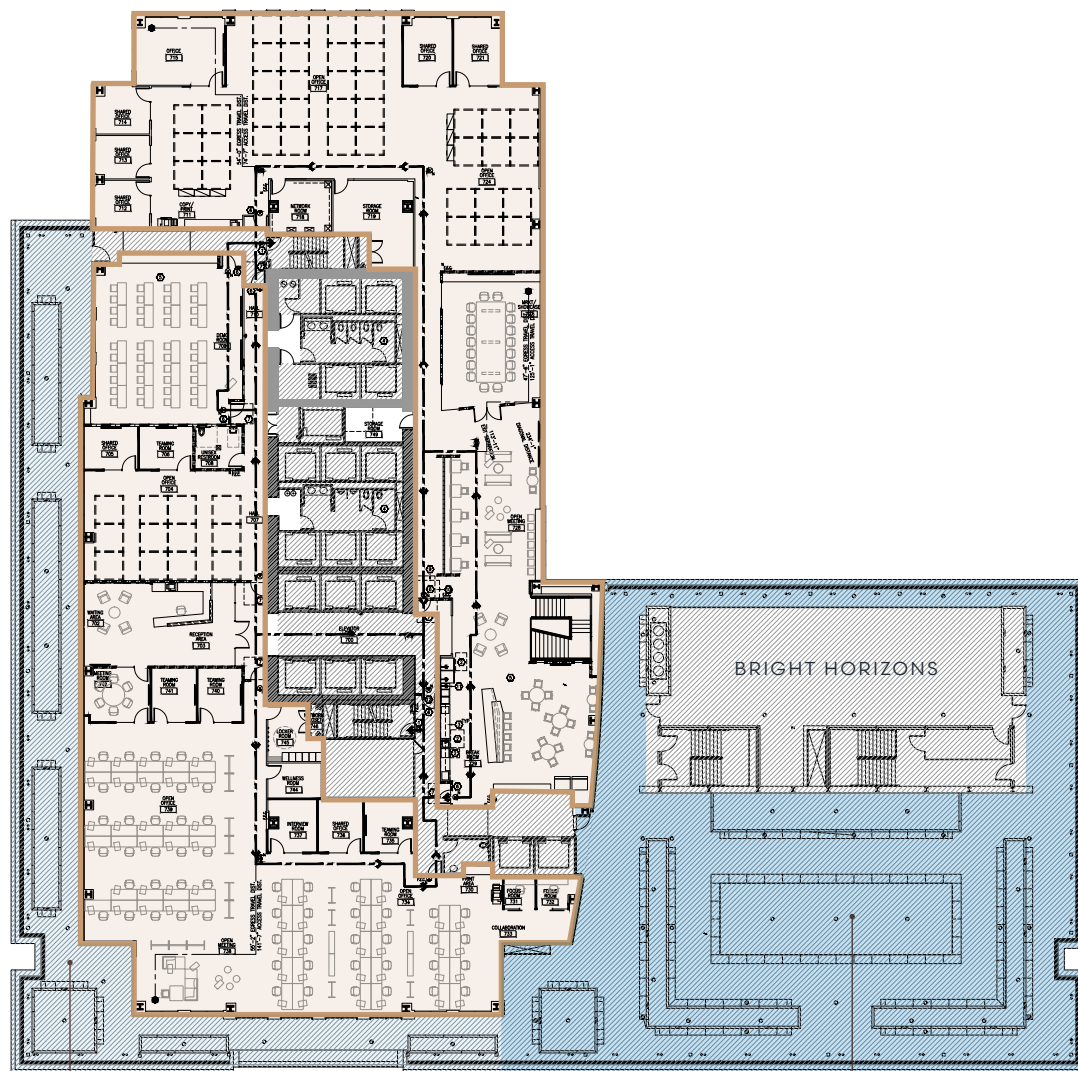
38,556 SF

Available May 2024



# FLOOR 7

**22,118 SF**  
(divisible to 5,000 SF)  
Available May 2024



POTENTIAL DECK FOR  
7TH FLOOR TENANT

TENANT AMENITY DECK



