

WAREHOUSE/OFFICE FOR SUBLEASE



ALLPACK BUILDING

1500 W 1st Street - Cheney, WA 99004

CRAIG SOEHREN, BROKER
509.755.7548
craigs@kiemlehagood.com

KIEMLEHAGOOD

PROPERTY OVERVIEW

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THE ALLPAK BUILDING in Cheney, WA, is a ±112,500 square foot manufacturing facility that was originally built in 1982 as a microchip manufacturing plant for Honeywell. The building features heavy power, concrete walls and concrete roof trusses, a site of 10.08 Acres

LEASING OPTIONS:

Below Market Rate: Available March 2024
Sublease: Available through December 31st, 2026

SUBLEASE DETAILS:

Lease Rate: \$0.40 PSF/Month
Lease Type: Absolute Net **Allpak's lease is "absolute net" in that all repairs and operating costs are the responsibility of the tenant.*
Building Size: ±112,501 SF
· Office: ±12,318 SF
· Warehouse: ±100,183 SF

PROPERTY DETAILS:

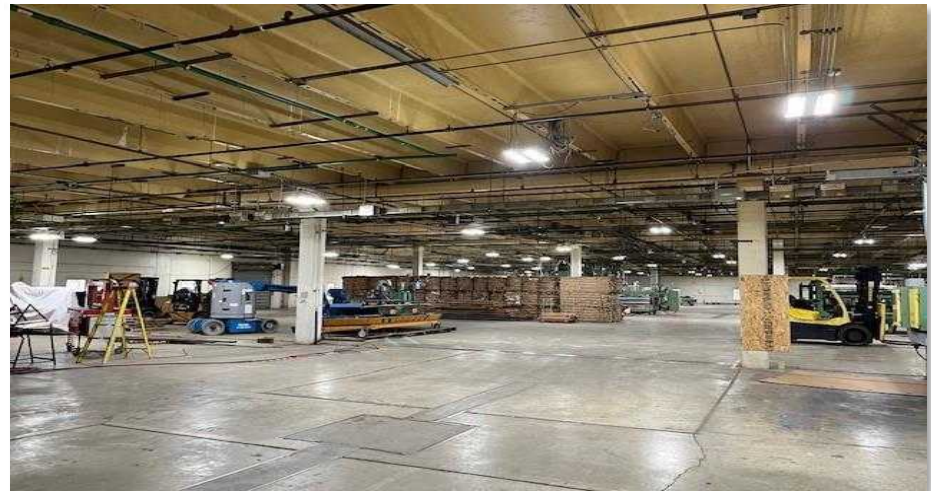
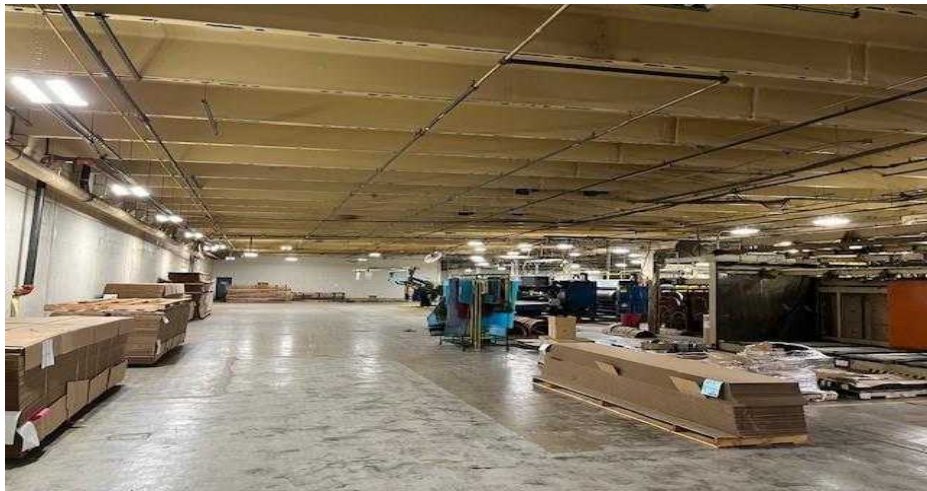
Land Size: ±10.08 Acres
Zoning: LI-Light Industrial
Parcel Number: 13232.0086
Parking: ±320 Stalls (2.9/1,000 ratio)
Year Built: 1982
Est. Clear Height: 14' to underside of piping
Loading Doors: 4 Dock Doors & 3 Grade Level Doors
Power: Estimated 11,000 amps of power
Construction Tye: Concrete foundation with concrete tilt up perimeter walls & concrete roof trusses. The building is sprinklered & has column spacing of 50' x 50'





