

## 2601 ELLIOTT

2601 Elliott Avenue  
Seattle, Washington 98121

2601 Elliott, a five-story plus penthouse Class A office building, is located in the emerging dynamic hub for high-tech and biotech companies within the Seattle Waterfront district. The 339,799 square foot building has 14 foot ceilings with full height windows and a three-story light filled atrium. An adjacent 591-stall parking garage is accessed via a sky bridge from the second floor of the property.

2601 Elliott was originally built between 1917 and 1925 as a warehouse and manufacturing facility for the American Can Corporation. In 1976 the building was renovated and converted to an apparel mart. An extensive \$16 million renovation in 1998 converted the building to Class A office space.

The building is located in close proximity to the Port of Seattle's Bell Street Pier and offers views of Elliott Bay and the Olympic Mountains. Tenant amenities within walking distance include restaurants, hotels, shopping, Pike Place Market, Seattle waterfront, Myrtle Edwards Park, and the Olympic Sculpture Park. The property location offers easy access to Interstates 5 and 90, and the entrances to Highway 99 are within a few blocks.



2601 Elliott serves as the headquarters for zulily, Inc., a fast-growing online retailer. zulily occupies approximately 90% of the building. The remainder of the property is leased by the Art Institute of Seattle for its culinary arts and fashion design disciplines.

*Size:*  
339,799 net rentable square feet

*Parking:*  
591 structured spaces

*Completion Date:*  
1917

*Building Owner:*  
I&G Direct Real Estate 38, IP

*Manager:*  
Wright Runstad & Company



*Sky Bridge*

*Major Tenants:*  
zulily, Inc.  
The Art Institute of Seattle  
Starbucks