## FLOOR 11

**23,741 SF**  
Available now



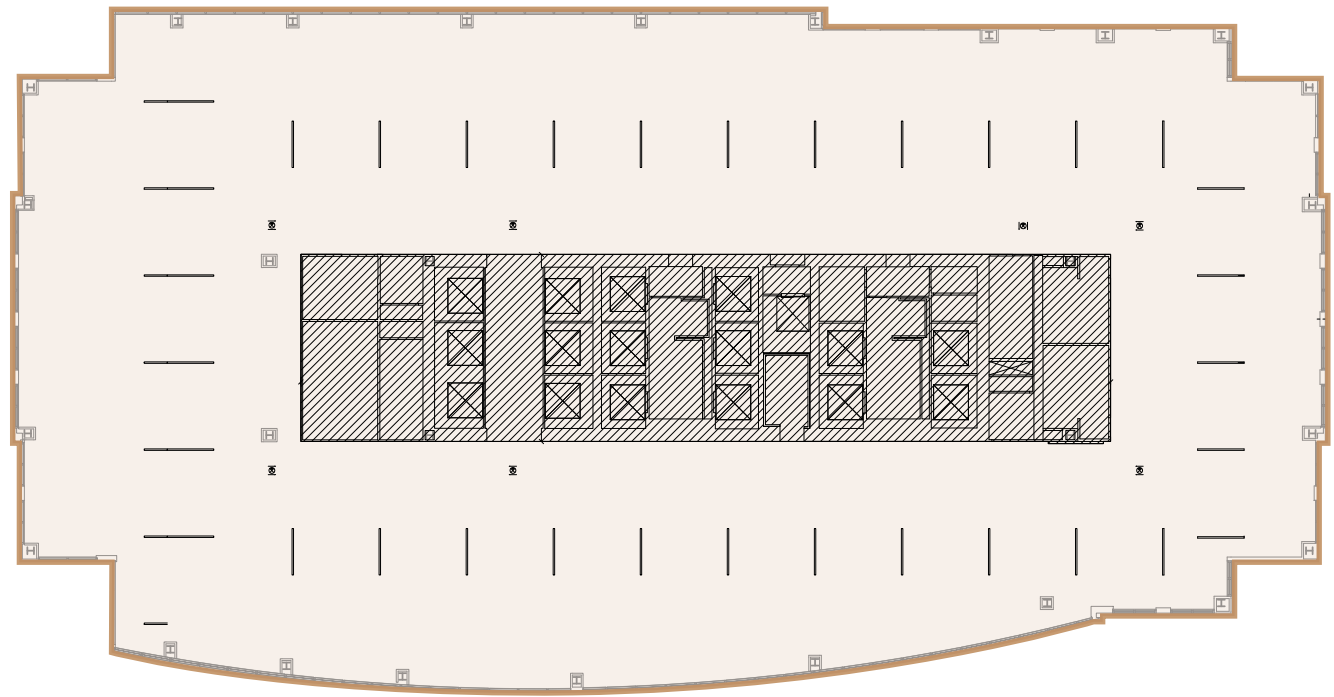
## FLOOR 17

24,648 SF  
Available now



## FLOOR 18

**24,648 SF**  
Available now



## FLOOR 20

24,636 SF  
Available now



INTERNAL STAIRCASE  