INTERIOR PHOTOS

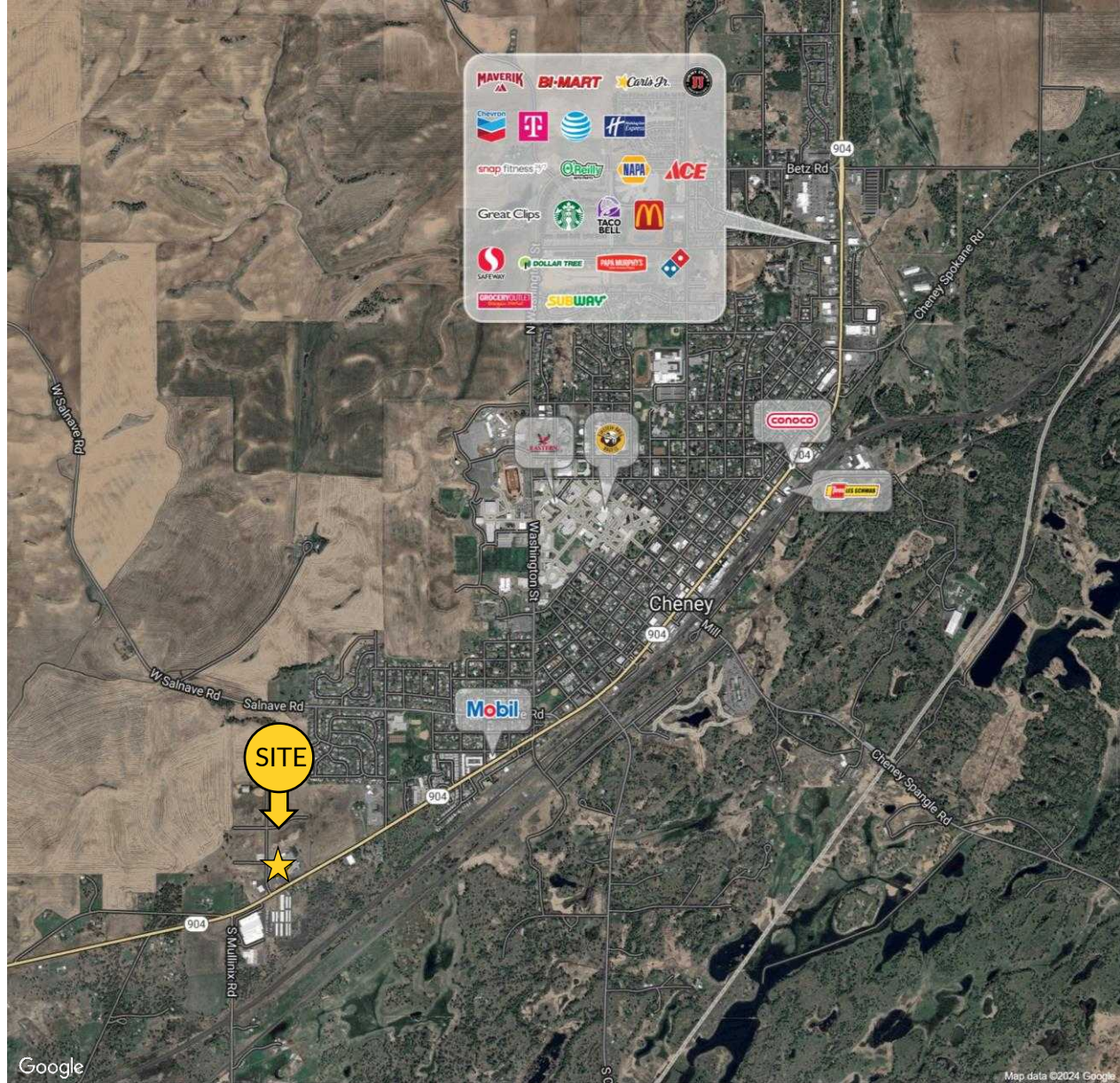
1500 W 1st Street - Cheney, WA 99004



SURROUNDING AREA

1500 W 1st Avenue – Cheney, WA 99004

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For more information on this opportunity:

CRAIG SOEHREN

509.755.7548

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