CONNECTING TO  
FLOOR 21



# FLOOR 21

**24,596 SF**  
Available now



INTERNAL STAIRCASE  
CONNECTING TO  
FLOOR 20

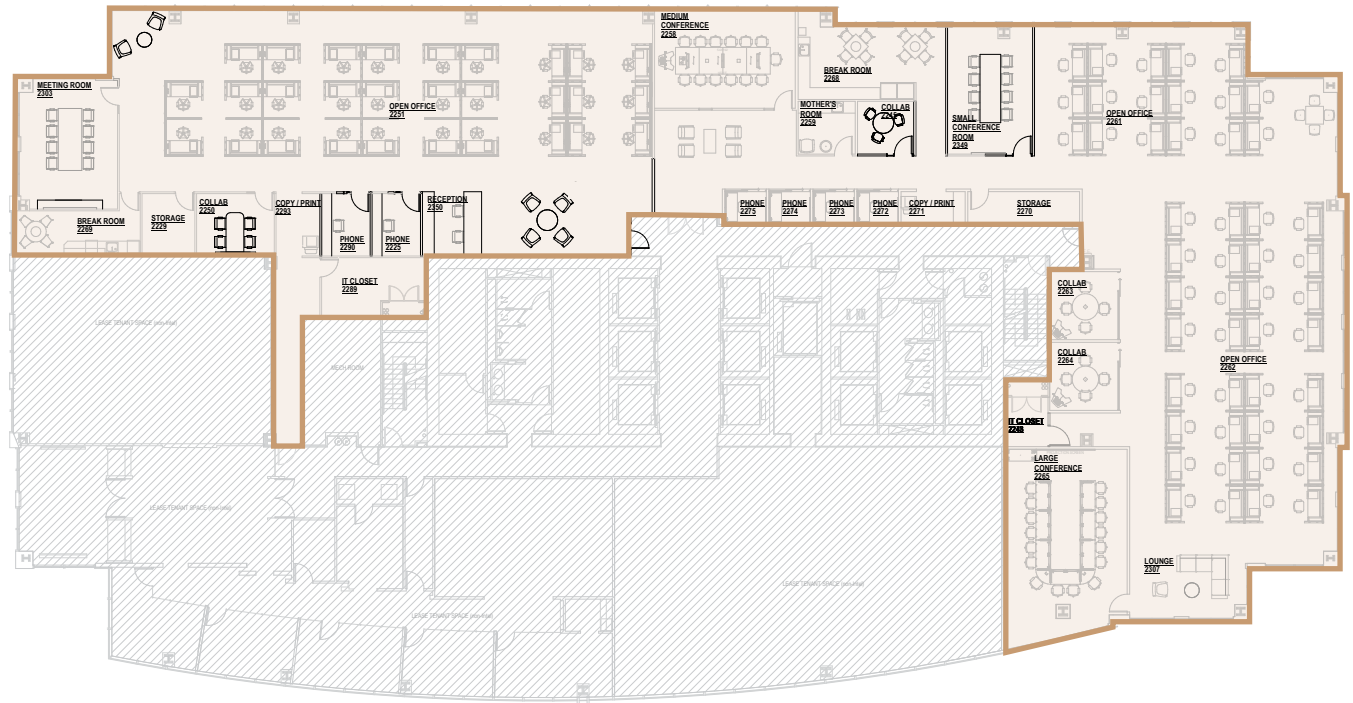


# SUITE 2270

15,361 SF

(divisible to 5,788 SF)

Available April 2024





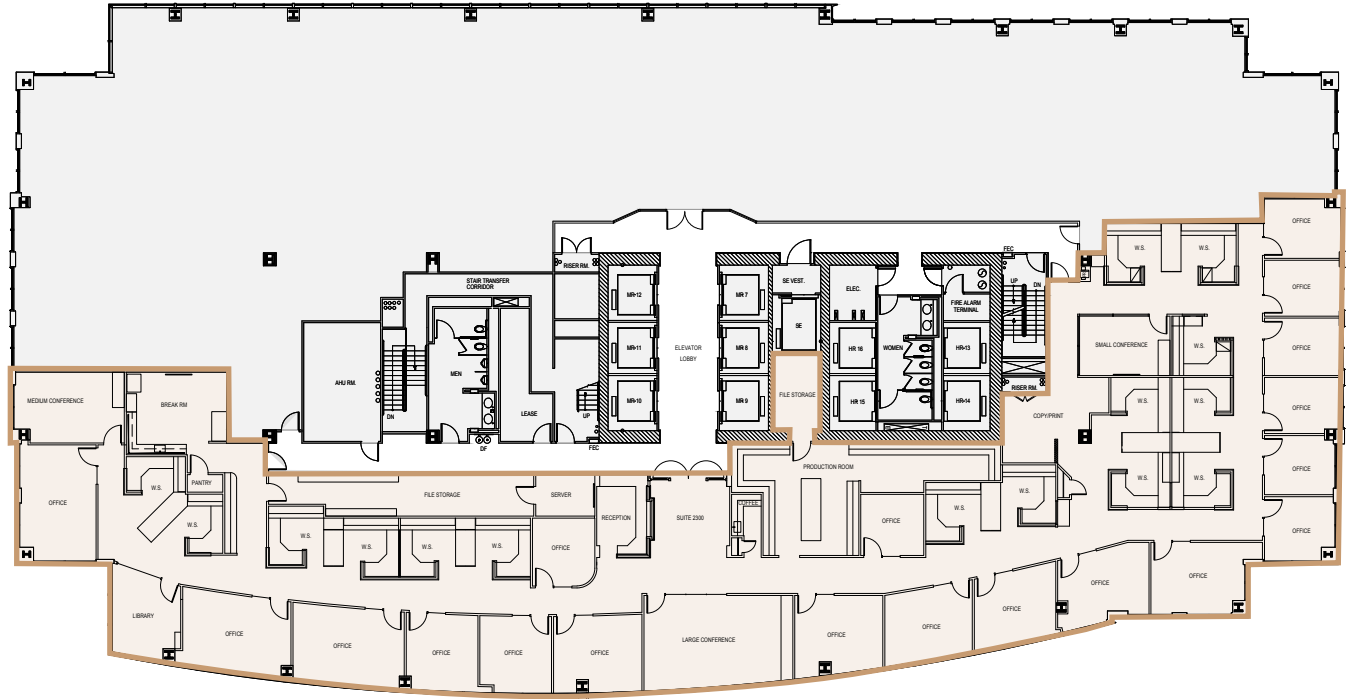
# SUITE 2320

**12,257 SF**

(divisible to 5,000 SF)

Available April 2024

Law Firm build-out

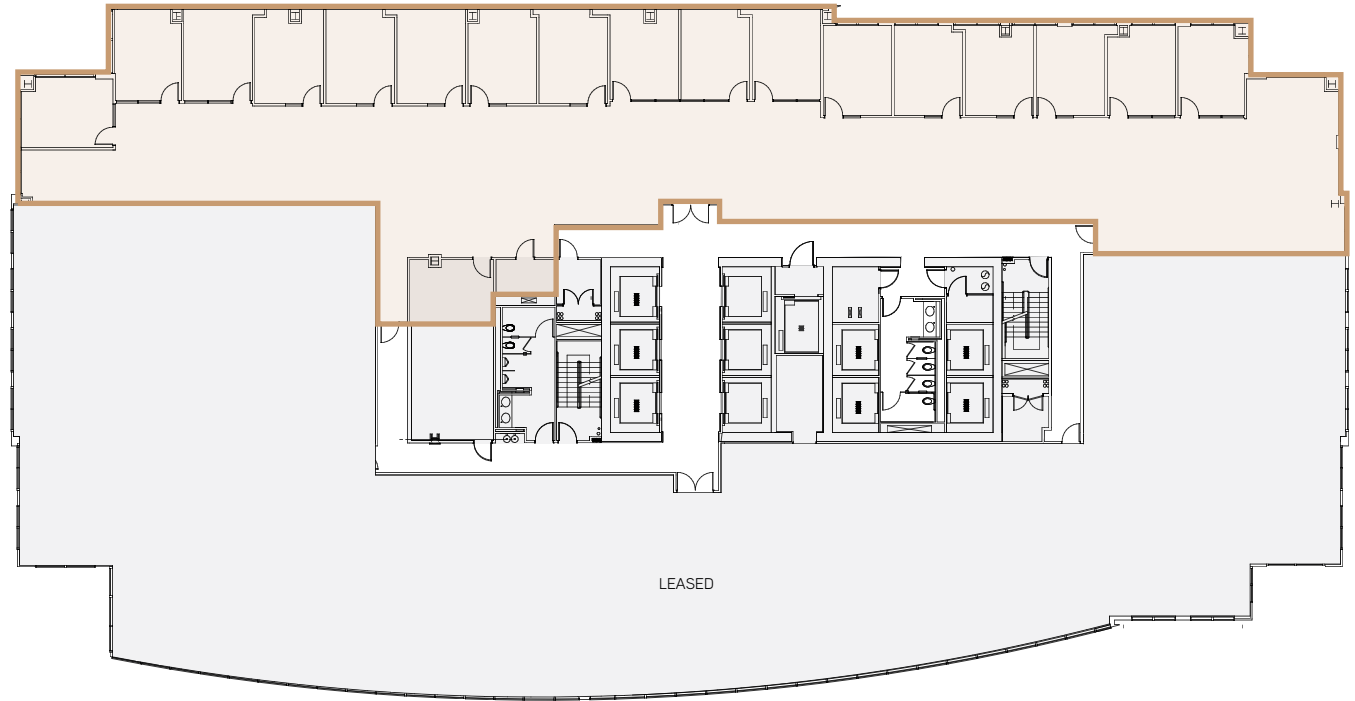


## SUITE 3250

**9,783 SF**

(divisible to 5,000 SF)

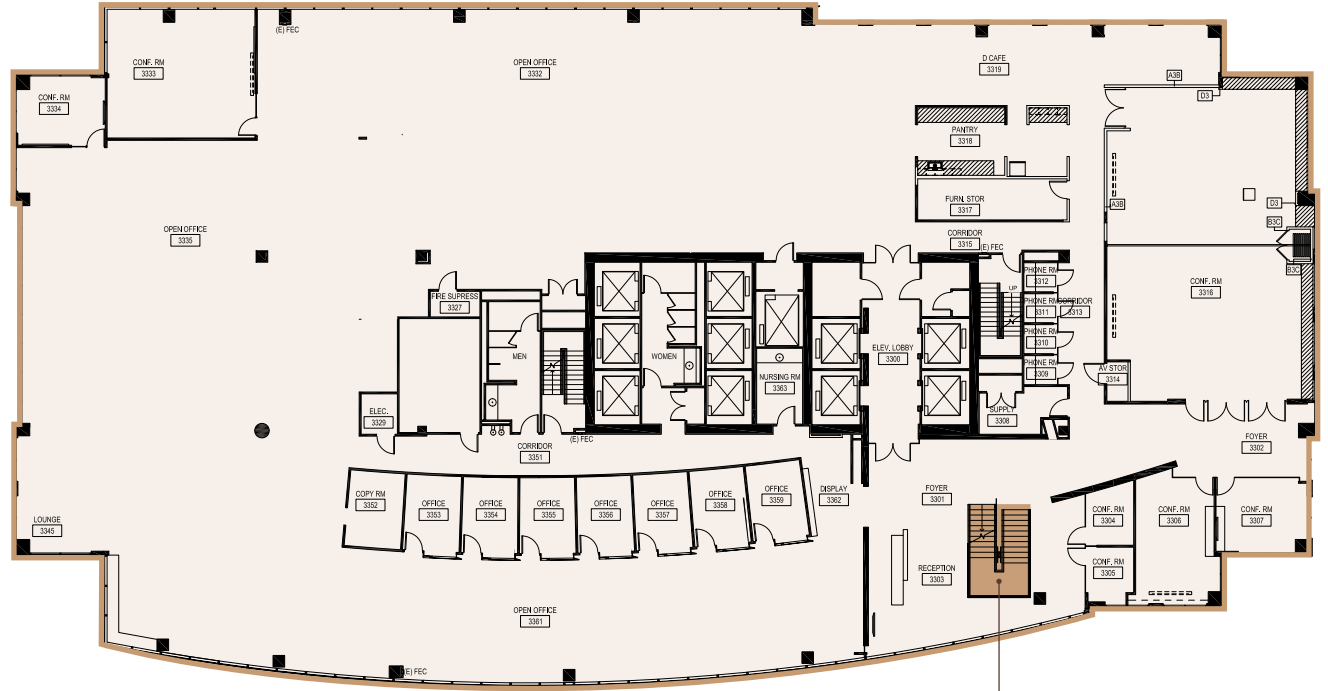
Available now



# FLOOR 33

25,050\*

Full floor  
Available now



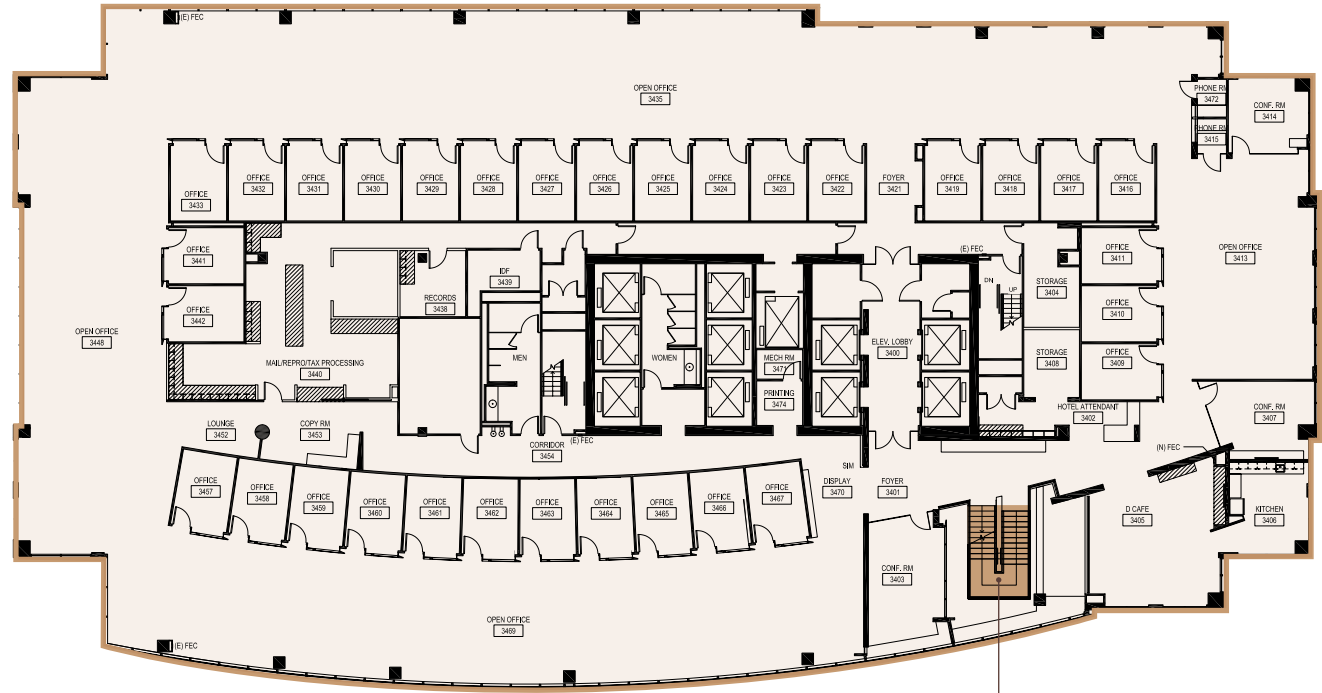
INTERNAL STAIRCASE  
CONNECTING TO  
FLOOR 34 AND  
SUITE 3520

\*Floors 33-35 combinable  
to 66,347 SF



# FLOOR 34

**25,012 SF\***  
Full floor  
Available now



INTERNAL STAIRCASE  
CONNECTING TO  
FLOOR 33 AND  
SUITE 3520

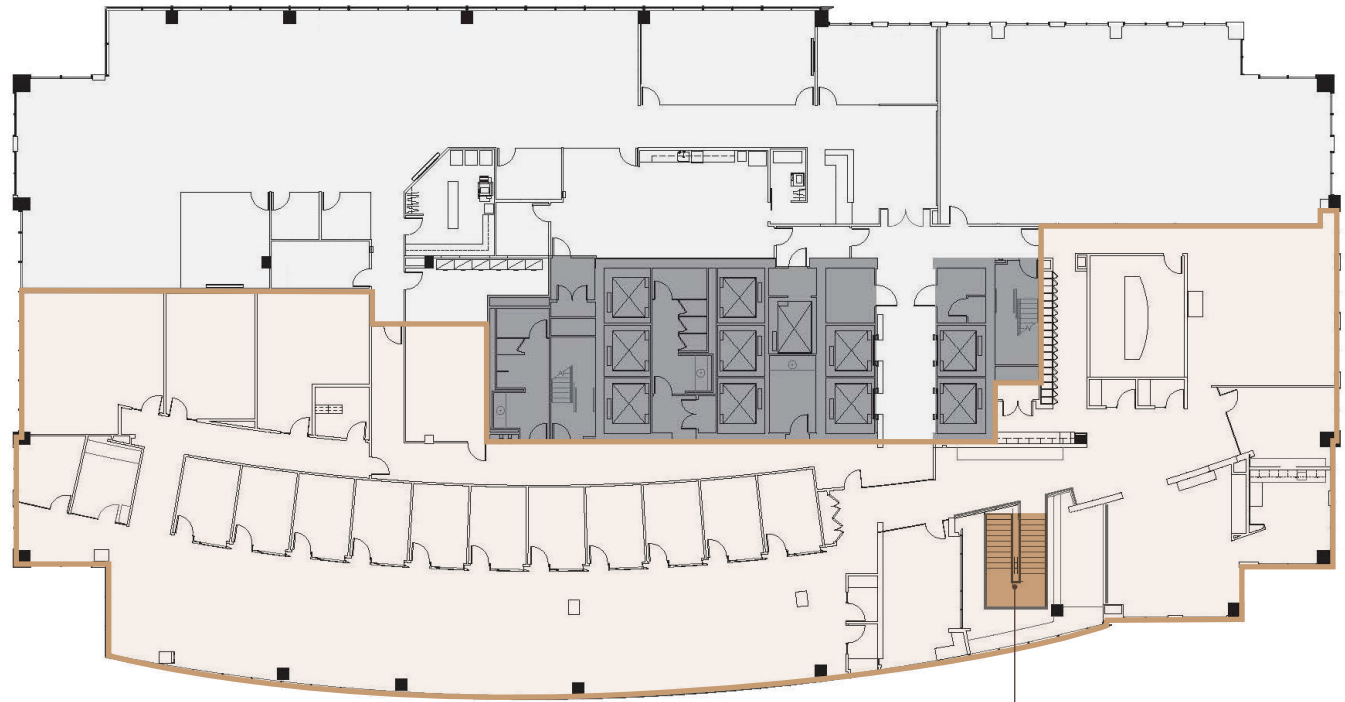
\*Floors 33-35 combinable  
to 66,347 SF



## SUITE 3520

13,635 SF\*

Available now



INTERNAL STAIRCASE  
CONNECTING TO  
FLOORS 33 AND 34

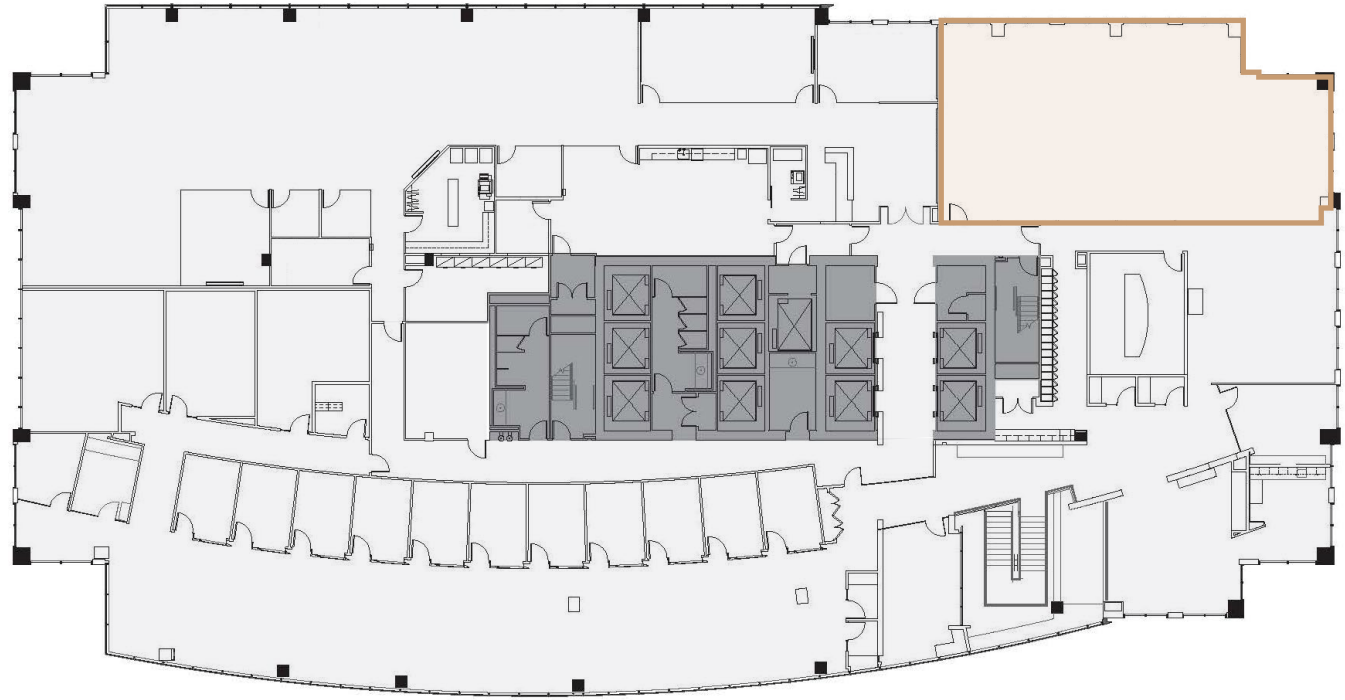
\*Floors 33-35 combinable  
to 66,347 SF



## SUITE 3540

2,650 SF\*

Available now



\*Floors 33-35 combinable  
to 66,347 SF



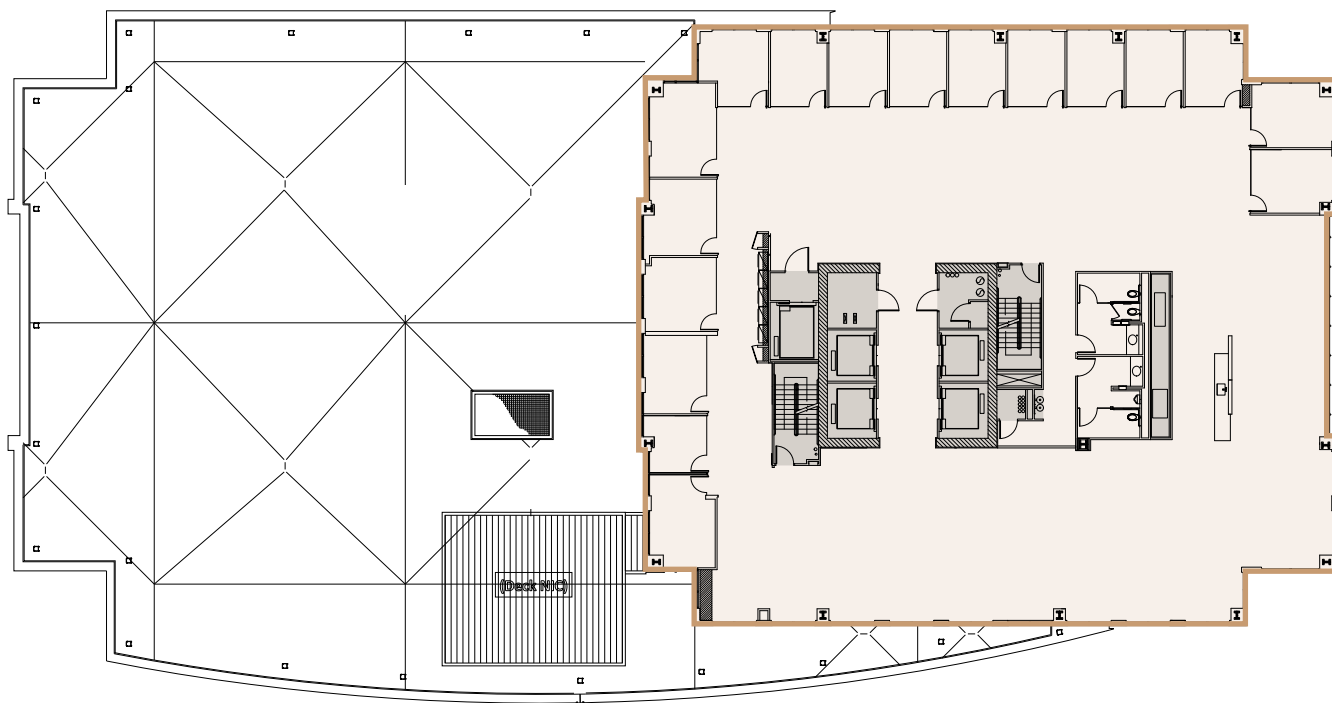
## FLOOR 37

**11,670 SF**

Full floor

Perimeter private offices

Available now



# FOURTH & MADISON

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# NEWMARK

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